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# GREATER SHEPPARTON HERITAGE STUDY STAGE IIC

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Prepared for  
Greater Shepparton City Council  
By Heritage Concepts Pty Ltd

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**Project Team**

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Greater Shepparton Heritage Advisory Committee

*Local heritage makes the greatest contribution to forming our living historic environment, more so than the small number of outstanding items of state, national or world significance. Greater than the sum of its parts, the varied collection of local heritage in an area enriches its character and gives identity to a neighbourhood, region or town in a way that cannot be reproduced. Local heritage is often what makes an area distinctive in the long-term, even if the heritage features were once in a neglected state or considered unremarkable...*  
(Heritage Council of NSW, *Levels of Heritage Significance*, 2008)

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**Executive Statement**

This report describes the key tasks and the methodology for the Greater Shepparton Heritage Study Stage IIC and the conclusions and recommendations that have arisen from its completion.

The purpose of this Study is to document places of post contact cultural heritage significance to the City of Greater Shepparton and to make recommendations for their conservation. The places that have been targeted are those that best represent the rich and diverse rural history of the City of Greater Shepparton. These places contribute to the individuality and streetscape, townscape, landscape or character of the area and are irreplaceable parts of its environmental heritage. Collectively, such places reflect the socio-economic and cultural history of the municipality. Places of local cultural heritage significance also form an integral part of the State's environmental heritage.

The documentation for each place is recorded in HERMES (Heritage Management Electronic System) database. This database is owned by Heritage Victoria and all heritage studies are required to be entered into it.

The proposed places provide tangible physical evidence of the evolution of the municipality. All of the places represent at least one historic theme as identified in the City of Greater Shepparton Heritage Study Stage 2 February 2004, Thematic Environmental History Volume 2 (Thematic Environmental History).

Of particular note is the process for the identification of many of the places listed within this Study. The Greater Shepparton Heritage Advisory Committee has representatives from a wide range of geographical areas within the municipality. Many are representatives of local historical societies. They provided as a group an invaluable contribution to the Study. They have identified and provided historical material for a large proportion of the places within this Study. Their enthusiasm and commitment is remarkable when one considers that they are volunteers with busy lives. Many of these places have been further researched by Anne Tyson with some assistance from the author of this report. Where the proposed places have met the thresholds for local significance they have been included in this Study.

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The Study is in two volumes:

**Volume 1**

- Supporting background
- List of all places of Individual Significance
- Conclusions
- Recommendations

**Volume Two**

- The Heritage Citations as recorded on the HERMES Database. The citations include place type, significance, architectural style, integrity and historical context, sources of information, and a Statement of Significance. Images will be attached to the citations after all the site visits have been undertaken.

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**1.0 Introduction**

The Thematic Environmental History was prepared in 2004 to inform all future heritage studies.

The Greater Shepparton Heritage Study Stage IIC builds on two completed Heritage Studies:

- The Greater Shepparton Heritage Study Stage I (2001) and Greater Shepparton Heritage Study Stage II (2004). These Studies identified a sample of places of cultural heritage significance in Shepparton and rural areas. The recommendations of these Studies were the subject of Amendments C49 and C50, and approximately 200 places were introduced into the Greater Shepparton Planning Scheme.
- Greater Shepparton Heritage Study Stage IIB (2013). This Study built on the previous study with an emphasis on the City of Shepparton and the township of Tatura. This Study was the subject of Amendment C110 and approximately 250 places were introduced into the Greater Shepparton Planning Scheme.

It was clear that there were many other places of significance that had not been identified. For instance, places in the rural environment and townships such as Arcadia, Caniambo, Cosgrove, Mooroopna, Katandra West, Tallygaroopna and Undera had not been sufficiently investigated.

The Greater Shepparton Heritage Advisory Committee (HAC) recognised this and as part of their Heritage Strategy identified that this was a priority project. However, it was also noted that to employ suitably qualified consultants to undertake this task would require considerable financial commitment from Council. The HAC undertook to provide support for this project.

The HAC advised Council on elements of the brief for this study. The primary aim was to survey the City of Greater Shepparton for places of cultural heritage significance with a particular emphasis on rural places. This could include homesteads, farmhouses, outbuildings, fences, irrigation infrastructure, industrial sites, archaeological sites, settlements, moveable objects and places of shared Aboriginal and post settlement cultural heritage significance.

The work that was undertaken by the HAC is what is traditionally recognised as the initial stage in the preparation of this Heritage Study. That is, armed with the Thematic Environmental History and local knowledge of historical places the members of the HAC

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provided Council with a list of places and a range of historical materials. It is this information that has provided the basis for the Greater Shepparton Heritage Study Stage IIC.

The survey area is large, being a total of 242,136 square kilometres, and it is diverse both geographically and in terms of settlement patterns. In excess of 200 places were identified and 182 including 5 precincts were brought forward to form the Greater Shepparton Heritage Study Stage IIC.

**2.0 Purpose**

The purpose of this Study is to document places of post contact cultural heritage significance to the City of Greater Shepparton and to make recommendations for their conservation. The documentation for each place is recorded as a citation in the HERMES (Heritage Management Electronic System) database. This database is owned by Heritage Victoria and all heritage studies are required to be entered into it. These citations will be used to inform a new planning scheme amendment for the application of the Heritage Overlay within the Greater Shepparton Planning Scheme.

Greater Shepparton City Council is the Planning Authority for its administrative area. Section 12 of the *Planning and Environment Act 1987* ('the Act') sets out the duties and powers of Council as the Planning Authority. Importantly at Section 12(1)(a) the Act states that *a planning authority must implement the objectives of planning in Victoria*.

The Act at Section 4(1) sets out the objectives of Planning in Victoria and these include:

- Section 4(1)(d) – *To conserve and enhance those buildings, areas or other places which are of scientific, aesthetic, architectural or historical interest, or otherwise of special cultural value; and*
- Section 4(1)(e) – *To balance the present and future interests of all Victorians.*

This part of the Act establishes the important principle of the role of the Planning Authority to balance present and future needs in all decisions. Often planning decisions, such as where to apply the Heritage Overlay, may not be popular with present communities but are taken with a view to balancing future interests of that community.

When considering the objective of balancing present and future interests it must be noted that heritage places are important for enriching our lives and our communities. Buildings, areas,

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landscapes and other places of heritage value provide a window to the past and to the origins of our communities. Heritage places also add character and interest to our towns and countryside.

It is important to retain physical evidence of changing cultural practices as they tell us about where we came from and over time how we have changed. In particular the City of Greater Shepparton's rural landscapes have much to tell us about the sacrifices and hardships endured by settlers during the 19<sup>th</sup> century. They often demonstrate unique technologies that were developed in response to the harshness and isolation of settlement areas.

Aboriginal cultural heritage is generally covered by the *Aboriginal Heritage Act (2006)* but within the Study area there are some places that have a shared heritage and these are important to recognise. The Aboriginal community within the City of Greater Shepparton is a vibrant and evolving community and one that has provided a corner stone for the sense of place within this municipality.

Each place provides for an interpretation of the cultural heritage of this municipality. These places are irreplaceable and precious and so their protection under the Heritage Overlay is an important function of the Planning Authority.

Building further upon the duties and objectives of the Planning Authority established in the above sections of the Act, Council has the responsibility under the State Planning Policy Framework (Clause 15.03) to ensure the conservation of places of heritage significance.

It is therefore a mandated function of Council as the Planning Authority under the Act and Greater Shepparton Planning Scheme to identify, conserve and protect heritage places.

A heritage place may be a site, area, building, group of buildings, structure, archaeological site, tree, garden, geological formation, fossil site or other place of natural or cultural significance and its associated land.

Places of cultural heritage significance to a local area (called heritage places) can be protected by a Heritage Overlay.



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Heritage Overlays are part of local councils' planning schemes. They help protect the heritage of a local area. Heritage Overlays include places of local significance as well as places included in the Victorian Heritage Register.

The Heritage Overlay may be applied to a single property or a number of properties. Generally when the overlay is applied to a number of properties as one place it is referred to as precinct. A group of places need not be contiguous; instead they can form a listing known as a serial listing. For instance, a number of sites with the same statement of significance can have the same overlay number but might not be geographically proximate.

This document includes information on the heritage places proposed for inclusion in the Greater Shepparton Planning Scheme.

**3.0 Selection Process**

The initial draft list of items was largely supplied by the HAC; others came from the author of this report, and other nominations from within the community. To assist the HAC they were provided with a number of Master Classes setting out the following:

- the scope of the Heritage Study – that is, the types of places that can be considered for inclusion in the Heritage Overlay of the Greater Shepparton Planning Scheme;
- the type of supporting information required to provide sufficient rigour;
- a breakdown of the HERCON criteria;
- the different levels of statutory protection (Local and State Significance); and
- the purpose of the Thematic Environmental History.

The initial draft list was assessed. The records displayed varying degrees of information with some places having little or no recorded history and minimal architectural or aesthetic analysis. It was recognised that while a number of places had less information than was desirable it was clear that they were also potentially significant and had the capacity to meet the threshold of local significance. The majority of the places satisfied at least one of the identified themes in the Thematic Environmental History. However, it is clear that some of the identified places could provide scope for a partial revision of the Thematic Environmental History.

The selection of the final list (see Appendix B of this report) was informed by:

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- An understanding of the principal historic themes with particular emphasis on the demonstration of rural settlement patterns, the development of rural industries and places that provide good representative regional architectural examples;
- Identification of any rare or outstanding places;
- Identification of places that are, or soon will be, subject to developmental pressures. This includes demolition or inappropriate development; and
- The selection methodology also had a bias (where practical) towards ensuring that there were representative places from the full geographical area of the municipality.

All of the places were revised by the author of this report to include:

- A historic and thematic context;
- History including original owners and their connection to the locality;
- The application of one or more heritage criteria (as set out in the Practice Note referred to below);
- A physical description;
- A comparative analysis with other similar examples known in the area;
- A Statement of Significance that demonstrates what is significant and what is not significant, how and why the place is important. All of the statements of significance were developed to reflect current practices and in accordance with the requirements and principles of ‘Planning Practice Note 1: Applying the Heritage Overlay’ (Department of Environment, Land, Water and Planning, 2015) and the *Australia ICOMOS Charter for Places of Cultural Significance, The Burra Charter, 2013* (Burra Charter); and
- A map of the area of the property that the overlay should be applied to.

#### **4.0 Methodology**

The methodology for this project draws on the relevant guidelines for the preparation of heritage studies as well as other relevant Independent Panel reports and, in particular the 2007 Ministry of Planning *Review of Heritage Provisions in Planning Schemes* (‘the Advisory Committee Report’),<sup>1</sup> the *Australia ICOMOS Charter for Places of Cultural Heritage Significance, The Burra Charter, 2013* (Burra Charter) and its guidelines, and the ‘Planning Practice Note 1: Applying the Heritage Overlay’ (2015). Consideration was also given to Heritage Victoria’s ‘Model Consultants’ Brief for Heritage Studies’ (2010).

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<sup>1</sup> Ministry of Planning, *Review of Heritage Provisions in Planning Schemes. Advisory Committee Report: The way forward for heritage*, 2007.

### 5.0 Thresholds of Significance

It is generally accepted that local heritage items are those of significance to the local government area. In other words they contribute to the individuality and streetscape, townscape, landscape or character of an area and are irreplaceable parts of its environmental heritage. Collectively, such items reflect the socio-economic and cultural history of a local area. Items of local significance form an integral part of the State's environmental heritage.

In line with the HAC's comments the following local 'tests' can assist in determining whether a place meets the threshold for local significance<sup>2</sup>. If a place (individual item or precinct) meets at least one of the criteria it potentially is of local significance. If it meets more than one criterion that does not make it of a higher significance but that signifies it is a place that can demonstrate a number of values.<sup>3</sup>

The local significance threshold is for places of significance to a region, town or locality. As already noted a place must meet at least one of the HERCON criteria. The determination of significance can be assisted by an analysis of historical data, aesthetic analysis, and with community consultation.

In essence this means that the place must be valued for at least one of the following values:

- historic;
- social;
- aesthetic;
- technical;
- spiritual; and
- rarity.

#### *Historic Values*

- *Historic values in general mean that a place has a tangible association with, or is representative of, a historic theme. There are exceptions, such as where a place could have its own intrinsic historic cultural heritage significance.*
- *Historic values for the purpose of this Study are usually identified or illustrated by the fabric of the place – this can be built fabric and/or landscape elements.*

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<sup>2</sup>       ibid.

<sup>3</sup>       ibid.

***Social Values***

- *Social values can be found in a place which has a demonstrable community association for the municipality. This may also include an association with a person or an organisation. This association may be documented in local histories, local oral histories or have a strong resonance within the community. The association needs to have been maintained over a distinct period of time.*

***Aesthetic Values***

- *Aesthetic values can be found in a place which demonstrates fine architectural and/or aesthetic qualities. These could include a particularly refined or innovative example of architecture, or one with high aesthetic qualities for the municipality.*
- *Other places might provide a good representative example of a specific architectural period or style for the municipality. These places will have undergone a comparative analysis with the best representative example chosen for this Study.*

***Technical Values***

- *Technical values can be found in a place which demonstrates significant technical qualities. Technical qualities can be innovative and unusual, or the place may be a representative example of a technology for the municipality.*

***Spiritual Values***

- *Spiritual values can be found in places that have spiritual resonance with the community. It can be a religious value or it could be less regularised and demonstrated by a deep attachment that is recognised by the municipality.*

***Rarity Values***

- *A place can be valued for its rarity within the municipality.*

The definition of a threshold of local significance can entail a degree of value judgement, and there occasionally may be legitimate and differing professional views about the heritage values of some places. The development of thresholds is something which responds to the particular characteristics of the area under investigation and its heritage resources. Thus a comparative analysis that considers the set of similar places may be required to assist. This process is essentially a comparative one within the local area. The types of factors that might be deployed to establish local thresholds can be specified State-wide. They would include

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rarity in the local context, condition/degree of intactness, age, design quality/aesthetic value, and importance to the development sequence documented in the thematic environmental history.

**5.1 Thematic Environmental History**

The Thematic Environmental History provides a context for the identification and assessment of places. The writing of the Thematic Environmental History is a dynamic process where the identification of places of potential cultural heritage significance can inform the historic themes and likewise an identification of a historic theme can inform the identification of places. The Thematic Environmental History has not been revised as part of this Study. It was assessed as being robust and able to provide sufficient guidance for this Heritage Study.

Sometimes places can be individually significant for reasons that are independent of the themes identified in the History. This is supported by the following comment in the Panel Report prepared for Amendment C57 to the Warrnambool Planning Scheme.

*The panel does not see it as inimical to the significance of this building that there is currently no mention of a guest house theme in the Gap Study Thematic History. It is simply not the case that every building typology will be mentioned in such a study.*

The Panel Report for Amendment C57 also once again highlighted that thematic histories are not ‘static’ documents and should be reviewed.

However, it is also noted that this Study has provided additional information that could be used to flesh out some of the identified themes.

**5.2 Other factors to be considered when assessing significance**

There are other factors that can influence the assessment of significance of a *place* and these include:

**The integrity and the intactness of a *place***

The integrity and intactness of a *place* can be a factor in the consideration of its significance and inclusion in a Heritage Study.

The consideration of integrity and intactness for places to meet local thresholds of significance includes an assessment of the extent of significant fabric. This includes minimal

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structural changes and limited external changes to the main facades, and the retention of most of the original detailing.

**The condition of the *place***

The condition of a *place* can be a factor in the consideration of a *place*. If the condition is such that the restoration of the *place* would mean that much of the original fabric was replaced, and this fabric is of significance, this could compromise the significance to such a degree that it no longer meets the threshold for local significance.

The thresholds that have been used in this Study and to assist in the determination of significance are state significance and local significance. There are no places that have been identified as having potential national significance.

**6.0 The Statement of Significance**

The Statement of Significance is a concise statement that distils the essence of significance of a *place*. The Statements of Significance for this study have been prepared in accordance with the guidelines set out in ‘Planning Practice Note 1: Applying the Heritage Overlay’ (2015).

The statement of significance as adopted in this study describes:

- ‘**What is significant?**’ a brief description of the *place* and the features that contribute to the significance of the *place*.
- ‘**How is it significant?**’ provides a list of cultural heritage values that are demonstrated by the *place* – historic, aesthetic/architectural, social, scientific/technical, spiritual, rarity.
- ‘**Why is it significant?**’ describes the reasons why the *place* is significant.

**7.0 Recommendations****1. Paint Controls for the Township Precincts:**

It is recommended that the Paint Control Column in the Schedule to the Heritage Overlay at Clause 43.01 of the Greater Shepparton Planning Scheme be activated for the following precincts: the Central Business Area Precinct (HO160), the Tatura Township Precinct (HO156), the proposed Murchison Central Township Precinct and the proposed Dookie Township Precinct.

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There is a strong rationale for paint controls in the township precincts, as colour will enhance the architecture of any building, and will assist in a better presentation of these areas. An inviting commercial streetscape will provide a better outcome for Council and businesses. Paint colour controls are not prescriptive or onerous but provide Council with the ability to create a better outcome. Paint controls do not mean that heritage buildings have to have a 'heritage colour scheme;' instead an appropriate colour scheme can be prepared in association with the owners and become part of their business plan. A primary example is the guidance provided to the owners of the Commercial Hotel, 106 McLennan Street, Mooroopna (HO48). The Hotel's presentation in the streetscape is vastly improved and it has become one of the most stylish buildings in Mooroopna. It looks smart and the colours have enhanced the business prospects of the food tenancy.

**2. Internal Controls – 80 River Road MURCHISON (HO137)**

80 River Road, Murchison is considered to be the oldest surviving building in the municipality. It is believed to have been constructed c.1860 and it provides links back to the earliest settlement of Murchison. It is a rare surviving example of this type of architecture in the municipality and the state. Of particular note is the survival of the original internal slab walls. It is recommended that Internal Controls be applied to this building as a measure of support and guidance for the owners of this building. This will assist in the preservation of this valuable historic building.

**3. 65 Rea Street SHEPPARTON**

It is recommended that 65 Rea Street, Shepparton be included in the Shepparton Residential Precinct North (HO140). This action is supported by the Panel Report for Amendment C110 to the Greater Shepparton Planning Scheme. The house at 65 Rea Street has been assessed as a contributory item by the Panel and this assessment is supported by the Panel that considered submissions for Amendment C110. The extension of the Heritage Overlay will mean that both 63 and 67 Rea Street will be mapped as non-contributory items.

**4. 130 – 160 Knight Street SHEPPARTON (St Brendan's School)**

The mid-20th century school buildings at 130-160 Knight Street, Shepparton were not included in the original Heritage Overlay mapping that applies to St Brendan's Church and Presbytery (HO83) and School (HO85). It is recommended that the classrooms be included in

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the Schedule to the Heritage Overlay. The classrooms in these buildings are important as they represent one of the historic themes for the Shepparton area. The c.1960s was a period marked by population growth and migration to this area and this resulted in the expansion of the school. These classrooms, like most of the buildings within this precinct, are characterised by the high quality of their design and construction. The modernist architecture of the classrooms provides a very good example of the period and is finely detailed. This classroom block is a defining feature of this important complex and the streetscape. It is recommended that the classrooms be included in the Schedule to the Heritage Overlay.

5. Double Listing

Ordinarily, a place of individual cultural heritage significance has its own Heritage Overlay. If that place also contributes to the values of a precinct, it should also be included within the Heritage Overlay for that precinct. To correctly reflect this shared or dual significance, two Heritage Overlays should be applied to the place; one for its ‘Individual’ significance and one for its ‘Contributory’ significance.

Amendment C110, the last major heritage-related planning scheme amendment, subsumed ‘Individually Significant’ places within the Heritage Overlay associated with the surrounding precincts.

As a result of this approach, there was a deletion of a number of ‘Individually Significant’ overlays within the proposed Central Business Area Precinct (HO160), the Shepparton Residential Precinct South (HO141) and the Tatura Township Precinct (HO156). These places were subsumed into the relevant precinct overlays and identified as ‘Contributory’ places within these precincts.

The places affected by the double listing issue should be correctly mapped and identified in the Greater Shepparton Planning Scheme for their ‘Individual’ and ‘Contributory’ significance. It is recommended that this issue be rectified for the following places:

<b>Existing HO</b>	<b>Precinct</b>	<b>Former / Proposed HO</b>	<b>Heritage Place</b>
HO141	Shepparton Residential Precinct South, Shepparton	HO90	<i>Ambermere</i> , 78-84 Orr Street, Shepparton



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HO141	Shepparton Residential Precinct South, Shepparton	HO185	80-82 Corio Street, Shepparton
HO156	Tatura Township Precinct, Tatura	HO107	Irrigation & War Camps Museum, 49 Hogan Street, Tatura
HO156	Tatura Township Precinct, Tatura	HO108	Commercial Hotel, 42-50 Hogan Street, Tatura
HO156	Tatura Township Precinct, Tatura	HO109	Sacred Heart Roman Catholic Church, Hogan Street, Tatura
HO156	Tatura Township Precinct, Tatura	HO110	St Mary's College & Sacred Heart Convent, 70-82 Hogan Street, Tatura
HO156	Tatura Township Precinct, Tatura	HO111	Mechanic's Institute, 77-79 Hogan Street, Tatura
HO156	Tatura Township Precinct, Tatura	HO112	Victory Hall, Hogan Street, Tatura
HO160	Central Business Area Precinct, Shepparton	HO76	Hotel Australia, 73-83 Fryers Street, Shepparton
HO160	Central Business Area Precinct, Shepparton	HO88	Wesley Uniting Church, Hall & Manse, 160 Maude Street, Shepparton
HO160	Central Business Area Precinct, Shepparton	HO89	Former Wesley Church, 162 Maude Street, Shepparton
HO160	Central Business Area Precinct, Shepparton	HO97	Mechanic's Institute, 227 Wyndham Street, Shepparton
HO160	Central Business Area Precinct, Shepparton	HO98	Full House Saloon (Former Bank), 269-275 Wyndham Street, Shepparton
HO160	Central Business Area Precinct, Shepparton	HO130	Fairley's Building, Fryers Street (cnr. Maude Street), Shepparton
HO160	Central Business Area Precinct, Shepparton	HO131	Friar's Café (former Baptist Church) 125-127 Fryers Street, Shepparton
HO160	Central Business Area Precinct, Shepparton	HO136	Kilpatrick's Building, 279-

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	Precinct, Shepparton		283 Wyndham Street, Shepparton
HO211	Tatura Residential Precinct West, Tatura	HO105	Cottages (Row), 2-10 Casey Street, Tatura

## 6. Recommendations for future investigations

The current study has identified a number of historic places, many of which have not been investigated or recognised in the past. The richness of the heritage of this area and its survival is remarkable. Of the places that have been identified in this study there are a number that clearly meet the thresholds for State Significance. It is recommended that further investigations are undertaken in areas that are not part of the current study. These areas include: Arcadia, Caniambo, Cosgrove, Mooroopna, Katandra West, Tallygaroopna and Undera.

**HERITAGE STUDY (Stage IIC) 2017****7.0 List of Places – Greater Shepparton City Heritage Study Stage IIC****INDIVIDUALS**

<b>NAME AND ADDRESS</b>	<b>HERMES</b>	<b>CRITERION / CRITERIA</b>
<b>ARCADIA</b>		
200 Ross Road ARCADIA (Homestead Complex)	<b>200480</b>	<b>A, D</b>
<b>ARDMONA</b>		
50 Ardmona Road ARDMONA (Koola)	<b>200468</b>	<b>A, D</b>
170 Ardmona Road ARDMONA (Ardmona Grammar School)	<b>200467</b>	<b>A, B, E</b>
155 Excelsior Avenue ARDMONA (Dairy)	<b>200663</b>	<b>A, D, F</b>
380 MacIsaac Road ARDMONA (Airlie – the former Ducat’s House)	<b>197569</b>	<b>A, D</b>
6455 Midland Highway ARDMONA (Dundas Simson Cool-store)	<b>200582</b>	<b>A, D, F</b>
<b>BOXWOOD</b>		
420 Boxwood Road BOXWOOD (Lime Kilns)	<b>198248</b>	<b>A, B, D, F</b>
<b>BUNBARTHA</b>		
4950 Barmah-Shepparton Road BUNBARTHA (Athol)	<b>200463</b>	<b>A, D</b>
70 Lord Road BUNBARTHA (Boongala Homestead)	<b>199689</b>	<b>A, D</b>
145 Maneroo Road BUNBARTHA (Homestead and Close’s Concrete Blocks)	<b>200464</b>	<b>B, D, F, G</b>
150 Maneroo Road BUNBARTHA (Maneroo Homestead)	<b>197747</b>	<b>A, E</b>
185 Medland Road BUNBARTHA (Riverview Dairy)	<b>197712</b>	<b>A, D, E, F</b>
186 Medland Road BUNBARTHA (Roseneath Homestead)	<b>197746</b>	<b>A, B, E, F, G</b>
720 Tallygaroopna West-Bunbartha Road BUNBARTHA (Almond Vale)	<b>197724</b>	<b>A, B, D</b>
<b>CANIAMBO</b>		
1112 Cemetery Road CANIAMBO (Gowangardie Cemetery)	<b>197715</b>	<b>A, D, E, G</b>
<b>CONGUPNA</b>		

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1150 Boundary Road CONGUPNA (Silo and Woolshed)	<b>200481</b>	<b>A, D, F</b>
380 Thompsons Road CONGUPNA (Moreton Bay Fig Trees)	<b>200417</b>	<b>A, E, G</b>
<b>COOMA</b>		
170 Kilmartin Road COOMA (Garfield)	<b>197437</b>	<b>A, B, E, F</b>
840 Kyabram-Cooma Road COOMA (Homestead)	<b>197620</b>	<b>A, E</b>
<b>COOMBOONA</b>		
5 Dougan Road COOMBOONA (Hazeldene)	<b>197661</b>	<b>A, D</b>
<b>COSGROVE</b>		
2040 New Dookie Road COSGROVE (Silo)	<b>197750</b>	<b>A, D, F, G</b>
<b>COSGROVE SOUTH</b>		
2195 Midland Highway COSGROVE SOUTH (Homestead Building)	<b>197605</b>	<b>A, D</b>
2680 Midland Highway COSGROVE SOUTH (Gowangardie Weir)	<b>197596</b>	<b>A, D, F, G</b>
2415 River Road COSGROVE SOUTH (Gowangardie Homestead)	<b>197597</b>	<b>A, D</b>
<b>DHURRINGILE</b>		
1252 Baulch Road DHURRINGILE (Camp 2 Prisoner of War Camp)	<b>200887</b>	<b>A, E, F, G</b>
450 Kiota Road DHURRINGILE (P1 Army Hut)	<b>200486</b>	<b>A, B, D, F</b>
870 Murchison-Tatura Road DHURRINGILE (stable building)	<b>200886</b>	<b>A, B, D</b>
1065 Murchison-Tatura Road DHURRINGILE (Homestead Complex)	<b>200662</b>	<b>A, D</b>
<b>DOOKIE</b>		
*7 Baldock Street DOOKIE (Silo)	<b>197749</b>	<b>A, D, F, G</b>
38-48 Baldock Street DOOKIE (Dookie Quarry)	<b>199622</b>	<b>A, E, F, G</b>
2 Dookie-Devenish Road DOOKIE (Dookie East Cemetery)	<b>197753</b>	<b>A, D, G</b>

**HERITAGE STUDY (Stage IIC) 2017**

*65, 67-71 and 89 Mary Street DOOKIE (CWA Gardens)	<b>197745</b>	<b>A, D, G</b>
2365 New Dookie Road and Used Government Road DOOKIE (Belbank Homestead)	<b>197607</b>	<b>A, D</b>
75 Quarry-Dookie Road DOOKIE (Magennis Selection House)	<b>197752</b>	<b>A, B, D, F</b>
*Dookie Township Precinct These places are also included in the Dookie Township Precinct		
<b>GIRGARRE EAST</b>		
4180 Midland Highway GIRGARRE EAST (Buzza's Homestead Complex)	<b>200648</b>	<b>A, D</b>
<b>GRAHAMVALE</b>		
65 Doyles Road GRAHAMVALE (Harris House)	<b>197609</b>	<b>A, D</b>
197 Ford Road GRAHAMVALE (Hurlstone)	<b>197612</b>	<b>A, B, E</b>
65 Grahamvale Road GRAHAMVALE (Homestead Complex)	<b>200471</b>	<b>A, D</b>
133 Grahamvale Road GRAHAMVALE (Homestead Complex)	<b>200484</b>	<b>A, D</b>
<b>HARSTON</b>		
720 Girgarre East Road HARSTON (Ravenstone Homestead)	<b>200487</b>	<b>A, D</b>
310 Heath Road HARSTON (Atherstone Homestead)	<b>197604</b>	<b>A, D</b>
<b>KARRAMOMUS</b>		
810 Karramomus Road KARRAMOMUS (Homestead Complex)	<b>199830</b>	<b>A, D</b>
1000 Karramomus Road KARRAMOMUS (Homestead Complex)	<b>199831</b>	<b>A, D</b>
1035 Karramomus Road KARRAMOMUS (Homestead Complex)	<b>200466</b>	<b>A, D</b>

**HERITAGE STUDY (Stage IIC) 2017**

<b>KATANDRA</b>		
716 Lane Road KATANDRA (Katandra Cemetery)	<b>197660</b>	<b>A, D, G</b>
965 Katandra-Main Road KATANDRA (Lilybank)	<b>200488</b>	<b>A, E</b>
<b>KATANDRA WEST</b>		
17-27 Bankin Street KATANDRA WEST (Original Katandra West School (1928))	<b>200244</b>	<b>A, D, G</b>
248-250 Hickey Road KATANDRA WEST (Katandra West Hall)	<b>197781</b>	<b>A, D, G</b>
<b>KIALLA</b>		
695 Doyles Road KIALLA (Moore's Cottage)	<b>198250</b>	<b>A, B, D</b>
230, 242, 244, 250, 253 & 254 Riverview Drive KIALLA (Kialla Village Settlement)	<b>197615</b>	<b>A, B</b>
<b>KIALLA EAST</b>		
1070 River Road KIALLA EAST (Ashville – Homestead)	<b>197601</b>	<b>A, D</b>
1070 River Road KIALLA EAST (Ashville - Mud brick structure (separation room/dairy cool room))	<b>197575</b>	<b>A, B, D, F</b>
<b>KYABRAM</b>		
750 Andrews Road MERRIGUM (Homestead)	<b>197763</b>	<b>A, B, D, F</b>
620 Dunbar Road KYABRAM (Mud Brick Building)	<b>200493</b>	<b>A, F</b>
<b>MAJOR PLAINS</b>		
195 Major Plains Road MAJOR PLAINS (Boorinda Homestead)	<b>200483</b>	<b>A, E</b>
<b>MERRIGUM</b>		
1090 Byrneside-Kyabram Road MERRIGUM (Tottenham's House)	<b>197621</b>	<b>A, E, F</b>
595 Dunbar Road MERRIGUM (Argus Log building)	<b>197758</b>	<b>A, B, E, F</b>
745 Dunbar Road MERRIGUM (McLeod's Homestead)	<b>200495</b>	<b>A, D</b>

**HERITAGE STUDY (Stage IIC) 2017**

33-39 Judd Avenue MERRIGUM (Carnation Milk Co Factory)	<b>200473</b>	<b>A, B, E, F, G</b>
715 Byrneside-Kyabram Road MERRIGUM (Greenwood's House and Coolstore)	<b>197598</b>	<b>A, B, D, F</b>
102 Morrissey Street MERRIGUM (Blacksmith's/Motor Garage)	<b>197579</b>	<b>A</b>
104-108 Morrissey Street MERRIGUM (Water Tower)	<b>197622</b>	<b>A, E, F</b>
113-117 Morrissey Street MERRIGUM (The former Merrigum Butter Factory)	<b>197761</b>	<b>A, E, F</b>
13 Pearce Street MERRIGUM (The Dutch House)	<b>197577</b>	<b>A, B, E, F</b>
82 Waverley Avenue MERRIGUM (Mud Brick Shed)	<b>197599</b>	<b>A, F</b>
111-113 Waverley Avenue MERRIGUM (Bills Water Trough)	<b>199832</b>	<b>A, D</b>
114-120 Waverley Avenue MERRIGUM (Former Solicitor's Office)	<b>200565</b>	<b>A, B, E, F</b>
122 Waverley Avenue MERRIGUM (Former Billiard Parlour)	<b>200564</b>	<b>A, D, F, G</b>
<b>MOORILIM</b>		
35 Flynn's Road MOORILIM (Homestead Complex)	<b>200567</b>	<b>A, D</b>
5470 Goulburn Valley Highway MOORILIM (Muddy Creek Subway)	<b>197617</b>	<b>A, B, F</b>
5475 Goulburn Valley Highway MOORILIM (Moorilim Hotel)	<b>197581</b>	<b>A, E, G</b>
<b>MOORoopna</b>		
4 Alexandra Street MOORoopna (House)	<b>200573</b>	<b>A, D</b>
10 Alexandra Street MOORoopna (House)	<b>199827</b>	<b>A, D</b>
13 Alexandra Street MOORoopna (House)	<b>200574</b>	<b>A, D</b>
14 Alexandra Street MOORoopna (Former Methodist Church)	<b>197438</b>	<b>A, D</b>
16 Alexandra Street MOORoopna (Former Parsonage)	<b>197757</b>	<b>A, D</b>
23 Camp Street MOORoopna (Cottage)	<b>200572</b>	<b>A, D</b>
24 Camp Street MOORoopna (Ardmona Cannery Manager's House)	<b>200571</b>	<b>A, D</b>

**HERITAGE STUDY (Stage IIC) 2017**

440 Echuca Road MOORoopNA (Mooroopna Cemetery)	<b>197755</b>	<b>A, D, G</b>
90 McFarlane Road and 2 Fairway Drive MOORoopNA (Howe's Paddock)	<b>200667</b>	<b>A, D, G</b>
1 and 1A McLennan Street MOORoopNA (Chinaman's Garden)	<b>197602</b>	<b>A</b>
35 McLennan Street MOORoopNA (Brick Water Tower)	<b>197760</b>	<b>A, B, E, F</b>
162 McLennan Street MOORoopNA (Bills Water Trough)	<b>197611</b>	<b>A, D</b>
209-231 McLennan Street MOORoopNA (Mooroopna Mosque)	<b>200577</b>	<b>A, E, G</b>
Midland Highway and Echuca Road MOORoopNA (Mooroopna Memorial Gates Recreation Reserve)	<b>197440</b>	<b>A, D, G</b>
Part of Shepparton Regional Park, Midland Highway MOORoopNA (Mooroopna Flats)	<b>197664</b>	<b>A, B, E, G</b>
29 Northgate Street MOORoopNA (Cottage)	<b>197663</b>	<b>A, D</b>
10 Park Street MOORoopNA (House)	<b>200575</b>	<b>A, D</b>
20 Rumbalara Road MOORoopNA (Rumbalara)	<b>200341</b>	<b>A, E, G</b>
Mooroopna Rail Bridge Over Goulburn River MOORoopNA (Rail Bridge)	<b>200250</b>	<b>A, F</b>
2-26 Toolamba Road MOORoopNA (St Mary's Presbytery, Church and School)	<b>200576</b>	<b>A, E, G</b>
Road Bridge over Goulburn River, Watt Road MOORoopNA (Mooroopna-Kialla Bridge)	<b>197614</b>	<b>A, B, D, F</b>
5 Young Street MOORoopNA (Former Undera Hall)	<b>200570</b>	<b>A, D, G</b>
15 Young Street MOORoopNA (Ardmona Cannery Canteen)	<b>200569</b>	<b>A, E, G</b>
16 Young Street and 6 Doonan Street MOORoopNA (Ardmona Cannery)	<b>200568</b>	<b>A, D, F</b>
<b>MOORoopNA NORTH WEST</b>		
605 Hooper Road MOORoopNA NORTH WEST (Homestead Complex)	<b>200465</b>	<b>A, B, D, E, F</b>
230 Manley Road MOORoopNA NORTH WEST (Kelso Park – Ryan's Log Building)	<b>197756</b>	<b>A, B, E, F</b>



**HERITAGE STUDY (Stage IIC) 2017**

<b>MOUNT MAJOR</b>		
305 Dookie-Gowangardie Road MOUNT MAJOR (Dookie Cemetery)	<b>197576</b>	<b>A, D, G</b>
<b>MURCHISON</b>		
90 Baynes Road MURCHISON (Alistair Knox House)	<b>200578</b>	<b>A, E</b>
890 Hammond Road MURCHISON (Lynden)	<b>197610</b>	<b>A, D</b>
435 and 470 Murchison-Goulburn Weir Road MURCHISON (Stable and Barn)	<b>200580</b>	<b>A, B, D</b>
5 Murchison-Tatura Road MURCHISON (Waranga Park Homestead)	<b>200249</b>	<b>A, D</b>
21 Old Weir Road MURCHISON (Murchison Cemetery)	<b>197764</b>	<b>A, E</b>
10 Pretty John Road MURCHISON (Homestead Complex)	<b>200462</b>	<b>A, E, G</b>
Rail Bridge over Goulburn River MURCHISON (Rail Bridge)	<b>199762</b>	<b>A, E, F, G</b>
Reserve Adjacent to Murchison-Goulburn Weir Road MURCHISON (Flume at Murchison-Goulburn Weir)	<b>200579</b>	<b>A, F</b>
80 River Road MURCHISON (HO137 - to introduce internal controls)	<b>200695</b>	<b>A, B, D, F</b>
* 40 Stevenson Street MURCHISON (Bills Water Trough, Murchison Gardens)	<b>197618</b>	<b>A, E</b>
3-23 Willoughby Street, MURCHISON (Murchison Protectorate)	<b>200581</b>	<b>A, D, G, H</b>
44 Willoughby Street MURCHISON (Common School)	<b>200053</b>	<b>A, E, G</b>
*This place is also included in the Murchison Central Township Precinct.		
<b>MURCHISON NORTH</b>		
1030 River Road MURCHISON NORTH	<b>200864</b>	<b>A, D</b>
<b>NALINGA</b>		
3390 Midland Highway NALINGA (Altona Park and Outbuildings)	<b>199687</b>	<b>A, E</b>
<b>ORRVALE</b>		

**HERITAGE STUDY (Stage IIC) 2017**

325 Poplar Avenue ORRVALE (Church)	<b>197619</b>	<b>A, D</b>
<b>PINE LODGE</b>		
275 Cosgrove-Lemnos Road PINE LODGE (Lamrock's)	<b>197765</b>	<b>A, D, F</b>
100 Pine Lodge North Road PINE LODGE (Silo)	<b>197751</b>	<b>A, F, G</b>
<b>SHEPPARTON</b>		
8 Acacia Street SHEPPARTON (Mosque)	<b>197780</b>	<b>A</b>
139 Archer Street SHEPPARTON (House)	<b>200583</b>	<b>A, E</b>
80-82 Corio Street SHEPPARTON	<b>184856</b>	<b>A, D, E, G</b>
100-104 Corio Street SHEPPARTON (Una Hospital)	<b>200251</b>	<b>A, E, G</b>
192 Corio Street SHEPPARTON	<b>200915</b>	<b>A, D</b>
194 Corio Street SHEPPARTON	<b>200916</b>	<b>A, D</b>
215 Corio Street SHEPPARTON	<b>200917</b>	<b>A, D</b>
9 Edward Street SHEPPARTON (House)	<b>200586</b>	<b>A, D, G</b>
13 Edward Street SHEPPARTON (House)	<b>200585</b>	<b>A, E, G</b>
18-22 Hamilton Street SHEPPARTON (St Mel's Catholic Church )	<b>200618</b>	<b>A, E</b>
130-160 Knight Street SHEPPARTON (School)	<b>149617</b>	<b>A, E</b>
192 Knight Street SHEPPARTON	<b>20863</b>	<b>A, E</b>
2-16 Mason Street SHEPPARTON (Brown's Plaster Works)	<b>200252</b>	<b>A, D</b>
96 Nixon Street SHEPPARTON	<b>200918</b>	<b>A, D</b>
102 Nixon Street SHEPPARTON	<b>200919</b>	<b>A, D</b>
7 Nugent Street SHEPPARTON	<b>200862</b>	<b>A, E</b>
2 Purcell Street SHEPPARTON VRI Building – Shepparton Railway Station)	<b>200653</b>	<b>A, D, G</b>
65 Rea Street SHEPPARTON (HO141 – additional contributory item to an existing Precinct)	<b>200696</b>	<b>A, D</b>
5 Rudd Road SHEPPARTON (Shepparton Cemetery)	<b>197443</b>	<b>A, D, E, G</b>
31 Welsford Street SHEPPARTON (House)	<b>200584</b>	<b>A, D, G</b>
30 Wyndham Street SHEPPARTON (Dutch House)	<b>200664</b>	<b>A, B, E, F</b>
39 Wyndham Street SHEPPARTON	<b>200885</b>	<b>A, E</b>
<b>SHEPPARTON EAST</b>		

**HERITAGE STUDY (Stage IIC) 2017**

375 Midland Highway SHEPPARTON EAST (House)	<b>200652</b>	<b>A, E</b>
703 Midland Highway SHEPPARTON EAST (Shepparton East Hall)	<b>200246</b>	<b>A, D, G</b>
715 Midland Highway SHEPPARTON EAST (House)	<b>197441</b>	<b>B, D, F, G</b>
<b>TALLYGAROPNA</b>		
Victoria Street TALLYGAROPNA (Elm Trees)	<b>200617</b>	<b>A, E</b>
25 Victoria Street TALLYGAROPNA (House)	<b>197778</b>	<b>A, D</b>
2A and 2B Victoria Street TALLYGAROPNA (Silo)	<b>197775</b>	<b>A, D, F, G</b>
<b>TATURA</b>		
525 Bayunga Road TATURA (Merri Ponds)	<b>200668</b>	<b>A, D, E, F</b>
1730 Bitcon Road TATURA (Guard Tree)	<b>200476</b>	<b>A</b>
110 Craven Road TATURA (Gladfield)	<b>200470</b>	<b>A, D</b>
110 Craven Road TATURA (Nimitti Belle)	<b>200472</b>	<b>A, D, E</b>
815 Crawford Road TATURA (Fenton Hall)	<b>197713</b>	<b>A, D</b>
840 Crawford Road TATURA (Homestead Complex)	<b>200649</b>	<b>A, D</b>
80 Gowrie Park Road TATURA (Gowrie Park)	<b>200647</b>	<b>A, B, D, F</b>
17, 21 and 33 Hogan Street TATURA (Hogan Street West Group)	<b>200694</b>	<b>A, D</b>
202-218 Hogan Street, Wilma Wilson Gardens, TATURA (Bills Water Trough)	<b>199835</b>	<b>A, D</b>
5735 Midland Highway TATURA (Kelvin Grove)	<b>197613</b>	<b>A, B, E</b>
5855 Midland Highway TATURA (Moloya Park)	<b>199839</b>	<b>E</b>
5855 Midland Highway TATURA (Chock and Log Fence)	<b>197578</b>	<b>A, B, F</b>
490 Tatura-Undera Road TATURA (Groves' Selection complex and log building)	<b>199837</b>	<b>A, B, E, F</b>
1655 Toolamba-Rushworth Road TATURA (Harston Grange Homestead Complex)	<b>200234</b>	<b>A, E, G</b>
4 and 16 William Street, 26 and 28 Park Street, and 3 and 7 Edgar Street TATURA (Edgar, Park and William Streets Group)	<b>200693</b>	<b>A, D</b>
145 Winter Road TATURA (Slaughterhouse)	<b>200666</b>	<b>A, B, D, F</b>
<b>TOOLAMBA</b>		

**HERITAGE STUDY (Stage IIC) 2017**

180 Bitcon Road TOOLAMBA (Herdstown Villa)	<b>200669</b>	<b>A, E</b>
1, 3, 5, 7, 9 and 11 Londregan Lane TOOLAMBA (Railway Parade Toolamba Railway Station, Water Tower & other remnant railway archaeology)	<b>197600</b>	<b>A, B, D, F</b>
195 Pogue Road TOOLAMBA (Lissadell)	<b>199698</b>	<b>A, B, D, F</b>
490 Pogue Road TOOLAMBA (Roseneath)	<b>199840</b>	<b>A, B, D, E, F</b>
1270 River Road TOOLAMBA (Homestead)	<b>200475</b>	<b>A, E</b>
1350 River Road TOOLAMBA (Binda Vale)	<b>200469</b>	<b>A, B, E</b>
1620 River Road TOOLAMBA (Toolamba Cemetery)	<b>200247</b>	<b>A, D, G</b>
190 Toolamba-Rushworth Road TOOLAMBA (Homestead complex, Woolshed)	<b>197665</b>	<b>A, D, F</b>
800 Toolamba Road TOOLAMBA	<b>200670</b>	<b>A, D</b>
825 Toolamba Road TOOLAMBA (Osbourne House)	<b>200650</b>	<b>A, D</b>
<b>TOOLAMBA WEST</b>		
760 Bayunga Road TOOLAMBA WEST (Homestead)	<b>197439</b>	<b>A, D</b>
<b>UNDERA</b>		
45-55 Anderson Street UNDERA (Undera Primary School)	<b>199699</b>	<b>A, D, G</b>
720 Madill Road UNDERA (Homestead Complex)	<b>199686</b>	<b>A, D</b>
1045 Madill Road UNDERA (St Germain's Homestead and Grave)	<b>197442</b>	<b>A, D, E</b>
<b>ZEERUST</b>		
390 Zeerust Road ZEERUST (Closer Settlement House)	<b>200307</b>	<b>A, B, E, F</b>
195 Zeerust School Road ZEERUST (Closer Settlement House)	<b>200474</b>	<b>A, B, E, F</b>
210 Zeerust School Road ZEERUST (Former Gribben Log Building)	<b>197748</b>	<b>A, D</b>
235 Zeerust School Road ZEERUST (Slab Hut)	<b>197748</b>	<b>A, D</b>

**HERITAGE STUDY (Stage IIC) 2017****PRECINCTS****DOOKIE**

<b>Name and address</b>	<b>HERMES</b>	<b>Criterion / Criteria</b>
<b>DOOKIE TOWNSHIP PRECINCT</b>	<b>200690</b>	<b>A, G</b>

**Including**

<b>Name and address</b>	<b>Existing HO</b>
Railway Siding Baldock Street DOOKIE	
7 Baldock Street DOOKIE (Silos)	
12 Curtain Street DOOKIE (House)	
17 Gladstone Street DOOKIE	
26 Mary Street DOOKIE (Maternal Childcare Building)	
30 Mary Street DOOKIE (Bakery)	
34 Mary Street DOOKIE (Memorial Hall)	
44 Mary Street DOOKIE (Gladstone Hotel)	HO17
48 Mary Street DOOKIE (former Co Store, Emporium)	
60 Mary Street DOOKIE (General Store)	
64 Mary Street DOOKIE (Former Recorder Office and Former Post Office)	HO16
66 Mary Street DOOKIE (Former National Bank)	
65, 67-71 and Part of 89 Mary Street DOOKIE (CWA Gardens)	
Part of 89 Mary Street DOOKIE (Bowls Club)	
89a Mary Street DOOKIE (War Memorial)	
90 Mary Street DOOKIE (House)	
92 Mary Street DOOKIE (House)	
21 Turnley Street DOOKIE	
27 Turnley Street DOOKIE (Uniting Church)	

**MURCHISON**

<b>Name and address</b>	<b>HERMES</b>	<b>Criterion / Criteria</b>
<b>MURCHISON CENTRAL TOWNSHIP PRECINCT</b>	<b>200478</b>	<b>A, D, E, G</b>

**Including**

<b>Name and address</b>	<b>Existing HO</b>
2 Impey Street MURCHISON (church)	HO65
4 Impey Street MURCHISON (church)	HO65

**HERITAGE STUDY (Stage IIC) 2017**

8 Impey Street MURCHISON (School)	HO61
15 Impey Street MURCHISON (church)	HO62
4 McKenzie Street MURCHISON (House)	
14-16 McKenzie Street MURCHISON (House)	
8 River Road MURCHISON	
12 Robinson Street MURCHISON	
Roderick Square Reserve, MURCHISON (Roderick Square)	
2, 4, Part of 6-38, and 40 Stevenson Street MURCHISON (Murchison Public Gardens, War Memorials and Bills Water Trough)	
1 Stevenson Street MURCHISON	
3 Stevenson Street MURCHISON (Presbytery)	
5 Stevenson Street MURCHISON (Ravensraig)	
7 Stevenson Street MURCHISON	
17 Stevenson Street MURCHISON	
21 Stevenson Street MURCHISON (Meteorite Gardens and Bunya Bunya Pine)	
29 Stevenson Street MURCHISON	
33 Stevenson Street MURCHISON	HO69
37 Stevenson Street MURCHISON	HO69
39 Stevenson Street MURCHISON	HO70
43 Stevenson Street MURCHISON	HO70
45 Stevenson Street MURCHISON	HO70
47 Stevenson Street MURCHISON	HO71
67 Stevenson Street MURCHISON	
69 Stevenson Street MURCHISON	
71 Stevenson Street MURCHISON	
71a Stevenson Street MURCHISON	
15 Watson Street MURCHISON (House)	
21 Watson Street MURCHISON (House)	

Name and address	HERMES	Criterion / Criteria
<b>RIVER ROAD MURCHISON RESIDENTIAL PRECINCT</b>	<b>200691</b>	<b>A, D, E</b>

**Including**

**HERITAGE STUDY (Stage IIC) 2017**

<b>Name and address</b>	<b>Existing HO</b>
10 River Road MURCHISON	
12 River Road MURCHISON	
16 River Road MURCHISON	
20 River Road MURCHISON	

<b>Name and address</b>	<b>HERMES</b>	<b>Criterion / Criteria</b>
<b>RUSHWORTH ROAD MURCHISON RESIDENTIAL PRECINCT</b>	<b>200692</b>	<b>A, D</b>

**Including**

<b>Name and address</b>	<b>Existing HO</b>
1 Rushworth Road MURCHISON	
9 Rushworth Road MURCHISON	
11 Rushworth Road MURCHISON	
12 Rushworth Road MURCHISON	
15 Rushworth Road MURCHISON	
27 Rushworth Road MURCHISON	
31 Rushworth Road MURCHISON	

<b>Name and address</b>	<b>HERMES</b>	<b>Criterion / Criteria</b>
<b>STATION STREET MURCHISON RESIDENTIAL PRECINCT</b>	<b>200699</b>	<b>A, D</b>

**Including**

<b>Name and address</b>	<b>Existing HO</b>
39 Station Street MURCHISON	
48 Station Street MURCHISON	
50 Station Street MURCHISON	
52 Station Street MURCHISON	
54 Station Street MURCHISON	
56 Station Street MURCHISON	

**HERITAGE STUDY (Stage IIC) 2017**

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**APPENDIX A**

## HERCON criteria

This study has adopted the HERCON assessment criteria for assessing significance. These criteria are based upon the longstanding and much used Australian Heritage Commission criteria for the Register of the National Estate.

These are summarised below:

- Criterion A Importance to the course or pattern of our cultural or natural history.
- Criterion B Possession of uncommon, rare or endangered aspects of our cultural or natural history.
- Criterion C Potential to yield information that will contribute to an understanding of our cultural or natural history.
- Criterion D Importance in demonstrating the principal characteristics of a class of cultural or natural places or environments.
- Criterion E Importance in exhibiting particular aesthetic characteristics.
- Criterion F Importance in demonstrating a high degree of creative or technical achievement at a particular period.
- Criterion G Strong or special association with a particular community or cultural group for social, cultural or spiritual reasons. This includes the significance of a place to Indigenous peoples as part of the continuing and developing cultural traditions.
- Criterion H Special association with the life or works of a person, or group of persons, of importance in our history.

The above criteria are particularly pertinent when assessing places of state significance. The following is an expansion of the criteria that demonstrates their application to places of local cultural heritage significance. This expansion was used during the assessment of the cultural heritage significance of the places included in Volume II.



**HERCON model criteria****A Importance to the course or pattern of our cultural or natural history.**

*The place is associated with, or can demonstrate, one of the identified historic themes in the thematic environmental history. This value should be clearly demonstrated by the fabric of the place.*

**B Possession of uncommon, rare or endangered aspects of our cultural or natural history.**

*The place may be rare within the municipality, township or the immediate locality. The value that is rare could be historic, social, aesthetic, technical and /or spiritual.*

**C Potential to yield information that will contribute to an understanding of our cultural or natural history.**

*The place has a potential value to demonstrate one of the identified historic themes in the thematic environmental history.*

**D Importance in demonstrating the principal characteristics of a class of cultural or natural places or environments.**

*The place will demonstrate a typical range of features normally associated with its values. In general the place that is identified as demonstrating the 'principal' characteristics will have a degree of integrity and be relatively intact. An architectural example would display the more generic features associated with a style and not illustrate any ground breaking or idiosyncratic design features.*

**E Importance in exhibiting particular aesthetic characteristics.**

*The place exhibits a fine example of architectural period for the region, is particularly well executed architecture, has distinctive aesthetic characteristics for the region.*

**HERITAGE STUDY (Stage IIC) 2017**

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**F Importance in demonstrating a high degree of creative or technical achievement at a particular period.**

*The place is a fine example of a particular architectural style or represents significant technical or artistic/architectural innovation or achievement – when compared to other similar places within the municipality. It will generally have a high degree of integrity and be relatively intact.*

**G Strong or special association with a particular community or cultural group for social, cultural or spiritual reasons. This includes the significance of a place to Indigenous peoples as part of the continuing and developing cultural traditions.**

*The place has strong social or historic associations for a community. This association needs to have retained its meaning and attachment for approximately 25 years (i.e. greater than one generation).*

**H Special association with the life or works of a person, or group of persons, of importance in our history.**

*The place has a strong social or historic association with an individual or organization that is generally represented within the thematic environmental history and/or in other studies, reports, histories etc.*

**APPENDIX B**

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HERMES Citations – Individually Significant Places

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# HERITAGE CITATION REPORT

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<b>Name</b>	200 Ross Road ARCADIA	
<b>Address</b>	200 Ross Road ARCADIA	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

Arcadia is a rural district that has largely relied on its irrigation since the early 20th century, although there are areas of dry land farming. It is located on the Goulburn River south of Shepparton, the name deriving from the Arcadia pastoral run of 80,000 acres [32,375 ha], established in 1839 on the lands of the local Bangerang peoples by Gregor McGregor, and subdivided in 1858.

In 1869 Arcadia was recorded in Bailliere's Victorian Gazetteer as a small pastoral hamlet, set in rich grassy flats, well timbered with box, cherry and woolly gum. After the area was opened for selection, schools were opened at Arcadia (1877), Arcadia East (1883) and Arcadia South (1889). A Post Office opened on 24 November 1873, being replaced by the Arcadia Railway Station office, which was renamed Arcadia around 1902; the station on the Goulburn Valley rail line had opened on 13 January 1880.

Arcadia was described in the The Australian Handbook of 1903:

*Arcadia ...a village in the county of Moira, and electoral district of Euroa and Shepparton on the Goulburn Valley Railway Line ...with post and telegraph office, 98 miles NE. of Melbourne, and is situated on the River Goulburn. There are Anglican, Presbyterian and Roman Catholic churches, one hotel, State school (No 1880). The district is chiefly pastoral and agricultural. There are two creameries and a large foundry. Good fishing and shooting. Population about 100.*

The village at the height of its prosperity around 1910 had two stores, a hotel (delicensed in the 1940s), wine shop, butter factory, butcher, bootmaker, blacksmith, a railway station and Anglican, Presbyterian and Catholic churches. A hall was built in 1926. Most of these structures have disappeared, and Arcadia school's populations of 55 (1924) and 11 (1955) demonstrate the gradual decline of this community. Arcadia school closed in 1982, Arcadia East and Arcadia South schools having closed in 1892 and 1919 respectively. The railway station closed on 30 June 1977 and the post office in 1993.

Cropping and grazing became the chief agricultural activities of the locality.

### 200 Ross Road, Arcadia

Michael Kearney selected the 361 acres [146 ha] of Allotment 49, Parish of Arcadia, County of Moira, under the Land Act 1865.

Irish-born Kearney had migrated to Australia aboard the ship British Empire in 1857 at the age of twenty-one. He had

## HERITAGE CITATION REPORT

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disembarked at Moreton Bay, Brisbane, and subsequently settled at Kyneton in Victoria, marrying in 1861.

At Kyneton, Kearney, by then a publican, conducted the Woolpack Hotel. With land around Kyneton and central Victoria having been claimed by selectors following the gold rushes of the early 1850s, the Kearneys, like many others from the area, had looked eastward and north to where land was still available for selection. Many journeyed across from the Kyneton area to take up land in the Goulburn Valley.

Kearney was one of the first to select in the Arcadia area, choosing the north west corner of the parish, which assured him at most times of a plentiful supply of water from the Goulburn River. He named his 361 acre selection Castle Bend, and he progressively acquired some of the best land in the district. The Benalla Shire rate book for 1869 lists Kearney as the only landholder in the Arcadia area, with 845 acres; by 1871 he had 900 acres and was one of nineteen landholders listed. In the 1880 rate books (Arcadia was now part of the new Euroa Shire) showed that there were about fifty-five individual landholders with an average farm size of about 360 acres ranging in area from 37 acres to 1654 acres. Kearney, with 1276 acres was one of three landholders with large acreages of purchased land, some of the smaller properties being partly or fully held on lease.

Kearney's prime business and dwelling from 1871 were the Commercial Hotel and store at Moorilim on Muddy Creek (now known as Panjip Creek) to the east of Murchison, but his allotments in the north-west of the Parish of Arcadia had initially provided him with an assured income from the timber, and subsequently the 300 acres of cleared land was turned over to cropping.

In November 1901 Kearney put his whole Castle Bend Estate of 1243 acres, which had a river frontage of ten miles, to auction in two lots. Neither contained a dwelling or farm buildings.

The two lots were purchased by Ebenezer Newnham, a Nagambie farmer. The next year Newnham began to irrigate the property from the Goulburn, purchasing with Penrose, a neighbour, a 7 inch pump; the newspaper article noted that water had to be lifted from 25 to 30 feet from the river. In this Newnham was following a trend of the period, with Chateau Tahbilk and others on the river setting an example. Newnham fattened sheep on the irrigated pasture, concentrating on Merinos and comebacks, and selling at local markets and at Newmarket.

It may have been Newnham, about whom little is known, who built the house at 200 Ross Road (on Allotment 45), although it seems that he was based at Nagambie, and it is more likely that it was constructed by the next owners, a family highly identified with the area, and after whom the road to the south is named.

In March 1908 Newnham put the 1240 acres of his Castle Bend Estate up for auction at a 'great subdivisional sale.' The sections of Allotments 42, 45 and 49 east of the rail line, comprising 421 acres, were purchased by William Ross, William Leslie Ross and Donald Ross, graziers of Seymour, probably a father and two sons, as in April 1913 the property passed to the latter two, whose names appear from then on in the reports of sheep sales. Both William Leslie Ross and Donald Ross were involved in entities relating to agriculture in the region, Donald being a long term committee member of the Shepparton Agricultural Society, becoming Vice-President, and William Leslie being involved with the Shepparton Freezing Works. The property passed to William Leslie alone on 11 May 1920, and Donald Ross moved into Shepparton in late 1925. William Leslie Ross retained the property until his death on 31 May 1954, whence it passed to Ian and Ida Ross in April 1955, finally leaving the hands of the Ross family in October 1964. Subsequently the holding has remained with the family which purchased it at that time.

### References:

Plan, Parish of Arcadia, County of Rodney 1866

Plan, Parish of Arcadia, County of Rodney 1926

# HERITAGE CITATION REPORT

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Joyce Hammond, *Bridging the Gap: Shire of Goulburn 1871-1971*, Shepparton, 1971

*Euroa Advertiser*, 25 June 1897

*Victorian Government Gazette*, 3 September 1867

<http://arcadia.org.au/default.asp?ID=59>

*Age*, 13 November 1901, p. 2

*Numurkah Leader*, 3 October 1902, p. 7

*Numurkah Leader*, 13 March 1908, p. 5

Title: Vol 3269 Fol 734

*Numurkah Leader*, passim.

*Goulburn Valley Stock and Property Journal*, 27 September 1922, p. 3

*Shepparton Advertiser*, 30 November 1925, p. 4

Title: Vol 3683 Fol 486

*Shepparton Advertiser*, 30 November 1925, p. 4

Title: Vol 4323 Fol 448

## Description

### Physical Description

This homestead is a good representative example of a mid-scaled late Victorian homestead. It is representative for the region and the period.

## Statement of Significance

### What is Significant?

The Victorian homestead at 200 Ross Road, Arcadia is significant.

This includes all of the architectural features associated with its Victorian period architecture.



# HERITAGE CITATION REPORT

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## How is it Significant?

The homestead is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

200 Ross Road Arcadia is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th and early 20th century. The scale and design of the building contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region. HERCON criterion A

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

It is of aesthetic significance for its representative architecture. Its relatively simple architecture largely relies on the Victorian vernacular which was ubiquitous within the region during this period. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 50 Ardmona Road ARDMONA (Koola Homestead)  
**Address** 50 Ardmona Road ARDMONA **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Federation/Edwardian Period (1902-c.1918)

## History and Historical Context

Originally within the lands of the Bangerang peoples, and subsequently the huge Ardpatrick pastoral run, the Ardmona district was selected largely in the early 1870s under the Land Act 1869, the 'selection before survey' Act which, by counting rent paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'.

The initial agriculture was grain-growing. A limited number of pioneering small-scale vineyards and orchards were established in the 1870s, relying on natural precipitation. Unusually reliable in the early 1870s, the real paucity and unreliability of the rainfall was revealed by the second half of the decade. Selectors in the Ardmona and Mooroopna areas joined others statewide at the forefront of the clamour for water conservation and the damming of rivers for irrigation.

Irrigation water, at first limited, was made available to the western Goulburn Valley from May 1886 by the local waterworks trusts, initially from a pumping station on the Goulburn River south of Murchison while the Goulburn Weir was being constructed, then from the Weir in 1891. West of Mooroopna, in 1884 local vine and fruit-growing pioneers Michael Kavanagh, Fred Young and Martin Cussen began and encouraged the subdivision of a number of selections near their own. These were initially in blocks of 7 to 13 acres, but this was increased in the third of the subdivisions to holdings of between 14 and 28 acres;[1] from the outset, a number of the would-be 'intensive culturists', conscious of the limited sizes, had purchased two or more of the blocks. These subdivisions created what became known as the 'Ardmona Irrigation Colony', named after one of the larger farms which was subdivided.

The majority of the new orchardists took up their holdings in 1891 and 1892; as time went on, the first tiny acreages were slowly amalgamated to provide more viable holdings. The Ardmona Fruitgrowers' Association was formed in 1891, and built its Fruitgrowers' Hall in 1893.

The orchards prospered with the reliable supply of water, the productive soil (Shepparton Fine Sandy Loam), a climate eminently suited to fruit-growing, and a prevailing mood of great excitement about the new 'intensive irrigated agriculture'. This was encouraged locally by the proselytising zeal of Deakin's irrigation expert, former teacher and local newspaper editor John West, who had set up a nursery and model orchard on a block in the first subdivision. West was purveying knowledge (most of the would-be orchardists knew nothing about fruit-growing), enthusiasm, and the young trees with which the new orchardists planted their blocks.

By 1914, 30 years after the first plantings, the Ardmona district had 1008 hectares of orchards, and was on the way to becoming known as a prime fruit-growing district of the state. In 1921, suffering a post-war glut of fruit which overwhelmed the private canneries, with the Shepparton cannery (SPC) accepting fruit only from its own shareholders,

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and aided by government assistance, the progressive fruit growers of Ardmona established the Ardmona Fruit Products Co-Operative Company Ltd, which initially dehydrated and pulped fruit in Mooroopna, but constructed a cannery in 1925. For most of its existence the Ardmona cannery concentrated on the canning of peaches, pears and apricots, including the Pullars Cling Peach which was bred at Ardmona. In 2002 Ardmona Foods merged with the Shepparton Preserving Company (SPC), and in 2005 the new entity was taken over by Coca-Cola Amatil.

### **Koola**

Koola, the house at 50 Ardmona Road, Ardmona, was built before 1910 by John Charles Turnbull, the younger son of Edward Turnbull; the latter, with brother-in-law Henry Pickworth and their families, had immigrated to Australia from Northumberland in April 1892. Apparently attracted by the very professional publicity of the Chaffey brothers-the famous Red Book- Turnbull and Pickworth visited Mildura, but had been told of the Ardmona colony by William Pearson, a friend who immigrated with them. After journeying to Ardmona and carefully assessing the soils there during an inspection with Martin Cussen (who was also the local estate and stock agent), Edward Turnbull and Henry Pickworth chose adjoining 28 acre [11.3 ha] holdings.[2]

As with the other families who became the major orchardists in the locality (including the McNabs, Lennes, Simsons and Youngs), the Turnbull and Pickworth families, particularly the second generation, progressively purchased further blocks to become among the largest and most successful fruitgrowers at Ardmona. After Edward Turnbull's death in 1905 his sons John Charles and Herbert set up in partnership as Turnbull Brothers.[3] Each built a substantial residence (Koola and Warden) on the expanding family properties: both houses were the scene of many social and charity events.

John Turnbull, along with Henry G Pickworth, was one of the leading Ardmona fruitgrowers who had spearheaded the creation of the Ardmona Fruit Products Co-Operative Company Ltd. The first meeting of the company was held at Koola on 8 July 1921. Henry G Pickworth was appointed Chairman, and John Turnbull a director, a position he held for twenty-five years. John Turnbull remained a prominent voice in the fruit industry, and Turnbull Brothers extended their interests to Toolamba, Tatura and Cobram. The company is now conducted by Ross Turnbull, grandson of John Turnbull, and remains based in Ardmona.

John Turnbull was highly identified with Ardmona. He was one of the instigators, with his brother Herbert, Henry G Pickworth and his father Henry, and William Pearson, of the building of the village's Holy Trinity Anglican Church in 1915; all were members of the board of guardians.[4]

Turnbull was also a member of the group of influential Ardmona fruitgrowers who in 1918 established a separate school in the locality for their children, Ardmona Grammar School,[5] although a State School had existed since 1875. A 1922 photo shows that the foremost influential fruit-growing families-the Turnbulls, Pickworths, McNabs, Lennes, Simsons and Youngs-are represented among the sixteen pupils.[6] His brother Herbert is recorded as the honorary secretary of the school in 1925. It seems that this attempt at class differentiation never saw more than eighteen students enrolled at one time,[7] and after around ten years of operation it closed through lack of numbers, probably at the end of 1928.[8]

Koola, like Warden, was a hub of social life for a cohesive community. John Turnbull's wife Katie hosted numerous social events at Koola each year: fundraisers for charities or causes, welcomes or farewells to the district, celebrations of milestones such as twenty-first birthdays for members of local families, and card and musical evenings.

After John Turnbull's death in 1947, an overseer resided at Koola for around three decades, followed by another family member, Bruce Turnbull: the property was sold around 1990.

The house is little altered apart from a mud brick addition to the rear constructed in Bruce Turnbull's time.[9] The avenue of Kurrajong trees (*Brachychiton*) is notable.

# HERITAGE CITATION REPORT

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[1] Plan of the Ardmona Irrigation Colony, Norman S Bartlett and Co, Licensed Surveyors, Mooroopna and Kyabram, August 1892

[2] DM McLennan, *History of Mooroopna, Ardmona and District*, 1984 (facsimile of 1936 edition), Mooroopna, 1984, p. 104

[3] John Turnbull obituary in *Shepparton Advertiser*, 7 January 1947, p. 4

[4] Ibid.

[5] Sue Walker, *Mooroopna to 1988: an Account of Mooroopna and its immediate District*, Historical Society of Mooroopna Inc, Shepparton, 1989, p. 75

[6] Ibid.

[7] Ross Turnbull volunteered a similar appraisal, personal communication, 20 March 2017; re. numbers, Anne McCamish, personal communication, 15 March 2017

[8] Sue Walker, pop. cit.

[9] Ross Turnbull, personal communication, 20 March 2017

## Description

### Physical Description

The homestead Koola demonstrates many of the architectural traits associated with both the late Victorian and the early Federation era. The overall rectangular form of the building with its hipped roof and verandah is more typical of the late Victorian period.

The Federation era introduced complexity into the planning with projecting sections, the introduction of diagonals and a greater diversity of decorative features. The Victorian era had a far simpler plan form which was generally the four square house (2 rooms on either side of a central passage). The facades reflected this simple symmetry with windows on either side of a central entrance.

Koola has the late Victorian plan form but this has been overlaid with features that hint at the range of changes that were introduced during the Federation era. These include the small window adjacent to the entrance, the style of the verandah posts and the decorative brackets. The brackets through their design simulate timber fret work instead of the former clearly cast metal patterns that were common in the Victorian period. The introduction of the bay windows to the side, while symmetrical to the facade, are on a less significant facade, and introduce a more three dimensional aspect to the overall planning.

The original front facade appears to have had an asymmetrical presentation. There is a central front door with typical joinery - elaborate timber framing with side lights and high lights. The flanking window has decorative framing and is more typical (through its location and size) of the early 20th century and the Federation era. The double French door (with its upper glazed panel) is a much later addition. In essence this is a more complex and less controlled architecture than earlier Victorian era homesteads.

It is constructed from timber and clad with timber weatherboards. The roof is a large hipped roof clad with corrugated

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metal. The return verandah is bullnosed with decorative timber verandah posts that have decorative brackets. The brick chimneys have a brick cornice.

Note: the brackets are the same as those used on a Crawford family house at 15 Pretty John Road. On the Crawford house they were used with a frieze and as such a typical Victorian element. Here, they are used with turned timber posts and reflect the changes that occurred during this period where decorative timber details were fashionable and cast metal posts and friezes were seen as old fashioned.

The avenue of Kurrajong trees (*Brachychiton*) is notable, as well as the mature trees such as the palm tree.

## Statement of Significance

### What is Significant?

The homestead known as Koola at 50 Ardmona Road, Ardmona is significant.

This includes all of the architectural features associated with its turn of the century architecture: the hipped roof (clad with corrugated metal), the bullnosed verandah with the decorative turned timber posts and brackets and all original doors and all window joinery.

The avenue of Kurrajong trees (*Brachychiton*) and mature trees such as the palm tree are of significance.

### How is it Significant?

Koola is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

Koola is of historic significance for its association with John Turnbull and his family. The Turnballs were one of a small group of farmers who saw the potential of irrigation in the region.

It is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th and early 20th century. The scale and design of the building contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region. HERCON criterion A

As irrigation practices became more widespread during the late 19th and early 20th century there was an increased

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prosperity. Koola contributes to a group of late Victorian to early 20th century homesteads that were constructed in the irrigation areas. HERCON criterion A

Koola is of aesthetic significance as a local example of transitional architecture from Victorian to Federation period architecture. The mixture of features from both periods combine to create a pleasing homestead architecture. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	Yes The avenue of Kurrjong trees (Brachychiton) and the mature palm trees
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 170 Ardmona Road ARDMONA (Former Ardmona Grammar School)  
**Address** 170 Ardmona Road ARDMONA **Significance Level** Local  
**Place Type** School - Private  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Interwar Period (c.1919-c.1940)

## History and Historical Context

Originally within the lands of the Bangerang peoples, and subsequently the huge Ardpatrick pastoral run, the Ardmona district was selected largely in the early 1870s under the Land Act 1869, the 'selection before survey' Act which, by counting rent paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'.

The initial agriculture was grain-growing. A limited number of pioneering small-scale vineyards and orchards were established in the 1870s, relying on natural precipitation. Unusually reliable in the early 1870s, the real paucity and unreliability of the rainfall was revealed by the second half of the decade. Selectors in the Ardmona and Mooroopna areas joined others statewide at the forefront of the clamour for water conservation and the damming of rivers for irrigation.

Irrigation water, at first limited, was made available to the western Goulburn Valley from May 1886 by the local waterworks trusts, initially from a pumping station on the Goulburn River south of Murchison while the Goulburn Weir was being constructed, then from the Weir in 1891. West of Mooroopna, in 1884 local vine and fruit-growing pioneers Michael Kavanagh, Fred Young and Martin Cussen began and encouraged the subdivision of a number of selections near their own. These were initially in blocks of 7 to 13 acres, but this was increased in the third of the subdivisions (the selection of George Pagan) to holdings of between 14 and 28 acres;[1] from the outset, a number of the would-be 'intensive culturists', conscious of the limited sizes, had purchased two or more of the blocks. These subdivisions created what became known as the 'Ardmona Irrigation Colony', named after one of the larger farms which was subdivided.

The majority of the new orchardists took up their holdings in 1891 and 1892; as time went on, the first tiny acreages were slowly amalgamated to provide more viable holdings. The Ardmona Fruitgrowers' Association was formed in 1891, and built its Fruitgrowers' Hall in 1893.

The orchards prospered with the reliable supply of water, the productive soil (Shepparton Fine Sandy Loam), a climate eminently suited to fruit-growing, and a prevailing mood of great excitement about the new 'intensive irrigated

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agriculture'. This was encouraged locally by the proselytising zeal of Deakin's irrigation expert, former teacher and local newspaper editor John West, who had set up a nursery and model orchard on a block in the first subdivision. West was purveying knowledge (most of the would-be orchardists knew nothing about fruit-growing), enthusiasm, and the young trees with which the new orchardists planted their blocks.

Friends Henry Pickworth and Edward Turnbull were among those to take up the small holdings. Turnbull, a widower, and Pickworth migrated together, with their families, to Australia in April 1892, along with another who took up land at Ardmona, W Pearson. Initially attracted to Mildura by the very professional publicity of the Chaffey brothers, the friends finally chose Ardmona, after carefully assessing the soils during an inspection with Martin Cussen (who was also the local estate and stock agent); they chose adjoining 28 acre [11.3 ha] holdings.[2] As with the other families who became major orchardists in the locality, the Turnbull and Pickworth families, particularly the next generation, progressively purchased further blocks to become some of the largest and most successful fruitgrowers at Ardmona. After Edward Turnbull's death in 1905, his sons John and Herbert set up the partnership of Turnbull Brothers.[3] Each built a substantial residence on the family orchard ('Koola' and 'Warden'); both houses were the scene of many social and charity events.

By 1914, 30 years after the first plantings, the Ardmona district had 1008 hectares of orchards. In 1921, suffering a post-war glut of fruit that the private canneries could not cope with, the progressive fruitgrowers of Ardmona spearheaded the establishment of their own cooperative company, the Ardmona Fruit Products Co-operative Company Ltd., and in 1925, aided by government assistance, opened their eponymously-named fruit cannery in Mooroopna, with John Turnbull, Edward's son, and Henry Pickworth junior as two of the first directors. For most of its existence the Ardmona cannery concentrated on the canning of peaches, pears and apricots, including the Pullars Cling Peach which was bred at Ardmona. In 2002 Ardmona Foods merged with the Shepparton Preserving Company (SPC), and in 2005 the new entity was taken over by Coca-Cola Amatil.

In 1918 a group of these prominent Ardmona orchardists established a separate school in the locality for their children, Ardmona Grammar School.[4] Little information is available about this institution. A local State School had opened, known as Mooroopna District State School, in 1875, and had been renamed Ardmona in 1890. It is unclear what led to the decision to take children from this public school and establish a small private school, though class may have played a part: possibly it was perceived as being able to provide social or educational advantage.

Financed by the orchardists, Ardmona Grammar School consisted of one large weatherboard room with an entrance porch; it was heated in winter, like most schools of the time, by a large fireplace.[5] Pupils were obviously made aware of their social responsibilities, with collections for the Mooroopna Hospital figuring in the few newspaper reports which refer to this institution,[6] although such collections were also common in State Schools at the time.

A 1922 photo of teacher and pupils survives. Most of the influential fruit-growing families- the Turnbells, Pickworths, McNabs, Lennes, Simsons and Youngs-are represented among the sixteen pupils, and the teacher is Miss M Young, who resigned in October 1926 before her marriage and was replaced by Miss Stevens.[7]



# HERITAGE CITATION REPORT

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In 1925 Herbert Turnbull is recorded as the honorary secretary of the school;[8] possibly the school was on Turnbull land.

It seems the school never had more than eighteen students enrolled at one time,[9] and after around ten years of operation it closed through lack of numbers, probably at the end of 1928.[10] The building and contents were advertised for sale at the beginning of April 1929,[11] and it was purchased by the local Holy Trinity Anglican Church, as a meeting place and social venue.[12] By June the next year the Church was holding a fund-raising social in the former school building, with cards, and dancing to a gramophone.[13]

The building is now a private residence.

[1] Plan of the Ardmona Irrigation Colony, Norman S Bartlett and Co, Licensed Surveyors, Mooroopna and Kyabram, August 1892

[2] DM McLennan, *History of Mooroopna, Ardmona and District*, 1984 (facsimile of 1936 edition), Mooroopna, 1984, p. 104

[3] John Turnbull obituary in *Shepparton Advertiser*, 7 January 1947, p. 4

[4] Sue Walker, *Mooroopna to 1988: an Account of Mooroopna and its immediate District*, Historical Society of Mooroopna Inc., Shepparton, 1989, p. 75

[5] Ibid.

[6] *Shepparton Advertiser*, 16 April 1928, p. 3

[7] Ibid., 4 October 1926, p. 5

[8] Ibid., 3 September 1925, p. 12.

[9] Anne McCamish, personal communication, 15 March 2017

[10] Sue Walker, op. cit.

[11] *Goulburn Valley Stock and Property Journal*, 3 April 1929, p. 2

[12] Sue Walker, op. cit.

[13] *Shepparton Advertiser*, 9 June 1930, p. 5

## Description

### Physical Description

A simple gabled weatherboard building with verandahs to both east (front) and west faces.

# HERITAGE CITATION REPORT

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## Statement of Significance

### What is Significant?

The former Edwardian school building at 170 Ardmona Road Ardmona is significant.

This includes all of the architectural features associated with its Edwardian architecture.

### How is it Significant?

The former school building is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The former Ardmona Grammar School is of historic and social significance as it provides tangible physical evidence of the prosperity and aspirations of orchardists in the Ardmona District. This district was one of the earliest in the region to embrace irrigation technologies, and by 1914 1008 hectares of orchards had been established. Private schools were not common and particularly in the less populated rural areas. It appears to have been established in response to the growing prosperity of the orchardists and their perceptions that it would provide both social and educational advantages for their children. HERCON criteria A & B

It is of aesthetic significance for its representative Edwardian architecture. HERCON criterion E

## Recommendations 2014

**External Paint Controls**

Yes
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**Internal Alteration Controls**

No
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**Tree Controls**

No
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**Fences & Outbuildings**

No
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**Prohibited Uses May Be Permitted**

Yes
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**Incorporated Plan**

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**Aboriginal Heritage Place**

No
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# HERITAGE CITATION REPORT

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**Name** 155 Excelsior Avenue ARDMONA (walk through dairy)  
**Address** 155 Excelsior Avenue ARDMONA **Significance Level** Local  
**Place Type** Dairy  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

The huge Ardpatrick pastoral run, based at Mooropna, was established on part of the lands of the Bangerang peoples in 1841. Subsequently, selectors moved into the Ardmona district in the early 1870s under the Land Act 1869, the 'selection before survey' Act which, by counting rent paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'.

The initial agriculture was grain-growing. A limited number of pioneering small-scale vineyards and orchards were established in the 1870s, relying on natural precipitation. Rainfall, unusually reliable in the early 1870s, was revealed by the second half of the decade to be limited and variable. Selectors in the Ardmona and Mooropna areas joined others statewide at the forefront of the clamour for water conservation and the damming of rivers for irrigation.

Irrigation water, at first limited, was made available to the western Goulburn Valley from May 1886 by the local waterworks trusts, initially from a pumping station on the Goulburn River south of Murchison, then from the Weir in 1891. West of Mooropna, in 1884 local vine and fruit-growing pioneers Michael Kavanagh, Fred Young and Martin Cussen began and encouraged the subdivision of a number of selections near their own. These were initially in blocks of 7 to 13 acres, but this was increased in the third of the subdivisions to holdings of between 14 and 28 acres.[1] These subdivisions created what became known as the 'Ardmona Irrigation Colony', named after one of the larger farms which was subdivided.

The majority of the new orchardists took up their holdings in 1891 and 1892; as time went on, the first tiny acreages were slowly amalgamated to provide more viable holdings.

The orchards prospered with the reliable supply of water, the productive soil (Shepparton Fine Sandy Loam), a climate eminently suited to fruit-growing, and a prevailing mood of optimism about the new intensive irrigated agriculture.

# HERITAGE CITATION REPORT

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By 1914, 30 years after the first plantings, the Ardmona district had 1008 hectares of orchards, and was on the way to becoming known as one of the prime fruit-growing areas of the state. In 1921, the progressive fruit growers of Ardmona established the Ardmona Fruit Products Co-Operative Company Ltd, which initially dehydrated and pulped fruit in Mooroopna, but constructed a cannery in 1925.

The locality has remained one of the most important fruit growing areas of the State; dairying, practised in the wider Ardmona area since the 1890s, has declined in importance. This dairy is situated to the east of the main orchards, opposite the location of the pioneering vineyard of Trojano Darveniza.

## Description

### Physical Description

The walk through dairy exhibits most of the characteristics associated with this type of structure in this region. It is constructed from pressed cement blocks with a corrugated metal roof. The design is predicated on allowing each cow to enter a bail individually. After the milking is finished a gate is opened in front of the cow to let it out. This type of design is ideal for small operations.

## Statement of Significance

### What is Significant?

The dairy at 155 Excelsior Avenue, Ardmona is significant.

### How is it Significant?

The dairy is of local historic, technical and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The dairy is of historic significance as it is representative of a period of agricultural development when small dairies provided an important contribution to the farm income. This is in contrast to later developments with the consolidation of dairying practices. HERCON criterion A

The dairy is of technical significance for its layout and design. HERCON criterion F

The dairy is of aesthetic significance as it contributes to the rural cultural landscape in this region. HERCON criterion D

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	Yes

# HERITAGE CITATION REPORT

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**Name** 380 MacIsaac Road ARDMONA (Airlie, former Ducat family house)  
**Address** 380 MacIsaac Road ARDMONA **Significance Level** Local  
**Place Type** Homestead building  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Victorian Period (1851-1901)

## Integrity

The integrity of this house has been compromised by the late addition of a kitchen wing. This wing detracts from the decorative late Victorian facades through its prominence and design. However, this was a typical response for the period and as such is of cultural interest.

## History and Historical Context

'Airlie' is associated with Robert Baxter, a pioneering and successful agriculturalist of the late nineteenth and early twentieth century, and with the Ducat family, a prominent entrepreneurial and innovative family who, from their long experience in dairy farming and breeding of high quality Jersey cattle, developed and manufactured a range of cutting-edge milk products which met with great success locally and beyond over many decades.

Irish-born Robert Baxter (1843-1920) purchased Allotment 19, Parish of Mooroopna, County of Rodney (300 acres or 121.5 ha) from Patrick Walsh on 17 September 1877. Like most selectors or those who had taken over selections, he needed to mortgage the property through the initial period of occupation, discharging the loan in 1892.

In 1879 Baxter took over a further 200 acres [81 ha] across the intersection to the south-east; both properties adjoined what was to become in the next decade the first irrigation area in Australia, the Ardmona 'irrigation colony'. In total Baxter amassed at least 650 acres [263 ha] of this high-quality land, which became more valuable with the coming of irrigation from 1885. On this second property, Baxter established an orchard, where, interestingly, he included oranges, uncommon in the Ardmona area, following the Mildura example. He won 'Best Orchard under 3 years' in a competition sponsored by the local Tatura and Goulburn Valley Agricultural, Horticultural and Pastoral Society in December 1890, an initiative in line with official Government competitions encouraging intensive irrigated agriculture at the time.

Baxter correctly foresaw the district's potential for what became its other mainstay, dairying on irrigated pasture, having experienced great success himself in this regard. However he divested himself of his dairy herd in February 1902, believing (according to the *Nurmurkah Leader*) that 'too much personal exertion was required', as well as hired labour being unprocurable. Later, an early adopter of milking machines, he resumed dairying, with great success. He also bred cattle and horses, but was finally to concentrate on lucerne production.

The construction of Airlie, unusually for a farm house, began with a tender process, and equally unusually, it appears that a friend and neighbour was in control of the process. On 7 June 1896, a tender notice appeared in *The Age* under the name of JR Summerland, of 'Riverside', Ardmona, for 'the erection of a large brick villa residence for Robert Baxter,

## HERITAGE CITATION REPORT

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Esq., Ardmona.' Bricks, sand and water would be provided, and the plans and specifications were available at the Metropole Hotel, Melbourne. Tenders closed on 17 June 1896. Summerland was an enterprising and entrepreneurial local fruit and grape grower, who a year earlier had established a 'commodious' fruit shop in Swanston Street, Melbourne, as a direct outlet for his produce. It seems he was here acting as agent for Baxter in the tender process.

Hopetoun was the name chosen by Baxter for his new residence on Allotment 19, after the Earl of Hopetoun who, when Governor of Victoria, had reputedly paid him a visit when on a trip to Ardmona. It was the best house in the area, and along with the irrigated farms and orchards of one or two other progressive local identities, the farm became something of a showpiece for the benefits of irrigation, hosting visiting groups such as a party of Riverina farmers in November 1902. Dignitaries were entertained and charitable events held at the house, which was described as 'a handsome mansion, surrounded by rich lucerne paddocks, with splendid shady trees about the homestead.'

Baxter's success and reputation were reflected in a news snippet headed 'Mooroopna' in the *Numurkah Leader* in late February 1902: 'Mr and Mrs R Baxter of &quot;Hopetoun&quot;, Ardmona, contemplate taking a 12 months' holiday trip to Europe.' Baxter was uniquely well-travelled for the area, having visited the Paris Exhibition of 1900 and the Chicago 'World Fair' (the Columbian Exposition) of 1893.

Baxter died at his residence at St Kilda in 1920, one of the pioneers of the Ardmona district and a respected figure in the local area and the wider Goulburn Valley. His obituary described him as a very successful farmer and 'a man of great vitality.possessed of a genial nature.' He is buried in the Mooropna cemetery.

In March 1911, Baxter had sold the 300 acres of Allotment 19 and a 20-acre [8 ha] section of Allotment 79 to Eli North for £20.10.0 an acre, and moved to Melbourne, though he made periodical visits to Shepparton and district.

In 1924 Percy Ducat (1871-1944) and his sons Hugh, Sidney and Donald took over the 259 acres [105 ha] of North's property, parts of Allotments 19 and 79; a central 35-acre [14 ha] section of Allotment 19 had been sold by North to local pioneer orchardist Anton Lenne in 1919. The Ducats' occupation was probably on a lease, as it was not until 1943 that the family purchased the property. They renamed it Airlie.

From 1916 Percy Ducat and sons had supplied milk, in billies, initially by bicycle, to Shepparton residents from their Grahamvale property. The following years had seen the Ducat family deliver milk twice daily from properties leased in Orrvale and Wanganui Estate to accommodate their increasing customer base.

At Ardmona the family continued to produce and supply milk to the local area and to Shepparton. They developed the Airlie stud, which had great success with its Jersey cattle, winning numerous prizes at the Royal Melbourne and local shows. 'Buttercup III' was Champion Jersey Cow at the Royal Melbourne Show in 1932 and 1935. The property now became regarded as a model dairy farm and a showpiece again for the district. The layout of the farm and its subdivision into twenty paddocks was notable for the period. They were also quick to recognise the value of milking machines, and were using them by 1936.

As the milk needs of Shepparton increased, Ducats supplemented their supply from neighbouring properties in Ardmona. In 1926 Ducats set up their first Milk Bar in Maude Street, Shepparton, relocating to High Street in the 1930s, next door to the open air dance hall. Here they leased two shops, one becoming a grocery, the second a milk bar, and establishing a milk depot behind their store.

The Ducat family continually developed innovatory products, many vaunting the health benefits of milk and fruit. Milk cocktails were their introduction of 1938, as the *Shepparton Advertiser* noted:

*'...delightful milk cocktails packed in hygienic cartons for house parties, picnics, etc. Made from pure Jersey milk and fruit juices, they embody all the healthful and nutritious qualities of fruit and milk, but this in no way impairs their*

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*delicious taste.*

*The milk comes from the Airlie stud at Ardmona, where every cow of the pure jersey herd has been tested and certified free from tuberculosis, and approved by the Department of Agriculture. The milk is all machined. When it is scientifically combined with fruit juices, the result is a new and delightful beverage. It is interesting to note that there is only one other firm making these cocktails in Victoria.'*

Flavoured milk was developed in the 1940s, sold in half-pint waxed cardboard cartons: a revolutionary product, it was phased out in a few years. Milk ice blocks, including fruit-flavoured varieties, were another new product.

Changes followed: faster mechanical processing, and an extension of the company's range beyond milk and cream. Ducat's flavoured milk in updated cartons went on the market in 1969 with great success (the Milk Board later acknowledged its debt to Ducats for providing marketing information to start the Board's very successful 'Big M' campaign in 1978). Fruit juices followed, and the company also diversified into cordials, cakes and sweets. In the 1980s, Mr D's cola drink (actually derived from fruit juice) and Milky Freeze (1985) both achieved nation-wide success. The former has reached cult status, and is now (since 2012) available online. Ducat's products became a local icon, and for many decades had a huge brand loyalty in the Shepparton area.

After four generations in the business, Ducat's sold out to Melbourne foodstuffs company Edlyn in 2006. The Ducat family had sold Airlie in 1953.

### **References:**

Title: Vol. 760 Fol.151807

*The Age*, 8 September 1877, p. 3

*Riverine Herald*, 8 September 1979, p. 4

*Riverine Herald*, 18 December 1890, p. 3

*The Australasian*, 13 July 1895, p. 10

*The Age*, 6 June 1896, p. 9

*Numurkah Leader*, 1 April 1897, p. 2

*Numurkah Leader*, 7 February 1902, p. 8

*Numurkah Leader*, 28 February 1902, p. 7

*The Age*, 14 March 1902, p. 8

*The Numurkah Leader*, 28 March 1902, p.5

*The Leader*, 17 May 1902, p.8

*The Age*, 13 November 1902, p. 6

*The Age*, 13 March 1906, p. 8



# HERITAGE CITATION REPORT

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*Euroa Advertiser*, 31 March 1911, p. 3

## Description

### Physical Description

Airlie is a large and distinctive homestead. It was built with four bedrooms; a kitchen was added later. The house is constructed from face brickwork and it has a typical hipped roof clad with corrugated metal. The chimneys contribute to the architecture of this building. The decorative verandah returns to one side with the other side being the location for the mid 20th century kitchen. The verandah has cast metal posts with a highly decorative cast metal frieze and brackets. The facade is symmetrical with a central door flanked on either side by timber double-hung sash windows.

This homestead demonstrates most of the architectural features associate with a house of this scale and of the late Victorian period.

### Physical Condition

The condition is good.

## Statement of Significance

### What is Significant?

Airlie, the Ducat family farmstead at 380 MacIsaac Road, Ardmona.

The late Victorian architecture and the extant architectural features all contribute to the significance of the place. The setting provided by the surrounding grounds also contributes to its significance.

### How it is Significant?

Airlie is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

Airlie is of historic significance for its association with the Ducat family. The Ducat family have had a long and prominent connection with dairying and the manufacture of milk products.

Ducat flavoured milk contributed to the development of Big M - a highly successful dairy product. HERCON criterion A

Airlie is of aesthetic significance as a good representative example of a large Victorian homestead. HERCON criterion D

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 6455 Midland Highway ARDMONA (Dundas Simson Coolstore)  
**Address** 6455 Midland Highway ARDMONA **Significance Level** Local  
**Place Type** Cannery  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Postwar Period (1945-1965)

## History and Historical Context

This large Cool Store and packing/grading shed was built by third generation Ardmona fruit-grower John Dundas 'Jack' Simson in 1959 or soon after.

Originally within the lands of the Bangerang peoples, and subsequently the huge Ardpatrik pastoral run, the Ardmona district was selected largely in the early 1870s under the Land Act 1869, the 'selection before survey' Act which, by counting rent paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'.

The initial agriculture was grain-growing. When the unusually wet years of the early 1870s gave way to a more typical pattern of drought and rainfall unreliability, selectors in the Ardmona and Mooroopna areas joined others statewide at the forefront of the clamour for water conservation and the damming of rivers for irrigation.

Irrigation water, at first limited, was made available to the western Goulburn Valley from May 1886 by the local waterworks trusts, initially from a pumping station on the Goulburn River south of Murchison while the Goulburn Weir was being constructed, then from the Weir in 1891. West of Mooroopna, in 1884 local vine and fruit-growing pioneers Michael Kavanagh, Fred Young and Martin Cussen had begun and encouraged the subdivision of a number of selections near their own. These were initially in blocks of 7 to 13 acres, but this was increased in the third of the subdivisions to holdings of between 14 and 28 acres.[1] These subdivisions created what became known as the 'Ardmona Irrigation Colony', named after one of the larger farms which was subdivided.

The majority of the new orchardists took up their holdings in 1891 and 1892, which was when the Simson family arrived. The Ardmona Fruitgrowers' Association had formed in 1891, and built its Fruitgrowers' Hall in 1893. Blocks were slowly amalgamated to provide more viable holdings.

## HERITAGE CITATION REPORT

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The orchards prospered with the reliable supply of water, the productive soil (Shepparton Fine Sandy Loam), a climate eminently suited to fruit-growing, and a prevailing mood of great excitement about the new 'intensive irrigated agriculture'.

By 1914, 30 years after the first plantings, the Ardmona district had 1008 hectares of orchards, and was on the way to becoming known as one of the prime fruit-growing districts of the state. In 1921, suffering a post-war glut of fruit which overwhelmed the private canneries, with the Shepparton cannery (SPC) accepting fruit only from its own shareholders, and aided by government assistance, the progressive fruit growers of Ardmona established the Ardmona Fruit Products Co-Operative Company Ltd, which initially dehydrated and pulped fruit in Mooroopna, but constructed a cannery in 1925. For most of its existence the Ardmona cannery concentrated on the canning of peaches, pears and apricots, including the Pullars Cling Peach which was bred at Ardmona.

John Dundas Simson was one of the dynastic group of prominent Ardmona orchardists whose progenitors had set up the cannery, his father having been a founding director. His grandfather Dundas Simson had established the family orchard at Ardmona in 1892. Energetic, well-resourced and successful from the start, by 1897 the family was lauded for its orchard and vineyard,[2] and its success continued. In his early twenties John 'Jack' Simson took on the business during the years of World War 2 due to his father's ill-health.[3]

In 1947 Jack Simson was elected to the Board of Directors of Ardmona Fruit Products, becoming Chairman in 1955. This was, according to historian of the company Ron Holland, 'the start of a continued and far-sighted expansion program under his leadership,' with sound management and continued profits enabling expansion of the plant.[4] Simson held the position of Chairman of the company for twenty-six years, in 1972 convincing the Federal Government to address discounting of prices in the export market.[5] For his contribution to the fruit-growing industry, he was awarded the OBE (Order of the British Empire) in December 1978.[6]

The Simson family acquired the land on which the coolstore is situated, which was not part of their original orchard and vineyard, on 31 August 1894; the 58 acres [23.5 ha] constituted Part of Allotment 48, Parish of Mooroopna, County of Rodney.[7]

The new Cool Store, constructed over fifty years later, comprised a cool store section along the southern half, a packing line in the north-east mainly for fruit for fresh use or export, and a grading line in the north-west section for canning varieties of pears to be taken to the Ardmona cannery.[8]

Built on a large scale, the Cool Store was constructed by Tatura builder WJ Montgomery; it is of double brick, a material superseded for cool stores a decade or so later by the use of a metal skin lined with 5 inch or 6 inch [127mm or 152 mm] of polystyrene, a cheaper construction.[9] The canning line was provided by ED Parsons of Mooroopna.[10]

Another large Ardmona grower, Oswald Young, had built a similar cool store just preceding that of Dundas Simson.[11] Simson himself had made an extensive tour of packing sheds in Europe and the USA in 1959, visiting thirty-two sheds in

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twenty-eight days, and had seen bulk handling of fruit and vegetables in California, the principles of which were built into this building.[12]

The building is still used as a Cool Store.

[1] Plan of the Ardmona Irrigation Colony, Norman S Bartlett and Co, Licensed Surveyors, Mooroopna and Kyabram, August 1892

[2] *Weekly Times*, 19 June 1897 p. 32

[3] Typed notes on John Dundas Simson, Mooroopna Historical Society

[4] Ron Holland, 'A History of Ardmona Fruit Products Co-operative Company Limited 1921-2001', manuscript (courtesy Ron Holland), Mooroopna, p. 16,

[5] Historical Society of Mooroopna, op. cit.

[6] Ibid.

[7] Title: Vol 2547 Fol 217

[8] John 'Jack' Pickworth, personal communication, 6 September 2016.

[9] Ibid.

[10] Ibid.

[11] Ibid.

[12] Historical Society of Mooroopna Inc, *Mooroopna Memories*, Shepparton, 1988, p. 16

## Description

### Physical Description

The Dundas Simson Coolstore is a large rectangular face brick building. Its architecture is utilitarian and its design is informed by its function. That is, it is a large well insulated brick box with limited openings in order to retain maximum coolness with a minimum of energy. The signage is of note as it provides a contrast to the face brickwork.

## Statement of Significance

### What is Significant?

6455 Midland Highway, Ardmona, the Dundas Simson Coolstore, is significant.

# HERITAGE CITATION REPORT

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This includes any architectural features associated with its significance, such as the face brickwork, the upper band of signage and its construction method.

## How is it Significant?

The Dundas Simson Coolstore is of local historic, technical and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

The Dundas Simson Coolstore is of historic significance for its association with the earliest irrigation development scheme in Victoria - the Ardmona Irrigation Colony.

It is of historic significance for its association with Simson family (one of the prominent Ardmona fruit growing dynasties). HERCON criterion A

Dundas Simson Coolstore is of technical significance for its design and construction which largely relied on cavity and solid masonry construction. HERCON criterion F

Dundas Simson Coolstore is of aesthetic significance for its utilitarian architecture which is relieved by the upper band of signage. The surviving signage contributes to its significance. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

Yes

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 420 Boxwood Road BOXWOOD (Boxwood Nature Conservation Reserve - Lime Kilns)  
**Address** 420 Boxwood Road BOXWOOD **Significance Level** Local  
**Place Type** Kiln Lime  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

A lime works was established in approximately 1870 at Boxwood (formerly known as the Lime Kilns), where lime was extracted from a ravine cut into the rock and was burnt or crushed on site for use as a fertilizer, and for plaster products. Processed lime was taken to Dookie to be loaded on rail trucks and sent to Melbourne to make plaster sheets. The Lime Kilns are thought to have ceased operations in approximately 1930.

The lime kilns at Boxwood were integral to the establishment of the small township, which was set-up at the location to support the workers; it included the establishment of a school, Lime Kilns School.

## Description

### Physical Condition

Within the reserve there are visible remains of the Lime Kilns, including a large ravine, remnants of the kilns and some chimney blocks.

I2 Boxwood - 52 ha, comprising the Lime and Wood Reserve, Allotments 169 and 169D, Parish of Dookie.

A large block on hilly terrain composed of Cambrian sedimentary rocks and supporting an open woodland of grey and red box, the reserve contains relics of a limestone mine that was worked in the 1930s. The workings occur on a spur in the southern part of the block and consist of a number of long narrow open cuts along a 4 m-wide calcite vein. An exploration shaft and edit are also present. Mining relics at the site consist of foundations for the crushing plant and remnants of a kiln used to calcine the crushed lime. The reserve is commonly visited by school groups for historical and geological education purposes.

Source DEWLP HERMES record 82407

## Statement of Significance

### What is Significant?

The lime kilns and all archaeological evidence associated with this early industry.

# HERITAGE CITATION REPORT

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## How is it Significant?

The lime kilns are of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

The lime kilns are of historic significance as they provide tangible physical evidence of an early extractive industry. Lime was critical to the construction industry - both locally and state-wide. Lime was used for mortars, rendering, plastering and other similar construction trades. The lime was used locally and also exported to Melbourne. As such it is an early example of an extraction industry for this area. The establishment of the kilns supported the establishment of a settlement at Boxwood and this included the 'Lime Kilns School.' This industry is a rare industry for the region. HERCON criteria A & B

The lime kilns are of aesthetic significance as through the alteration of the natural landscape the mines and the kilns have created a distinctive landscape element within the reserve. HERCON criterion D

The lime kilns are of technical significance as they provide evidence of this early extractive industry. This includes the mining methods and the actual methods of lime burning as elements of the kilns are still extant. HERCON criterion F

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

## Other Recommendations

This place should be recorded and included in the Heritage Inventory.



# HERITAGE CITATION REPORT

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<b>Name</b>	4950 Barmah-Shepparton Road BUNBARTHA (Athol)		
<b>Address</b>	4950 Barmah-Shepparton Road BUNBARTHA	<b>Significance Level</b>	Local
<b>Place Type</b>	Homestead Complex		
<b>Citation Date</b>	2014		

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Interwar Period (c.1919-c.1940)
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## History and Historical Context

Bunbartha was part of the lands of the Bangerang peoples.

Edward Khull, first squatter in the area, took up his enormous Tallygaroopna run of 160,000 acres [64,750 ha] in 1841: a slab hut on his head station is still extant on the property now known as Fairley Downs. Khull is said to have abandoned his run (the facts are disputed), whence it was occupied by Sherbourne Sheppard, after whom Shepparton is named, in May 1843. In March 1848 Sheppard separated off 43,180 acres [17,474 ha] in the north-east, which became the Katandra run. Hugh Glass obtained Tallygaroopna in October 1852, followed by Sheppard again with two partners in 1855. After a series of leaseholders, William Fraser obtained the run in February 1866, and was the last squatter on Tallygroopna Station, and on the neighbouring Muntoona run to the north-west; like many final pastoral tenants he had been able to amass a sizeable quantity of land.

Selectors moved in on Fraser's pastoral run under the 1869 Land Act, the 'selection before survey' Act which, by counting rents paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'.

Joseph McDonald obtained freehold of the land on which Athol is located, Allotment 4, Section A, Parish of Tallygaroopna, county of Moira (58 acres [23.5 ha]), on 5 May 1881, along with the similarly-sized neighbouring Allotment 3.[1] By 1900 these had passed to Thomas Hunter Orr, along with other larger allotments comprising the land bounded by the Shepparton-Barmah Road, Medland Road, the Goulburn River reserve and Maneroo Road, a holding of around 1100 acres [445 ha] in total.

On 2 February 1926 Minnie and Ramsay Mailer purchased Allotment 4A, the northern section of Allotment 4,[2] the location of Athol. With that purchase, and others earlier (the immediate past purchases being Allotments 1, 3, 3A and 4B, in October 1925),[3] the couple now owned most of Thomas Orr's former holding.

Ramsay Mailer was a well-known Collins Street medical practitioner with progressive views who specialised in 'nervous diseases', treating patients in one of the few Government-recognised private clinics of the period; he had been a medical officer for the State Mental Hygiene Department. He was also a talented cricketer and cricket enthusiast, a member of the

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prestigious Committee of the Melbourne Cricket Club from 1906, later to become President, and a member of the Australian Cricket Board of Control. Ramsay and Minnie Mailer were also interested in the welfare of deprived inner city children (Ramsay was one of the founders of the Opportunity Clubs for such children) and in slum abolition. Ramsay Mailer was also a leading breeder of Suffolk, Ryeland and Southdown sheep and Jersey cattle, and set up Maneroo, his stud farm (originally situated at Seymour), on the southern section of this holding.[4]

It seems that the Mailers had leased or rented some of this property from Orr before the purchases. Reference was made at a meeting of the Shepparton Shire Council on 24 September 1923 to 'Mailer Bros' operating the property based on Allotment 4:[5] Mailer Bros was the partnership of Ramsay Mailer's brothers David and Melrose Mailer, the latter a medical doctor practising in Coburg. This was two and half years before Orr sold Allotment 4 to their brother Ramsay and his wife. Further, Ramsay Mailer had established Maneroo by at least 1921, again before the purchase.

Athol had been built by mid 1925, as indicated by a reward notice of 20 May 1925 inserted in a local newspaper by 'David Mailer, "Athol", Bunbartha',[6] again before the land had been sold to Ramsay Mailer. The house was probably built by Ramsay Mailer for his brother and family to occupy. David Mailer operated Athol, producing sheep for wool and meat. Like his brother, he was a talented cricketer, having played for Victoria.[7] Melrose Mailer, always the absent partner in the enterprise, died in 1926, and the partnership was dissolved.[8]

David Mailer died on 21 December 1937, and a large clearing sale, with the property also up for auction, was held on 23 February 1938.[9] Athol was variously described in the sale advertisements as 'a Very Attractive little Property [with] a small comfortable home, partly brick and partly W. B., with all necessary outbuildings, stable, sheep yards, etc'[10] and as 'a highly productive and charming property [with] a comfortable home.'[11] The property failed to sell, and the Mailer family retained Athol until after the death of Ramsay Mailer.[12] Melrose Mailer's widow announced a clearing sale for late August 1943, the advertisement for which noted the house had been sold.[13]

Athol and Maneroo, now separate properties, were purchased by Norman Harold Atkinson and Helen Annette Atkinson in December 1943.[14] Seven years later the Atkinsons, leaving the district, advertised both Athol and Maneroo for sale.[15]

The advertisement of May 1950 demonstrates the relative status of the two dwellings:

*"Maneroo". Homestead: Magnificent brick homestead of 10 rooms, 3 bedrooms, lounge, study, dining room, kitchen, laundry, office, 2 bathrooms, pantry, cellar, hot-water service and internal sewerage, extensive gardens, watered by spray system. Garage, brick, shearing shed, galvanised Iron, sheep dip, sheep yards, ample shedding.*

*"Athol". Homestead: Brick and concrete brick. 5 rooms, in excellent order. Three bedrooms, lounge, kitchen, concrete verandah, wash house, bathroom.[16]*

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Concrete bricks had been briefly popular in the area in the early 1930s, doubtless as an affordable building material in Depression times; the house at 145 Maneroo Road built some time after 1930 by Asline Mason is one example. It is probable that the section of Athol built of concrete bricks, which seems to have replaced the weatherboard section described in the 1938 sale advertisement, dates from around that time.

[1] Plan: Parish of Tallygaroopna, County of Moira

[2] Ibid.

[3] Title: Vol 5049 Fol 629

[4] Obituary, *Argus*, 29 December 1943, p. 3

[5] *Shepparton Advertiser*, 27 September 1923, p. 6

[6] *Goulburn Valley Stock and Property Journal*, 20 May 1925, p. 2

[7] <http://www.espnricinfo.com/australia/content/player/6731.html> accessed on 17 April 2017

[8] *Argus*, 25 February 1928, p. 13

[9] *Goulburn Valley Stock and Property Journal*, 2 March 1938, p. 7

[10] *Goulburn Valley Stock and Property Journal*, 2 February 1938, p. 2

[11] *Shepparton Advertiser*, 11 February 1938, p. 15

[12] Ibid.

[13] *Shepparton Advertiser*, 20 August 1943, p. 7

[14] Title: Vol 5049 Fol 629, for Allotments 1, Part 2, 3 and part 4.

[15] *Weekly Times*, 17 May 1950, p. 11

[16] *Age*, 6 May 1950, p. 22

## Description

### Physical Description

Athol is a representative example of an early 20th century domestic farm building. It is constructed from face red brick (now painted) and concrete bricks, with a metal roof. The design is asymmetric with a projecting gable front, and the main body of the house recessed under a hipped roof with a broken back verandah. The gable has a paired timber-framed sash window with the verandah continuing in a straight line over the gable. The broken back verandah returns to one side. The verandah posts are timber. The roof is clad with a metal profile roof and has three brick chimneys: one has traditional brick corncicing, the chimney to the rear is more expressive of the Interwar period, and the central chimney has few

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distinguishing features. The garden contributes to its setting.

The architecture is typical for the period and the region. It is a relatively simple example of what was contemporaneous to its construction period and region. The architectural style is defined through its asymmetry, design of the openings, and chimney and the return verandah.

## Statement of Significance

### What is Significant?

The brick homestead at 4950 Barmah-Shepparton Road, Bunbartha is significant.

This includes all of the architectural features associated with its early 20th century architecture - the asymmetrical design, the face brickwork, the timber framed windows and the return verandah.

The painted face brickwork finish does not contribute to its significance.

### How is it Significant?

The homestead is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The homestead is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the early 20th century. The scale and design of the building contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts.

It is of historic significance for its association with Mailer family (1926 - 1943) as it is during their tenure that the house was constructed. HERCON criterion A

It is of aesthetic significance for its representative architecture. Its relatively simple architectural expression largely relies on an asymmetry of expression and the use of typical elements such as timber framed sash windows. It demonstrates what was typical for the period and region. HERCON criterion D

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	70 Lord Road BUNBARTHA (Boongala Homestead)	
<b>Address</b>	70 Lord Road BUNBARTHA	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Federation/Edwardian Period (1902-c.1918)
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## History and Historical Context

Bunbartha was part of the lands of the Bangerang peoples. Edward Khull, first squatter in the area, took up his enormous Tallygaroopna run of 160,000 acres [64,750 ha] in 1841: a slab hut on his head station is still extant on the property now known as Fairley Downs. Khull is said to have abandoned his run (the facts are disputed), whence it was occupied by Sherbourne Sheppard, after whom Shepparton is named, in May 1843. In March 1848 Sheppard separated off 43,180 acres [17,474 ha] in the north-east, which became the Katandra run. Hugh Glass obtained Tallygaroopna in October 1852, followed by Sheppard again with two partners in 1855. After a series of leaseholders, William Fraser obtained the run in February 1866, and was the last squatter on Tallygaroopna Station, and on the neighbouring Mundoona run to the north-west; like many final pastoral tenants he had been able to amass a sizeable quantity of land.

Selectors moved in on Fraser's pastoral run under the 1869 Land Act, the 'selection before survey' Act which, by counting rents paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land.'

John Mulhall (1836-1900) selected Allotments 10, 12 and 16, Section A, Parish of Tallygaroopna, County of Moira, in the early 1870s, and later acquired Lots 13 to 15.[1] All were on Lord Road. A portion of Allotment 10 was acquired by the Shire of Shepparton for a road, originally Mulhall's Lane,[2] now Bird Lane, to link these and other properties with the Goulburn River. The area was part of the new grain belt, as the agricultural frontier had moved north with the 1869 Land Act and the exhaustion and unsuitability of the soils of the earlier grain-growing areas closer to Melbourne.

Kilkenny-born, Mulhall had arrived in Australia in 1864, and had worked as a carrier in NSW.[3] He married Catherine Tyndall, the daughter of Undera selectors, in 1884. A successful farmer, he amassed around 900 acres [364 ha] at Bunbartha.[4] The Bunbartha correspondent of the *Weekly Times* praised his wheat crop in November 1898 as 'especially good'.[5]

John Mulhall died in November 1900, leaving an estate of £4325;[6] he was described in his obituary in the *Shepparton News* as 'well-known throughout the district as a thoroughly upright and straightforward man.'[7] He left six children under fifteen, and his widow Catherine (fondly referred to as Kate in her husband's will) and the family carried on the

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farm, deriving its income from the sale of wheat, cattle, and milk, employing members of neighbouring families when required.[8] From newspaper reports, it is clear that Catherine took the place of her husband in local affairs: in 1914 she was one of two women in a long list of locals supporting a candidate for Council elections, and in August that year was the only woman attending a meeting campaigning for a telephone line to Bunbartha.[9]

Probate documents following John Mulhall's death in 1900 give a snapshot of a prosperous mixed farm, and hint at the development of the family's dwelling.[10] House and farm buildings were described in the documents as '4 roomed weatherboard house, iron roof, detached weatherboard kitchen, storeroom and bedroom, iron roof, detached weatherboard dining room and servants' room iron roof, weatherboard dairy paling roof, weatherboard barn and shed, iron roof, weatherboard tool house iron roof, weatherboard milk stand, iron roof, straw shed and stable, pig sty straw roof. Fencing of posts rail and wire and posts and wires 1 dam..[sic].' It seems likely that all or most of the weatherboard sections of the house described at probate were drawn together into the current building between 1900 and 1918, by Catherine, who retired to Essendon in 1918.[11] From 1914 the property was referred to as Mayfield in the local press,[12] possibly reflecting pride in a new or remodelled house and the name bestowed on it.

It is thus probable that the house now known as Boongala was built by the widow Catherine Mulhall between 1900 and 1918, possibly around 1914. From 1 March 1918, sons William and John leased the farm from their mother, continuing the mixed farming, and William purchased it in 1922.[13] Catherine died in the Mooroopna Hospital in May 1939.[14] In late August 1924 William sold to James Campbell.[15] On 21 July 1925 the property was purchased by William J Cobbledick, an Undera farmer; the sale was notable for the fact that just after the property changed hands, each man lost a header, binder and other agricultural machinery in a fire in the property's implement shed, damage amounting to £1200, all items uninsured.[16]

The Cobbledick family was well-known, WJ 'Billy' Cobbledick being described by Stewart Morvell, historian of Bunbartha, as 'one of the great personalities of the Goulburn Valley'.[17] He was a respected breeder of high quality Clydesdale horses, still the main motive power on most farms until 1950 and of renewed importance during the 1930s Depression, when Cobbledick was particularly active as a seller and breeder. The Cobbledicks continued the property, now called Maylea,[18] as a mixed farm, specialising in Southdown sheep and Shorthorn cattle.[19] Billy Cobbledick was active on the Bunbartha school committee and in St John's Church of England, North Tallygaroopna.[20] He was made a Life member of both the Royal Melbourne and Shepparton Agricultural Societies for his service to those organizations.[21]

The family was central to the social and community life of the district, and the house was the venue for many local events, as the district lacked a hall: dinners for the triumphant local cricket team, in which the family was prominent, kitchen teas for local young women, a Boxing Day party for the family of local young men away at war (as were two Cobbledick sons).[22]

The Cobbledick family sold the property to Charles William Ward on 6 March 1947, accompanied by an 'immense,' well-publicised clearing sale.[23] The name Boongala was instituted by the Ward family.[24] The property passed to Michael Fox in April 1965, with Nicholas, Eileen and Bernard Curran as tenants,[25] succeeded by a number of further owners.

# HERITAGE CITATION REPORT

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[1] Titles: Vol 1638 Fol 327481, Vol 1915 Fol 382960, Vol 2661 Fol 532149, Vol 2894 Fol 578834; Map: Parish of Tallygaroopna; Shepparton Family History Group, *Early Families of Shepparton and District: Book Two*, Shepparton, 2000, p. 114

[2] *Goulburn Valley Stock and Property Journal*, 26 November 1924, p. 2 [3] Shepparton Family History Group, op. cit.

[4] Shepparton Family History Group, op. cit.

[5] *Weekly Times*, 12 November 1898, p. 36

[6] *Argus*, 27 December 1900, p. 3

[7] *Shepparton News*, 30 November 1900

[8] Shepparton Family History Group, op. cit.

[9] *Shepparton News*, 20 Jul 1914, p. 2; *Shepparton News*, 3 August 1914 p. 3 [10] Probate papers for John Mulhall, accessed on 19 November 2016 at

<http://access.prov.vic.gov.au/public/veodownload?objectId=090fe2738080aba3&format=pdf&docTitle=00028P00020005680530pdf&encodingId=Revision-2-Document-1-Encoding-1-DocumentData>

[11] *Advocate*, 1 June 1939, p.26

[12] *Leader*, 10 October 1914, p. 52; *Shepparton News*, 9 November 1916, p. 1 [13] Shepparton Family History Group, op.cit.

[14] *Advocate*, 1 June 1939, p.26

[15] Title: Vol 4894 Fol 978671

[16] *Shepparton Advertiser*, 9 November 1925, p. 4



# HERITAGE CITATION REPORT

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[17] Stewart Morvell, *The Story of Bunbartha 1841-1981*, Shepparton, 1984 (1981), p. 51

[18] *Shepparton Advertiser*, 6 January 1941, p. 6

[19] Stewart Morvell, *The Story of Bunbartha 1841-1981*, op. cit. [20] Ibid.

[21] Stewart Morvell, *The Story of Bunbartha 1841-1981*, op. cit.

[22] *Shepparton Advertiser*, 14 July 1927, p. 10; *Shepparton Advertiser*, 14 February 1938, p. 4; *Shepparton Advertiser*, January 1941, p. 6

[23] *Numurkah Leader*, 24 February 1947, p. 4

[24] Betty Thornton, personal communication, 18 November 2016.

[25] Title: Vol 6974 Fol 1394706

## Description

### Physical Condition

Boongala is an early 20th century homestead and demonstrates many of the architectural features associated with this period. It is a weatherboard-clad building, with a corrugated galvanised metal roof (short sheets), with galvanised metal decorative ridge capping with metal finials. The return verandah is a broken backed verandah with turned timber posts with timber brackets and flat arched fascias. The verandah has a breakfront to mark the entrance and the pediment is distinguished by a timber fascia with broad timber strapping. The chimneys are brick with stucco bands and flat topped cornice with terracotta chimney pots. The facade is distinguished by rectangular bay windows (with timber frames) on either side of the entrance door.

The garden setting contributes to the aesthetic values of this homestead.  
The house has been well maintained.

# HERITAGE CITATION REPORT

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## Statement of Significance

### What is Significant?

Boongala homestead, at 70 Lord Road, Bunbartha is significant.

This includes all of the architectural features associated with its early 20th century construction.

### How is it Significant?

Boongala is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

Boongala is of historic significance for its association with the development of rural enterprises in the Bunbartha district. It is associated with the successful 19th century farmer John Muhall and the well known 20th century farmer W J Cobbledick.

It is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th and early 20th century. The scale and design of the building contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

Boongala is of aesthetic significance for its representative early 20th century architecture. It is a fine example from the period. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 145 Maneroo Road BUNBARTHA  
**Address** 145 Maneroo Road BUNBARTHA **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Interwar Period (c.1919-c.1940)

## History and Historical Context

Edward Khull, first squatter in the area, took up his enormous Tallygaroopna run of 160,000 acres [64,750 ha] in 1841, the area having been part of the lands of the Bangerang peoples. A slab hut on Khull's head station is still extant on the property now known as Fairley Downs. Khull is said to have abandoned his run (the facts are disputed), whence it was occupied by Sherbourne Sheppard, after whom Shepparton is named, in May 1843. In March 1848 Sheppard separated off 43,180 acres [17,474 ha] in the north-east, which became the Katandra run. Hugh Glass obtained Tallygaroopna in October 1852, followed by Sheppard again with two partners in 1855. After a series of leaseholders, William Fraser obtained the run in February 1866, and was the last squatter on Tallygroopna Station, and on the neighbouring Mundoona run to the north-west; like many final pastoral tenants he had been able to amass a sizeable quantity of land.

Selectors moved in on Fraser's pastoral run under the 1869 Land Act, the 'selection before survey' Act which, by counting rents paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land.'

Asline Claude Mason, son of Shepparton pioneer and early fruit grower Asline Collett Mason (who with his brother Arthur Mason had established a pioneering partly-irrigated orchard north of Shepparton township in 1888), received the Crown Grant for the 135 acres [55.5 ha] property adjoining the north of the Tallygaroopna Pre-Emptive Right in around 1930. Previously this had been a Water Reserve under the 110th Section.

Some time after taking over the property, Mason, a farmer, built or had built a four-room cottage of concrete blocks. The blocks have a high sand content, the latter easily available as the site is located on a sandhill, a levee of the adjoining Goulburn River. Measuring 18 inches [457 mm] in length by 9 inches [229 mm] in height, with a vertical V-joint in the centre of the face, the blocks are chamfered on all edges. The surfaces are flat (similar blocks could be rock-faced), although with slight imperfections.

The blocks were made on site, probably using a hand-operated block-making machine, although blocks could also be produced in simple wooden or metal moulds. The machines were the Australian versions of the concrete block-making machines which had originated primarily in the USA, though also in the UK, creating hollow or solid blocks which farmers and other novices, along with builders, could easily produce. The Midget Giant Block Making Machine was

## HERITAGE CITATION REPORT

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marketed from 1906 by the Durable Cement Block Machine Co of Flinders Street, Melbourne, and the almost identical Emu block-making machine from 1909 by E H Jones and T W B Halliday, of the Emu Engineering Works. From soon after their inception in Australia around 1905, the machines were particularly directed towards farmers, the Midget Giant heavily advertised in the *Age* from September 1907, in the *Weekly Times*-with an illustration of the machine-from July 1908, and in some country newspapers, including those in Bendigo. It was also shown at the Melbourne Show. It was billed as 'the new Building Machine,' allowing users to produce 'their own Cement or Lime Bricks for Houses, Silos, Dairies, Cow Shed Floors, from sand, gravel &C, without skilled labour.'[1]

Australia's architectural historian of the vernacular, Miles Lewis, has further detailed later machines, and several houses of blocks were built in the locality at this time, according to long time resident Betty Thornton,[2] probably due to the prevailing economic conditions.

Mason's house consisted of a living room, two bedrooms and a kitchen; laundry and bathroom were probably in a detached building, the discovery of buried brick piers at a little distance from the house supporting this.[3] Floors are of Murray Pine (*Callitris glauca*), and ceilings are 10ft 6 ins [3200 mm] in height, currently plastered. The interior walls are of the same blocks as the exterior. Even in this simple dwelling the original interior room finishes reflected a hierarchy of status: the hall and living room had been cement-rendered, then hard-plastered, and finally finished with a small-scale textured pattern, the bedrooms cemented and hard-plastered, but with no textured finish, and the kitchen was merely cement-washed. The exterior walls were originally cement-washed and painted.[4]

Asline Collett died of a heart attack in the kitchen of his house on 25 or 26 November 1940.[5] The property passed to his brother Clive, then after the latter's death in September 1945 following a long illness, to their sister Dorothy.[6] Married to opera singer and recitalist Harold Williams, whose stage and recording career was largely based in London and Europe (although he returned to teach at Sydney Conservatorium and in later years became 'Orpheus' of the ABC Argonauts Club), Dorothy never lived at 145 Maneroo Road.

The property was next held by the Doyle family, from around 1952, followed in 1963 by Barry Holloway, who subdivided, leaving the house on 57 acres [23 ha], which was purchased in 1985 by Robin Close.[7]

In 2001 Close wished to extend the house to double its size using concrete blocks similar to the originals. Perfect replication was not possible, but Stefan Close at the company Shepp Brick (now Selkirk Bricks) created a mould for slightly smaller blocks (400mm x 200mm), and 1300 were produced. The additions, carried out in 2001, were of veneer construction with a stud frame, and retained the same side alignment.

The built-in sections on the verandahs, which were not original, were removed, and the extended building was re-roofed, the gable being altered to run east-west rather than the original north-south. The walls were painted.[8]

Robin Close sold the property in November 2016.

# HERITAGE CITATION REPORT

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The property also contains an original barn elevated on three feet [0.91m] posts, an early hay shed supported by twelve Murray Pine (*Callitris glauca*) posts, and a walk-through dairy, somewhat altered.[9]

In June 1985, skeletal remains were discovered on the property. Investigations by Melbourne University posited two bodies. A spoke shave, a cut-throat razor, and hob-nailed boots were found with the remains.

[1] *Age*, 22 May 1908, p.8

[2] Betty Thornton, personal communication, 20 January 2016

[3] Jenny Russell, 22 March 2017

[4] Robin Close, personal communication, 22 March 2017

[5] *Shepparton Advertiser*, 29 November 1940, p. 1

[6] Jenny Russell, op. cit.

[7] *Ibid.*

[8] Robin Close, op. cit.

[9] Robin Close, op. cit.

## Description

### Physical Description

The homestead is constructed from pre-cast concrete blocks possibly using one of the proprietary block-making machines that became available from the early 20th century or a derivative based on the patented originals. These machines were seen as a cost-effective method for anyone with minimal skills to manufacture concrete blocks. The blocks have a smooth face and have been painted. The original building was half the current size and the roof design has been altered to accommodate the change of dimensions as the house now has a rectangular form.

The corrugated metal roof falls in an unbroken line to form a timber posted verandah and this verandah returns on both sides. The principal facade has a central door flanked on both sides with timber-framed windows. The windows have different configurations: there is a paired sash and the other is a single-sash window. However, the design of the windows with small panes to the upper sashes and a single glazed sash to the base is typical for the period.

## Statement of Significance

# HERITAGE CITATION REPORT

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## **What is Significant?**

The concrete block house at 145 Maneroo Road, Bunbartha is significant.

This includes all of the architectural features associated with its period of construction such as - the original pre-cast concrete blocks, the original timber framed windows and the return verandah.

## **How is it Significant?**

145 Maneroo Road, Bunbartha is of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

## **Why is it Significant?**

The house is of historic significance for its association with the Mason family. The Mason family was one of the early pioneers in the use of irrigation for orchards. HERCON criterion G

It is of aesthetic significance for its architecture and vernacular characteristics. The design is typical for much of the 19th and early 20th century, but with the date of construction being the 1930s, it is a relatively late example. The design is characterised by a symmetrical facade with a central door. The most obvious concession to contemporaneous fashion is the design of the windows with a single glazed sash to the base and a multi-paned sash for the upper sash. The concrete blocks were constructed with a block-making machine or basic mould and used local sands, and this is integral to its vernacular character. HERCON criterion D

The use of moulded concrete blocks using local materials is of technical significance. HERCON Criterion F

Rural building during the 1930s Depression was limited and often relied on locally sourced materials for their availability and cheapness. This is a rare surviving example of a house of this type and scale from this period. It is clear from the design and its internal finishes that the house was intended to reflect the architectural proprietaries from the period. It is of note that this was achieved within the limitations of the period. HERCON criterion B

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 150 Maneroo Road BUNBARTHA (Maneroo homestead)  
**Address** 150 Maneroo Road BUNBARTHA **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Federation/Edwardian Period (1902-c.1918)

## History and Historical Context

The property is located about 10 kms north of Shepparton near the eastbank of the Goulburn River at the end of Maneroo Road. <!DOCTYPE HTML PUBLIC "-//W3C//DTD HTML 4.01//EN" "http://www.w3.org/TR/html4/strict.dtd">

The homestead was built c.1914 for important local figure William Orr (1843-1929), member of the Victorian Legislative Assembly. After arriving in Australia in 1852 Orr had headed for the Victorian goldfields but he later made his fortune in mining in Queensland and Broken Hill.

Orr purchased the property around 1908; it was previously known as Laurel Banks Estate. His wife Mary, nee Fraser, grew up on the neighbouring Tallygaroopna Run. Orr's previous property was Wanganui in north Shepparton (HERMES 156763).

Maneroo homestead was built to be an ideal homestead with no expense spared and with all modern conveniences. It is an impressive Federation brick house designed by Melbourne architects. The house is set beside a lagoon with the river itself back further. Orr expounded irrigation, including ground-breaking spray irrigation, in the district, and established orchards and irrigated lucerne stands.

The 451 ha [1,100 acre] property was sold to Dr Ramsay Mailer of Melbourne in 1920. Orr retired to Maneroo in Toorak. Dr Mailer, a specialist in so-called nervous diseases, was a medical officer for the State Mental Hygiene Department and ran a practice in Collins Street. He and his wife set up Motive House in Collingwood, an opportunity house for young people. He was also a fine cricketer and president of the MCC. On his Maneroo property, he was a leading breeder of Jersey dairy cattle and Southdown and Ryeland sheep.

Maneroo was reduced to about 226 ha [550 acres] with the properties of Athol and Riverview (about 107 ha [260 acres] each) created but still owned by Mailer till 1943, just before his death.

### References:

<http://adb.anu.edu.au/biography/orr-william-7922> Orr biography

<http://trove.nla.gov.au/ndp/del/article/89309756> Good description of Maneroo and Orr's use of irrigation in 1914

<http://trove.nla.gov.au/ndp/del/article/179175014> Orr obituary



# HERITAGE CITATION REPORT

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<http://trove.nla.gov.au/ndp/del/article/11794353> Mailer obituary

## Statement of Significance

### What is Significant?

Maneroo homestead at 150 Maneroo Road, Bunbartha.

### How is it Significant?

Maneroo homestead is of local historic and aesthetic significance to the City of Greater Shepparton.

### Why is it Significant?

Maneroo homestead is of historic significance for its association with the early 20th century agricultural development of the Shepparton region.

It is of historic significance for its association with William Orr, a member of the Victorian Legislative Assembly. Orr developed an innovative irrigation system and had orchards and irrigated lucerne stands. He had the homestead designed by Melbourne architects.

It is of historic significance for its later association with Dr Ramsay Mailer, a Melbourne medical specialist who set about breeding Jersey cattle and Southdown and Ryland sheep. HERCON criterion A

It is of aesthetic significance for its fine Federation-era architecture. The homestead was designed by Melbourne architects. HERCON criterion E

## Recommendations 2014

### External Paint Controls

No

### Internal Alteration Controls

No

### Tree Controls

No

### Fences & Outbuildings

No

### Prohibited Uses May Be Permitted

No

### Incorporated Plan

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### Aboriginal Heritage Place

No

# HERITAGE CITATION REPORT

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**Name** 185 Medland Road BUNBARTHA (Riverview Dairy)  
**Address** 185 Medland Road BUNBARTHA **Significance Level** Local  
**Place Type** Shed  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Interwar Period (c.1919-c.1940)

## History and Historical Context

Once part of the Tallygaroopna Run, the block was selected by James Dick. It was bought by Dr Ramsay Mailer in the early 20th century and became part of Maneroo (HERMES 197747).

The property Riverview was created out of Maneroo (as was the neighbouring Athol).

Riverview was managed by Frank Medland for Dr Mailer, from whom Medland later bought the property. Later his son, Godfrey Medland, took over the farm.

It was considered a show farm incorporating best practice in dairy, piggery, chickens and land management. The dairy, built 1926/7, includes a tall silage tower which resembles the tower of a castle (with foundations for another never built). It incorporated the features of the most modern dairy of its time. Upgrades to the dairy plant were made in the 1950s with the installation of the first 10-unit milking plant in Victoria. Retained are a unique dairy-cow wind-vane and the crenellations along the top of the silage tower. Though in need of repair, particularly to the roofing, to preserve the structure, much of the original dairy-plant remains.

## Description

### Physical Condition

The property is located about 13 kms north of Shepparton on the east bank of the Goulburn River at the southern end of Medland Road. The dairy, built 1926/7, includes a tall silage tower which resembles a tower of a castle (with foundations for another never built). Retained are a unique dairy-cow wind-vane and the crenellation along the top of the silage tower.

## Statement of Significance

### What is Significant?

# HERITAGE CITATION REPORT

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The dairy, the silage tower, the dairy-cow wind vane and associated machinery.

## How is it Significant?

The place is of local historic, technical and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

The dairy, silage tower and wind vane are of historic significance for their association with the late 19th/20th century establishment of agriculture in the Bunbartha region.

The outbuildings demonstrate a period in agriculture when dairying became increasingly important to the region. The 1950 changes also demonstrate another period of economic growth and development within the dairy industry. HERCON criterion A

The surviving elements of the outbuildings are of architectural significance. They are unusual for their idiosyncratic decorative architectural elements - such as the castle-like decorations and the decorative wind-vane. HERCON criterion E

The surviving outbuildings demonstrate contemporaneous construction techniques as well as the use of vernacular building materials. HERCON criterion F

The surviving outbuildings are of aesthetic significance as they contribute through their use of vernacular building materials, their scale and design to the aesthetic qualities associated with a representative 19th century Goulburn Valley farmstead. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	Yes The dairy, the silage tower, the dairy-cow wind vane and associated machinery contribute to the significance,
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	186 Medland Road BUNBARTHA	
<b>Address</b>	186 Medland Road BUNBARTHA	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	<b>VHR</b> No <b>HI</b> No <b>PS</b> Yes
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<b>Architectural Style</b>	Interwar Period (c.1919-c.1940), Victorian Period (1851-1901) Vernacular
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## History and Historical Context

The homestead was built by Thomas and Matilda Thornton in 1928; they had purchased the property from the Campbell family, which had farmed it for around five decades.

Located on the east bank of the Goulburn River about 13 kms north of Shepparton, the property was originally part of the Tallygaroopna Run. It is the site of one of the earliest successful selected properties of the area, being well located by the river with good sandy-loam soils suited to irrigation. The property grew the first wheat crop between Shepparton and the Murray River.

Early Bunbartha identity James Campbell and his brother, Scottish migrants, had moved to the Gouburn Valley from Smeaton in the 1870s and taken over this selection and two adjoining allotments from Hugh Dick, James Whitford and Robert Cottrell in the 1870s or 1880s. The Campbell family then farmed the 320 ha [800 acres] and other properties until 1927.

In 1881, James Campbell had sold his harvesting machinery and moved from grain growing and cattle production 'in favour of pastoral pursuits', buying up local farms until he amassed around 1230 ha [3000 acres], and breeding sheep for prime lambs, although he later increased the acreage cultivated, in deference to his sons' love of cropping. In 1895 he planted a large orchard and vines and launched into wine-making: competition with the Ardmona growers, however, later curtailed these ventures.

Campbell became a prominent local figure. He was a Councillor first of the Echuca Shire, then of the newly formed Shepparton Shire, playing an important role in its establishment in 1879. He became Shire President in 1889 and he was also a Justice of the Peace.

A visiting journalist noted his 'newly-built house of sun-dried brick' situated on the sandbank close to the river. It was during the Campbells' time that the two large Moreton Bay fig trees were planted by a farm worker on the property, Bill Redin, who asked if he could plant seeds he had held. Redin stayed on later to work for the Thorntons. The trees were already large in 1927 when the Thorntons took over.

Campbell died in 1902, and the estate was divided, his son John and family taking over Roseneath. A progressive agriculturalist with some innovations in farm machinery to his credit, John Campbell was, according to his obituary, 'a man of the most advanced ideas [whose] knowledge of agricultural machinery was almost profound'. He was also an early adopter of pumped irrigation water from the Goulburn River. He was an inaugural committee member of the

## HERITAGE CITATION REPORT

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Shepparton Agricultural Society and President for a year. After John's death in 1915, family members continued at Roseneath until 1927.

Roseneath was purchased in 1927 by Thomas and Matilda 'Tilly' Thornton, who lived temporarily in the mud brick house, which was to be destroyed by fire in the 1930s. Located on the property also was a mud brick 'winery'.

The house the couple designed for themselves is a testament to rural resourcefulness and ingenuity, along with a possibly unusual awareness of current movements in architecture and interior design, and a knowledge of notions of natural ventilation. Roseneath is a square concrete house; it is said the couple 'took a whole writing tablet to set up the plan'. The builder was Stuart Hamilton, bridge builder of Euroa. The foundations were set deeply, and formwork was built up and filled with concrete level by level as the previous level dried. The concrete surfaces of both exterior and interior walls were painted. A central passage, closed in at the southern end to create a bathroom, gave access on the west to three bedrooms, and on the east to a living room, dining room, and kitchen. Ceilings were of plaster (fibrous plaster) and were insulated with 'two woolpacks of seaweed', which was spread throughout and proved to be an effective insulation. Floors were of Western Australian jarrah. Back-to-back fireplaces, with simple brick surrounds and tiled hearths, served the living and dining room and the two front bedrooms.

Doors led from all rooms on to the concrete verandah: double doors, glass-panelled, from each bedroom, and double Canadian pine doors, with upper glass panel, from the lounge and dining room. Cupboards in all rooms were inbuilt, of pine, and window seats provided lidded storage. In the kitchen, a wooden food safe was sunk into a small cellar-like enclosure for coolness, and was raised to kitchen level when needed with a system of weighted pulleys; family lore has it that this was modelled on a similar contrivance owned by Sir Sydney Kidman. Pipes leading from outside conveyed fresh air into the subterranean chamber. In the mid thirties, the verandahs were 'closed in' by a nephew of Hamilton; they were concreted to waist-height and the upper sections fitted with copper flywire. The couple's daughter Betty, who lived on the property for eighty years, remembered hearing from her parents that at the time 'people were amazed', describing the house as 'very modern', and 'a square box with a verandah all round'. It was, she said, a very comfortable house to live in.

The homestead was completed around September 1928, along with two garages of similar construction. One of the garages was surmounted by a loft with two tanks above it. Rainwater from the roof was directed into a settling tank and thence to a well from where a windmill took it into one of the tanks. Bore water was stored in the other to provide water for the garden; it however proved too brackish. Hamilton, the builder, had also created a concrete fountain for the front garden: this consisted of a wide lower bowl, a central stand, and an upper bowl surmounted by an eagle modelled on a fountain he was familiar with at the entrance to Sydney Road in Parkville. The ends of knitting needles provided the red eyes, an extension of the steel framework formed the beak, and feathers were realistically etched in the concrete.

The Thorntons ran a mixed property, initially concentrating on sheep, both for fat lambs and wool. During the Depression of the 1930s, like most farming families, they undertook any farming activity that paid; they extended later into cattle and limited dairying, with some cropping. Tom Thornton was a recognised judge of stock of all kinds, his expertise sought by local Agricultural Societies, particularly for horses. He had a special interest in first-cross sheep, which took him on buying trips to many parts of Australia, sometimes by plane.

Tom Thornton died in 1968, and Matilda, daughter Betty and son Warren continued to farm the property for wheat, sheep and dairying.

The property remained in the Thornton family for 80 years with little change to the building or the fountain. With a change of ownership, some minor works have taken place.

### References:

# HERITAGE CITATION REPORT

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Betty Thornton, personal communication, 30 July 2015

Shepparton Family History Group, *Early Families of Shepparton and District Book 2*, Shepparton, 2000

Stewart Morvell, *The Story of Bunbartha 1841-1981*, Shepparton, 1984 (1981)

*The Australasian*, 27 December 1879, p. 25

*The Australasian*, 16 October 1886, p. 11 (James Campbell is mistakenly referred to as James Cameron)

*Shepparton News*, 22 November 1915, p. 2

Parish Plan Tallygaroopna

Electoral rolls, Division of Echuca, Subdivision of Numurkah, 1903-1968

## Description

### Physical Condition

A square concrete homestead with a large roof and encircling verandah.

## Statement of Significance

### What is Significant?

The homestead at 186 Medland Road, Bunbartha.

The 19th century Moreton Bay Fig trees (*Ficus macrophylla*) contribute to its significance.

### How is it Significant?

The homestead at 186 Medland Road, Bunbartha is of historic, technical and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The place is of local historic significance for its association with the early settlement of the region. It is associated with the early use of water from the Goulburn River for irrigation. HERCON criterion A

The place is of historic significance for its association with the early cropping practices. It is noted as being the first place to grow wheat between Shepparton and the Murray River. HERCON criteria A & G

The homestead is of historic and technical significance for its use of concrete as its primary building material. It was constructed in 1928. The description of its construction method appears to follow a debased pisé form of solid earth construction. This type of construction was promoted by A C McKnight (Architect) from the Riverina district. HERCON criteria A & F

# HERITAGE CITATION REPORT

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The use of solid concrete construction in layers (in the tradition of pise construction) is of technical significance.

The use of seaweed for insulation is of technical significance.

The pulley system for an underground safe is of technical significance.

The provision of reticulated water through settling tanks is of technical significance. HERCON criterion F

It is of architectural significance for its unusual square design with surrounding verandah. The internal joinery with its inbuilt storage areas is innovative. HERCON criteria E, F& B

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

Yes Tree controls apply to the Moreton Bay Fig Trees (*Ficus macrophylla*)

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 720 Tallygaroopna West-Bunbartha Road  
BUNBARTHA (Almond Vale)

**Address** 720 Tallygaroopna West-Bunbartha Road  
BUNBARTHA

**Date** Circa 1874

**Place Type** Woolshed/Shearing Shed,Dairy,Shed

**Citation Date** 2014

**Significance Level** Local

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**Recommended** VHR No HI Yes PS Yes

**Heritage Protection**

**Architectural Style** Victorian Period (1851-1901)  
Vernacular

## History and Historical Context

Daniel Burgess (1846-1927) selected the 131 ha [320 acres] in Bunbartha in 1874. His son, George, was the first white child born in the area. An exponent of irrigation, George established an early orchard and vineyard, as well as an impressive garden, including almonds around the home site. In 1893 he built his homestead Almond Vale; this was burnt down by vandals in 1990. The remains are still in place and many of the original garden plantings still exist.

<!DOCTYPE HTML PUBLIC "-//W3C//DTD HTML 4.01//EN""http://www.w3.org/TR/html4/strict.dtd">

The remains on the site include a collection of outbuildings:

- a 3-room rough-made building, probably of hand-made sun-dried bricks, which may pre-date the burnt homestead;
- a small timber storeroom; and
- a shearing shed with lean-to dairy constructed from vertical posts of local timber.

## Description

### Physical Description

The site is located on the south side of the Tallygaroopna West-Bunbartha Road about a kilometre east of Bunbartha village. The remains of the house survive and many of the original garden plantings still exist. In addition to the ruins of the house, there is also a collection of outbuildings. These include a 3-room rough-made building, probably of hand-made sun-dried bricks, which may pre-date the burnt homestead. There is also a small timber storeroom and a shearing shed with lean-to dairy made from vertical posts of local timber.

## Statement of Significance

### What is Significant?



# HERITAGE CITATION REPORT

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The three surviving outbuildings and the remnant garden setting; this includes any original plants and hard landscaping.

## How is it Significant?

The place is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significance?

The place is of historic significance for its association with the development of agriculture in the region. It is representative of the typical type of farm outbuildings constructed in association with the selection era; although the use of adobe (sun-dried bricks) as a construction material was not common in the Goulburn Valley during the 19th and early 20th centuries, it appeared at times of financial hardship. HERCON criteria A & B

The place provides physical evidence of an early use of irrigation and this includes the remnant orchard plantings and vineyard. HERCON criterion A

The place is of aesthetic significance and architectural significance for the design and construction of the shearing shed, the associated dairy and the small timber storeroom. HERCON criterion D

The surviving house ruins, remnants of garden, orchards and vineyard are evocative of the 19th century farmstead. HERCON criterion D

## Recommendations 2014

	No
<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	Yes The surviving outbuildings - shearing shed, dairy, adobe hut and timber storeroom - are of significance. All of these places contribute to the cultural heritage significance of the place.
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 1112 Cemetery Road CANIAMBO (Gowangardie Cemetery)  
**Address** 1112 1112 Cemetery Road CANIAMBO **Significance Level** Local  
**Place Type** Cemetery/Graveyard/Burial Ground  
**Citation Date** 2014

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

On 8 May 1882, 2ha [five acres], part of Allotment 29, Parish of Gowangardie, County of Moira, were reserved as the site for the Gowangardie cemetery. Former squatter, now large landowner, Humphrey Grattan of the Gowangardie pastoral run, called a meeting at Lambert Dan's house at Gowangardie on Tuesday 13 June 1882 to appoint trustees for the site, and to call tenders for clearing and fencing 'the new Gowangardie Cemetery'. Inaugural trustees were Humphrey Grattan (Church of England), Frank Rogerson (Presbyterian), James Hogan (Roman Catholic), and William Cole (Wesleyan). Walter Cole succeeded his father in November 1891 following the latter's death (as often happened in these early cemetery trusts), but dying at 34, was himself replaced by pioneer settler Jacob Frederick in 1896.

Humphrey Grattan, largest landholder in the district, and subsequently popular local 'squire', was buried here on 26 January 1907, the funeral being 'one of the largest ever seen in the Gowangardie district'. His grave seems to have been forgotten, although that of his wife, who predeceased him by twenty years, is conspicuous, her husband having purchased a number of plots to accommodate it.

Another burial of note, which caused great grief in the locality, was that of 20 year old Private Fred Buckland, son of the President of the Shire of Violet Town. He had enlisted a month before his death in September 1915 (having put a crop in, 'to leave the work of the farm to best advantage' as the local paper put it); he contacted a cold in camp at Broadmeadows, which led to fatal meningitis. He is buried in the Methodist section.

Members of families with a long association with the district buried at this cemetery include those of the Wall, Cole, Bradshaw, Telford, Fothergill and Thorn families.

It is believed that some early burials had taken place on the Gowangardie pastoral run located to the north, but the site of such graves is unknown.

### References:

Helen and John Wall, personal communication, 5 June 2015

Caniambo-Gowangardie-Tamleugh History Committee and Helen Wall, *Caniambo, Gowangardie, Tamleugh*, Shepparton, 1985

*Victorian Government Gazette*, No. 53, 12 May 1882, p. 1080

*Victorian Government Gazette*, No. 67, 30 June 1882, p. 1602

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*Victorian Government Gazette*, No. 145,27 November 1891, p. 4586

*Victorian Government Gazette*, No. 69, 26 June 1896, p. 2898

*Euroa Advertiser*, 1 February 1907, p. 3

*Violet Town Sentinel*, 7 September 1915, p. 1

## Description

### Physical Condition

The cemetery covers 2 ha [5 acres] and is a square site. The landscape is gently undulating and lightly treed. The cemetery lies to the south of the Broken River at Caniambo. It contains around two hundred and forty burials, a number unmarked, although locations and identities are recorded. It is treed along the north (front), east and west boundaries. The cemetery is sparse, with graves spread out over the central portion. There are no made paths and the site is in rough grass.

Boundary fences are post and wire; at the gate a hand-painted sign announces 'Gowangardie Cemetery'. Historically it has been divided into denominational sections; Church of England, Presbyterian, Catholic, Wesleyan and 'Strangers'. There is no section for lawn burials.

The most substantial memorial is the tall Egyptian-influenced marble obelisk, now partly obscured by vegetation. It commemorates Sophia Grattan, wife of the last pastoral leaseholder of the Gowangardie run, Humphrey Grattan.

## Statement of Significance

### What is Significant?

The Gowangardie Cemetery and its surviving headstones. The lightly treed site with its rough grass cover contributes to the aesthetic significance of this place.

### How is it Significant?

The Gowangardie Cemetery is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The Gowangardie Cemetery is of historic and social significance for its association with the establishment of the Caniambo district. The cemetery was gazetted on 8 May 1882. Members of families with a long association with the

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district are buried at this cemetery. The cemetery has been divided into denominational sections as was typical in the 19th century. HERCON criteria A & G

The Gowangardie Cemetery is of aesthetic significance for its layout and the siting of the gravesites. Many of the gravesites have substantial headstones with stone beds and metal palisades. The relatively large Egyptian-influenced marble obelisk is of note for its scale and for its sombre use of Egyptian motifs. The surrounding rural setting contributes to the aesthetic character of this place. HERCON criteria D & E

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	1150 Boundary Road CONGUPNA	
<b>Address</b>	1150 Boundary Road CONGUPNA	<b>Significance Level</b> Local
<b>Place Type</b>	Silo, Woolshed/Shearing Shed	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	<b>VHR</b> No <b>HI</b> No <b>PS</b> Yes
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## History and Historical Context

The Land Selection Acts saw the opening up of large areas of Victorian agricultural land for settlement. Congupna was one such area and a township was established. The school in 1879 was one of the first buildings and this was followed by a Methodist Church, a Public Hall, Post Office, Creamery and the Recreation Reserve. The reserve was used for football, cricket and tennis and as a place for picnics.

The reserve and nearby Shire Dam on the creek were used to rest and water travelling stock. A pump was installed on the dam for local settlers when they needed to cart water for stock and domestic use.

## Description

### Physical Description

The silo has been constructed from curved sheets of galvanised metal with metal strapping.

The shearing shed is a rectangular building with a gable roof. It has a raised board (floor) to enable sheep to be stored underneath. The walls and roof are clad with corrugated galvanised metal. The main opening has a metal sliding door with a timber framed platform.

## Statement of Significance

### What is Significant?

The metal silo and the shearing shed are significant.

### How is it Significant?

The outbuildings are of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The silo and shearing shed are of historic significance as they provide tangible physical evidence of representative

# HERITAGE CITATION REPORT

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farming outbuildings. Early metal silos were constructed with sheets of curved metal with strapping. This type of silo predates later silos that are constructed from single sheets of metal. HERCON criterion A

The silo is of technical significance for its early design features. HERCON criterion F

The shearing shed has a typical design for the period and building type. It has a raised board (with an area underneath to keep sheep dry). The simple rectangular building with its gable roof and corrugated metal cladding is a ubiquitous feature of the rural landscape. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** Thompsons Road CONGUPNA (Congupna Common)  
**Address** 380 Thompsons Road CONGUPNA **Significance Level** Local  
**Place Type** Picnic Ground/ Recreation reserve  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

The area now known as the Congupna Common was the location of the original Congupna township. The Land Act (1869) saw the opening up of large areas of Victorian agricultural land for settlement. Congupna was one such area and a township was established. The school in 1879 was one of the first buildings and this was followed by a Methodist Church, a Public Hall, Post Office, creamery and the Recreation Reserve. The reserve was used for football, cricket and tennis and as a place for picnics.

The reserve and nearby Shire Dam on the creek were used to rest and water travelling stock. A pump was installed on the dam for local settlers when they needed to cart water for stock and domestic use.

A row of Moreton Bay fig trees (*Ficus macrophylla*) were planted on the north side of the sports ground.

By 1912 the number of students at the Congupna School had declined and in 1918 the school closed. The school building was relocated to Zeerust and later was used by the Moira Scout group. The township continued to decline and in 1931 the Hall was sold and in 1965 the Methodist Church closed.

There is little physical evidence left today of this township, the Moreton Bay fig trees being the most substantial remaining evidence of its existence.

### Reference:

Myrtle Ford, *The Centenary of Congupna Schools and District 1884-1984*, Shepparton, 1984

## Description

### Physical Condition

The Moreton Bay fig trees are excellent examples of their species. Their maturity and form is notable.

## Statement of Significance

### What is Significant?

# HERITAGE CITATION REPORT

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The Congupna Recreation Reserve, known locally as the Congupna Common, and the seven Moreton Bay fig trees (*Ficus macrophylla*) are significant.

## How is it Significant?

The Recreation Reserve and the seven Moreton Bay fig trees are of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

The Recreation Reserve is of historic and social significance for its association with the settlement of Congupna. It was used for football, cricket and tennis games and as a place for picnics. The reserve was also used to rest and water travelling stock and water was available for the local community. HERCON criteria A & G

The seven Moreton Bay fig trees are of historic significance as they were planted during the early days of settlement. They demonstrate the importance of this place to the community in the 19th century and up to the present day. HERCON criteria A & G

They are of aesthetic significance as fine examples of mature trees of this type. Their scale and form is of particular note. HERCON criterion E

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

Yes Seven Moreton Bay Fig Trees (*Ficus macrophylla*) on the north side of the sports oval.

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No



# HERITAGE CITATION REPORT

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<b>Name</b>	170 Kilmartin Road COOMA (Garfield)	
<b>Address</b>	170 Kilmartin Road COOMA	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead building	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Federation/Edwardian Period (1902-c.1918)

## History and Historical Context

Garfield was designed by Arthur Edgar Castles (1871-1933) for selector turned entrepreneurial farmer, the American JT (John Thomas) Dougherty. Known locally as 'American Dougherty', he named the property after a popular USA President. According to one source, Dougherty had been successful on the Californian goldfields. By 1890 he had purchased 369 ha [900 acres] of land. He invested in many shops and farm properties in the area, and made a generous long-term loan of £2000 to the Kyabram Mechanics' Institute.

A E Castles, Tongala architect and Deakin Shire Engineer from 1896 to 1933, was a prolific designer, responsible for many public, commercial and private buildings in and around Kyabram and Tongala, including the well-known Karlsruhe at Lancaster, the Echuca Masonic Hall, and three large houses (Robgil, Bonshaw and Lauderdale, all in the Stanhope area) for the sons of William Winter-Irving, of the Goulburn Valley family of squatters turned local squires and civic leaders.

## References

Anderson, Don, *Life and Times of A E Castles 1871-1933, Deakin Shire Engineer and Local Architect, Kyabram*, n.d.  
*Kyabram Free Press/Guardian*, 21 April 1987, p. 13.

## Description

### Physical Description

#### Brief description:

Garfield is a large red brick Late Victorian/Federation homestead. It has a gable roof which is clad with corrugated metal and the brick chimneys have a brick cornice. The roof line is broken by a breakfront gable. The gable is formed by an extension of the external brick wall and has a centralised rectangular vent. The apex of the gable has a smooth finish with timber strapping. The breakfront, unlike many other more decorative examples from this period, has a clear building role to ventilate the roof space. Providing ventilation is clearly one of the concerns of the architect as subfloor ventilation is also well provided for. The brick walling below the verandah is approximately 600 mm high and this also is a less than common feature of the typical house from this period. The height of the wall allows for a well-ventilated sub-floor space. The vents form part of the design of the house as they are located centrally within each brick bay. The brick bays are

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formed by shallow pilasters which also act as a plinth for the cast metal verandah columns. The penultimate brick course is also recessed and creates a shadow line that complements the dimensional shadow values of the shallow pilaster. This design also allows for two underground rooms. The ventilation system has been integrated into the architectural expression of this house and this is relatively uncommon. This is a notable regional response to the climatic conditions.

The facades have a charm typical for its period, albeit without the symmetry that is common to this period and region.

A range of architectural features contribute to the aesthetic and architectural significance of the homestead:

- standard Victorian proportions and scale of openings;
- the verandah with its cast metal posts and highly decorative cast metal brackets;
- the single timber brackets to the eaves;
- the timber framed double-hung sash windows; and
- the fine red face brick work.

Some trees remain from early plantings, including tall cotton palms (*Washingtonia robusta*).

## Statement of Significance

### What is Significant?

Garfield homestead and its garden setting. This includes the tall cotton palms (*Washingtonia robusta*).

### How is it Significant?

Garfield homestead is of local historic, technical and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

Garfield homestead is of historic significance as one of a group of large residences built from the late 1880s to around 1910 by a small emerging class of prosperous landowners in the Goulburn Valley.

It assists in demonstrating the economic impact provided by the establishment of agriculture and its associated industries

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during the late 19th and early 20th centuries. This success was built on the hardships and endurance of the selection period.

It is of historic significance for its association with a former owner known as 'American Dougherty'. HERCON criterion A

It is of technical significance for its application of ventilation technologies. HERCON criterion F

The integration of ventilation technologies into the architecture of the building is unusual and rare during this period and for this region. HERCON criterion B

It is of aesthetic significance for its architecture and its association with A E Castles, architect and Deakin Shire Engineer. HERCON criterion E

## Recommendations 2014

**External Paint Controls**

No
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**Internal Alteration Controls**

No
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**Tree Controls**

Yes Tree controls apply to the cotton palms ( <i>Washingtonia robusta</i> )
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**Fences & Outbuildings**

No
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**Prohibited Uses May Be Permitted**

No
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**Incorporated Plan**

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**Aboriginal Heritage Place**

No
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# HERITAGE CITATION REPORT

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**Name** 840 Kyabram-Cooma Road COOMA  
**Address** 840 Kyabram-Cooma Road COOMA **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Victorian Period (1851-1901)  
Vernacular,  
Federation/Edwardian Period  
(1902-c.1918)

## History and Historical Context

The homestead at 840 Kyabram-Cooma Road was built by successful farmer George Robinson in 1907.

The 131 ha [320 acre] block (Allotment 105, Parish of Kyabram East, County of Rodney) had been selected by William McCartney in September 1873. It straddled the western extremities of the former St Germain's and Merrigum pastoral runs, the brush fence which separated the two running through the north-east corner of the selection. The Geodetic line representing 36°24'S was blazed across the selection through the grey box trees. Two of the initial buildings (HERMES 156034) constructed by McCartney still stand, both of log cabin construction; the building on the east exactly matches dimensions reported in McCartney's lease application of 18 March 1877, and was thus constructed prior to that date.

William McCartney weathered the pioneering phase of selection with help of a number of mortgages, and received his Crown Grant on 24 February 1893. Despite this, again mortgaged, this time to 'boss cocky' grazier William Bray of Merrigum South (who helped many selectors experiencing difficulties in the locality), he sold the property to George Robinson almost immediately, in July 1894.

The homestead built by Robinson, although in design a cohesive whole and dating to 1907, possibly includes some earlier fabric dating from 1902, when the rate books indicate some construction activity.

George Robinson (1865-1953) was an example of an emerging class of farmers who, although often beginning their agricultural life in the 1870s selection frontier of the Goulburn Valley or the wider northern plains in simple log huts, were able, by the 1890s or the first two decades of the twentieth century, to build large commodious Federation style homesteads. Some achieved this financial security due to the creation of large family farms by amalgamations, others by the purchase of additional land to create a more viable holding. Robinson himself had done so well, and was so community-spirited, that, like William Bray, he was willing to act as a benefactor to struggling or 'deserving' locals by providing loans on easier terms than commercial entities. Robinson, in fact, having observed the hard work, efficiency and ambition of a young shopkeeper in the neighbouring town of Merrigum, in 1914 purchased (with his brother James Robinson) the general store that Judd had been renting, and further, loaned Judd the not inconsiderable sum of £250. It was only in 1920 that Judd was able to buy the store and dwelling himself.

Robinson held the Kyabram-Cooma Road property until March 1950, three years before his death. He is commemorated, with his wife, by a plaque in his former place of worship, the Cooma Uniting (formerly Methodist) Church, where he had played an important role for many decades.

# HERITAGE CITATION REPORT

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## References:

Title Vol 2511/ Fol 119

Shire of Rodney Rate Books 1894-1918

Anne Tyson, 'The log buildings of Merrigum and the context of their construction', Research Project, Master of Arts (Public History), Monash University, 2001

[http://www.myheritage.com/person-1000129\\_78605121\\_78605121/george-middleton-robinson](http://www.myheritage.com/person-1000129_78605121_78605121/george-middleton-robinson)

Business records and biography of J. P. Judd, 1918-1959, (manuscript MS SEQ), State Library of Victoria

## Description

### Physical Description

A large Federation-era brick homestead with a galvanised metal roof. The style of this house is late Victorian with Federation overtones. The main hipped roof section has transverse gables with timber bracketed eaves and rectangular vents at the apex of each gable. The bull-nosed verandah runs across the two main facades and has a highly decorative cast iron frieze with cast iron brackets. The eave line to the hipped roof has timber paired brackets. The main body of the house has retained its face brickwork; the walling above the verandah and to the gable face has been painted. The brick chimneys have brick corbelling and rendered upper areas. This is a substantial building from the turn of the 20th century and the combination of Late Victorian and Federation era architectural elements contributes to its aesthetic significance.

## Statement of Significance

### What is Significant?

The large Federation-era homestead and its surrounds and setting. This includes the architectural features associated with late Victorian and Federation architectural periods.

The two selection-era log buildings (HERMES 156034) contribute to the significance of the place.

The mud brick shed also contributes to the significance of the place.

### How is it Significant?

The homestead and outbuildings are of local cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The place is of historic significance for its association with the selection era and the increasing prosperity of Cooma and district during the early 20th century. HERCON criterion A

The homestead is of architectural significance for its distinctive Federation and late Victorian architecture. It is of

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aesthetic significance for its fine detailing. HERCON criterion E

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	Yes The two selection-era log buildings (HERMES 156034) contribute to the significance of the place. The mud hut contributes to the significance.
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 5 Dougan Road COOMBOONA (Hazeldene)  
**Address** 5 Dougan Road COOMBOONA **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Victorian Period (1851-1901),  
Interwar Period (c.1919-c.1940)

## History and Historical Context

In 1882, Charles and Elizabeth Norton made their way to the Mooroopna North/Coomboona area after travelling by paddle steamer from Wentworth to Echuca. Hazeldene was, at that time, described as 'a cottage' and was on 32.8 ha [80 acres] that Norton selected and bought from the Crown. Later, he purchased 615 ha [1500 acres] at nearby Coomboona and operated a dairy business. Norton was involved in the founding of the Ardmona Football Club, the Goulburn Valley Football Association and the Central Goulburn Valley Football Association. He served on many local organisations, including the Rodney Shire Council, the Methodist Church, the Mooroopna Race Club and the Mooroopna Recreation Reserve. He was a founding member of the Victorian Country Party, and the local branch president. His great-great-grandson lives at Hazeldene.

## Description

### Physical Description

The late Victorian homestead demonstrates typical architectural features of the period. It has a double hip roof which is clad with corrugated galvanised metal; the external cladding consists of timber weatherboards. The windows were replaced in the 20th century and are now a band of triple timber sash windows. The verandah returns to both sides.

It is a good representative example from the period.

## Statement of Significance

### What is Significant?

5 Dougan Road, Coomboona is significant.

This includes the house and associated setting and the architectural features associated with typical Victorian vernacular architecture.

### How is it Significant?

It is of historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

# HERITAGE CITATION REPORT

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## Why is it Significant?

It is of historic and social significance for its association with Charles Norton and family. Norton was a successful farmer who started farming on a 32.8ha [80 acre] selection. Norton was a prominent local citizen and was a founding member of the Victorian Country Party (now the National Party), and local branch president. As a community leader he was one of the founders of the Ardmona Football Club, the Goulburn Valley Football Association and the Central Goulburn Valley Football Association. He served on many local organisations, including the Rodney Shire Council, the Methodist Church, the Mooroopna Race Club and the Mooroopna Recreation Reserve. HERCON criterion A

The house is of aesthetic significance for its representative vernacular architecture. The house demonstrates many of the features associated with the late Victorian period. It was modified during the 20th century and this includes the replacement of Victorian-era windows with a band of triple windows more typical of the 1920s-1950s, and the verandah posts have been replaced with a masonry plinth and columns more typical of the Interwar period. These changes contribute to an understanding of the architectural evolution of the building. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No



# HERITAGE CITATION REPORT

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<b>Name</b>	2040 New Dookie Road COSGROVE (Silo)	
<b>Address</b>	2040 New Dookie Road COSGROVE	<b>Significance Level</b> Local
<b>Place Type</b>	Silo	
<b>Citation Date</b>	2014	

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

Grain was first transported by rail in bagged form, being loaded into open wagons. By the 1930s, Victoria recognised, decades after most other grain-producing and grain-importing areas in the world, that moving individual bags of wheat was extremely inefficient. Western Australia and NSW already employed bulk handling, the latter having built substantial concrete silos from 1920-21. Victoria had mooted such a scheme towards the end of World War One, but it had lapsed. The Grain Elevators Board of Victoria was finally established in 1934 ('elevator' meaning the silo, following USA and Canadian nomenclature). It aimed to establish 138 silos throughout the grain-producing areas of the state. Bulk handling would give protection from vermin, disease and pests, and also reduce costs: it was estimated in 1939 that bulk handling would save growers three pence per bushel, given the high cost of the (largely imported) jute sacks and the cost of sewing up the sacks.

Cosgrove and its companion silos on the Shepparton-Dookie-Katamatite rail line (Pine Lodge and Dookie within the City of Greater Shepparton and Yabba North, Youanmite and Katamatite in Moira Shire) were part of the 'north-central' group of fourteen silos built from 1941, the other eight being located close by, on the Shepparton-Cobram rail line (Tallygaroopna, Wunghu, Numurkah, Katunga and Cobram), and on the Numurkah-Picola line (Waaia, Nathalia and Picola). The north-central silos were built as part of the second tranche of silos Victoria-wide, the Eastern or Williamstown section, consisting of sixty-one silos in total. The first tranche had been the Western or Geelong section, constructed on and west of the Mildura rail line, largely serving the great grain-producing areas of the Mallee and Wimmera. The intention was to have the Western section silos feed a new bulk grain-handling port facility at Geelong, while those east of the Mildura rail line would feed a similar facility at Williamstown. Although the Grain Elevators Board began work on the Williamstown port silos in 1937-38 (the foundations still exist, Heritage Inventory Number H7822-0395 and Hermes Number 13693), the complex never eventuated, as the site was abandoned in favour of Geelong.

Concrete grain silos in Victoria fall into two types corresponding to the two largely separate if contiguous periods of construction, and described by the intended destination of wheat from those silos. Those built earlier in the west of the state are of the 'Geelong' type, recognisable by the gabled roof of the central section; those east of the Mildura line are known as 'Williamstown' silos. The north central silos, including that at Cosgrove, are thus of the latter type. Williamstown silos came in four capacities: 68,000, 100,000, 115,000 and 135,000 bushels, with single or double receival hoppers.

Some silos on the Western Section were in operation during the 1939-40 season, but tenders had not yet gone out for the Eastern section.

Finally, some time in late July or August 1940, tenders were put out for the sixty-one Eastern silos, including the fourteen in the north east. Total capacity of the sixty-one was to be 5,648,000 bushels. The Railways Construction Branch of the

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Board of Land and Works won the tender with a bid of £289,497. The pace of construction would depend on the supply of raw materials (affected by the war), particularly reinforcing steel, it was noted.

Construction on the second tranche of silos began in November 1940. The Williamstown silos would be some of the most up to date in the world, with lessons learned from the Geelong silos and from overseas experience, H Glowrey, Chairman of the Grain Elevators Board, claimed at the time. Delays had been due to the difficulty in obtaining necessary machinery from England.

The *Shepparton Advertiser* announced on 2 May 1941 that contracts for the Cosgrove, Pine Lodge, Dookie and Tallygaroopna silos had been let; possibly this was a sub-contract to the Railways Construction Branch. Tests for the foundations of the silos at Cosgrove and Dookie were carried out in early July, and construction of the Cosgrove silo seems to have begun some time in the second half of 1941.

The north central silos were not all completed as anticipated by the end of 1941, the Grain Elevators Board notifying the communities that due to war conditions, the Cosgrove silo, along with those at Pine Lodge and Dookie, would not receive wheat for the season 1941-42.

Work on the Cosgrove silo was certainly still proceeding in February 1942, when the Railways Construction Branch advised that arrangements had been made to provide reasonable access to platforms, sheds, etc. at Cosgrove and at Dookie while construction work continued.

Numbers of locals may have been co-opted into construction work on the Cosgrove silo. Les Earl, resident as a child in the decommissioned Cashel Bank (Hermes No 156139) east of Dookie, remembers that his father Ted (Edgar) Earl, skilled in carpentry and quarrying, was directed to return from his employment at a Beechworth quarry by the newly-established Commonwealth Directorate of Manpower in early 1942, to oversee the gang setting up the scaffolding and formwork for the silos on the Shepparton-Dookie-Katamatite rail line, including at Cosgrove. Formwork and concreting on the silos proceeded in rings three feet in height. Briefly called up but sent home due to heart problems, Ted Earl was next placed in charge of the installation of the Kelly and Lewis engines (probably 25hp Bulldog-style engines) which powered the elevators, in the Yabba North and Katamatite silos further down the line, and at Tallygaroopna and Waaia on the Cobram and Picola lines just to the north. Belts were not obtainable for the engines due to war exigencies, and they resorted to splicing ropes. He was then put to on the water problem faced at the Cosgrove silo and its neighbours, Pine Lodge and Dookie, and also at Katamatite. The grain receival pits were inspected and wet spots painstakingly dealt with.

In April 1942 tenders were called for the metalling or gravelling of the approaches to the Cosgrove, Pine Lodge, and Dookie silos, 120 cubic yards of material needed at each site.

The first wheat was received at the Cosgrove silo during the 1942-43 season. Tall stacks of bagged wheat, topped by sheets of corrugated iron, no longer stood at the station. Many farmers moved to bulk handling, local contractors using all manner of tip-trucks, including gravel trucks, to move the harvest, as war had made new purpose-built vehicles unobtainable. Others farmers still used bags, now not sewn up; the wheat was tipped into the silo hoppers. The capacity of the Cosgrove silo was 68,000 bushels.

The weight of delivered grain was sometimes disputed by the farmers, weighbridges and their accuracy often being an issue. In August 1944, the Grain Elevators Board wrote asking if the Shepparton Shire Council would delegate control over the Cosgrove weighbridge, along with those at Pine Lodge, Dookie and Tallygaroopna, to the Board for the 1944-45 season. The Board would make its testing and repair service available on the same terms and conditions as in previous years. The request was granted and the offer to have the weighbridges tested accepted.

With improved machinery, harvesting was taking a shorter time. The season 1946-47 saw great congestion at the local

## HERITAGE CITATION REPORT

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silos. The Board blamed the railways for failure to supply enough wagons when needed. Two years later congestion was acute, threatening to hold up harvesting, already delayed due to wet weather; 2500 tons of grain were being moved daily, and one suggested solution, that farmers build their own storages, had failed due to lack of materials. The Cosgrove silo was particularly congested, with local farmers delivering on a quota basis; half the Cosgrove district's wheat was still on the farms, yet there was only room for 2000 bushels left in the silo. The situation was partly alleviated when three special wheat trains were put on daily in the second week of January 1949. The Board was consistently reluctant to extend facilities in this period.

In 1987 the rail line was completely renewed to Dookie to enable wheat to be carried in the large 55 tonne grain-handling rail trucks. Rail freight services on the line ceased around 2009.

The Williamstown concrete silo at Cosgrove is no longer used.

The 'million bushel' large sub-terminal at Dookie dating from the 1960s is now the major receipt and storage site for the area; that facility, and the parallel facility at Murchison, are now the only such depots in the municipality. Both are conducted by GrainCorp, the large agribusiness successor to the Grain Elevators Board and its relatively short-lived privatised offspring, Vicgrain. Both depots are now serviced by road, not rail, around 50% of this region's grain going to the local market for stockfeed production, cooking oil, etc.

### References:

[http://www.elthammrc.org.au/images/stories/Silo\\_Williamstown\\_300dpi.gif](http://www.elthammrc.org.au/images/stories/Silo_Williamstown_300dpi.gif)

Victorian Heritage Register (VHR) Number: H0791 Marmalake/Murtoa Grain Store, Wimmera Highway, East of Murtoa.

<http://railgallery.wongm.com/infrastructure/silos/page/2/>

Pine Lodge Centenary Committee, *Pine Lodge District Centenary 1877-1977*, Shepparton (?), 1977

Dookie Centenary Committee, *Dookie: the years to 1988*, Shepparton, 1988

Les Earl, Katandra West, personal communication, 7 June 2015, 13 June 2015, 15 June 2015

*Argus*, 4 June 1936, p. 7

*Shepparton Advertiser*, 10 June 1936, p. 10

*Argus*, 10 October 1939, p. 3

*Horsham Times*, 22 October 1940, p. 4

*Williamstown Chronicle*, 9 November 1940, p. 1

*Argus*, 19 November 1940, p. 2

*Shepparton Advertiser*, 2 May 1941, p. 2

*Shepparton Advertiser*, 4 July 1941, p.

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*Shepparton Advertiser*, 11 July 1941, p. 8

*Shepparton Advertiser*, 28 July 1941 , p. 3

*Shepparton Advertiser*, 10 October 1941, p. 6

*Shepparton Advertiser*, 20 October 1941, p. 4

*Shepparton Advertiser*, 6 February 1942, p. 4

*Shepparton Advertiser*, 8 May 1942, p. 7

*Shepparton Advertiser*, 2 June 1942, p. 1

*Shepparton Advertiser*, 8 August 1944, P. 4

*Shepparton Advertiser*, 17 January 1947, p. 8

*Shepparton Advertiser*, 4 February 1947, p. 1

*Shepparton Advertiser*, 14 January 1949, p. 6

<http://www.graincorp.com.au/storage-and-logistics/country-operations/vic>

Steve Manley, GrainCorp, Elmore, personal communication, 15 June 2015

## **Description**

### **Physical Condition**

This 'Williamstown' type two-cell grain silo is located within railway land at Cosgrove alongside the now unused section of rail track from which goods trains formerly carried away the bulk grain. It consists of two tall cylindrical concrete cells or bins for bulk grain storage, connected by a taller central section to house the elevator and the engine to power it.

There is a small loading platform on the rail side, along with three angled metal loading spouts (which fed the rail trucks) protruding from one third of the way up the face of the silo, with horizontal platforms giving control of the egress points of the grain. Enclosed metal ladders allow access to the platforms from ground level.

A sub-surface concrete receival hopper, possibly much modified, with metal hatches, is to be found on the non-rail line side, and a small cylindrical corrugated metal water tank, no longer functional, on a metal stand.

The Williamstown silo is connected to a later Ascom metal silo dating to around 1960.

## Statement of Significance

### What is Significant?

The concrete grain silos and the Ascom metal silo.

The setting provided by the open concrete apron and the remnant rail infrastructure contribute to the significance of the place.

### How is it Significant?

The silos are of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The silos are of historic significance for their associations with the massive expansion in Australia's wheat growing capacity in the 20th century. This created major handling and marketing challenges.

They are of historical significance for their association with the development and influence of organisations involved in the Victorian grain industry, including the Victorian Grain Elevators Board and the Victorian Wheat and Woolgrowers Association.

They are of historical significance for their association with the combined impact of the Second World War and Australia's remote geographic location on Victoria's wheat trade, which highlighted the need for bulk storage. HERCON criterion A

The silos are of historic and technical significance for their association with mid twentieth century changes to the storage methods and the transport of grain. Prior to introduction of bulk storage and handling, grain was transported in hessian bags. HERCON criteria A & F

They are of social significance for their association with the economic life of this grain-growing area. They are a longstanding feature in this important local wheat growing region. HERCON criterion G

The silos are of aesthetic significance for their landmark qualities. They are striking sculptural features in the grain growing plains. HERCON criterion D

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 2195 Midland Highway COSGROVE SOUTH  
**Address** 2195 Midland Highway COSGROVE SOUTH **Significance Level** Local  
**Place Type** Homestead building  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Interwar Period (c.1919-c.1940)

## Description

### Physical Description

The Interwar bungalow is a good regional representative example of an Interwar bungalow. It has a large hipped corrugated galvanised roof with gablet vents. The masonry chimneys contribute to its aesthetic significance. The roof falls in an unbroken line to create a return verandah. There is a breakfront in the verandah roof to mark the front entrance. The verandah posts are not original.

## Statement of Significance

### What is Significant?

The Interwar Bungalow at 2195 Midland Highway, Cosgrove South is significant.

This includes all of the architectural features associated with its Interwar Bungalow architecture. The setting provided by the grounds surrounding the house contributes to its significance.

### How is it Significant?

The house is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

2195 Midland Highway is of historic significance for its association with the agricultural development of Cosgrove South. HERCON criterion A

It is of aesthetic significance for its representative Interwar Bungalow farmstead architecture. HERCON criterion D

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No



# HERITAGE CITATION REPORT

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**Name** 2680 Midland Highway COSGROVE SOUTH  
(Gowangardie Weir)  
**Address** 2680 Midland Road COSGROVE SOUTH **Significance Level** Local  
**Place Type** Weir  
**Citation Date** 2014

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

In response to selection in the 1870s extending to the drier areas of the northern plains, and a drought between 1877 and 1881, a Water Conservancy Board was appointed by the Victorian Government in September 1881 to investigate and report on the feasibility of providing water supplies to the northern plains for domestic and stock use. The general recommendation of this investigation was to use the waters of the rivers passing through the region within their own basins, and to conserve supplies for dry summers in the watercourses with dams and weirs.

To this end two weirs were planned for the Broken River. The first weir, to be known as Pine Lodge Creek Weir, was to divert water to Pine Lodge Creek for domestic and stock supply to the Shepparton, Numurkah and Tungamah Districts, as well as to the Shepparton Township. The other, which was to become known as Casey's Weir, was to divert water to the Broken Creek, which passes through Tungamah, Katamatite and Numurkah, 8 km below Benalla. This work was to be undertaken by the Shire of Shepparton Waterworks Trust which was established in October 1882.

However, when the Pine Lodge Creek site was surveyed by the Trust it was found to be unsuitable, and another location with better foundation qualities was recommended. Despite this, the then Minister of Water Supply refused to change the location and the Trust was compelled to use the original site in order to receive the funding. (Source [Hermes 13103] Data owner Heritage Victoria)

The Pine Lodge weir was constructed in 1884, also by the Shire of Shepparton Waterworks Trust, this being the relevant local water supply body at a time when provision of stock and domestic water, and subsequently irrigation water, was controlled by local waterworks trusts rather than a central governmental authority, though financed by loans from the State government. The Pine Lodge weir suffered flood damage, and when problems continued in spite of a rebuilding, the Trust refused to strike a rate for water for the unsatisfactory weir. After much disputation, the Government finally wrote off the Trust's debt for the weir, authorised a loan for a new weir, and approved a new site.

The Gowangardie Weir was constructed in 1897, and was opened in early July that year by Alfred Deakin and Mrs William Grattan. The site was then supervised by a caretaker/ranger. A construction controversy about the suitability of the use of large stones in the cement died away the next year, as reported by Stuart Murray (by then Chief Engineer of Water Supply for Victoria, but previously engineer of the United Echuca and Waranga Waterworks Trust, which covered the western Goulburn Valley).

The 1900 Amending Water Act declared both the Gowangardie Weir and Casey's Weir (built in 1885 and located 27 km upstream) to be national works, and placed them under the control of the Board of Land and Works, along with other local waterways such as the Broken and Boosey Creeks, lifting a great burden from the Shire of Shepparton and

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Tungamah Water Trusts, to the chagrin of many other cash-strapped Trusts.

Maintenance works were undertaken on both the Gowangardie and Casey Weirs in the 1940s and 1950s, with Casey's Weir gaining an off-take structure in 1956/7.

Gowangardie Weir provided for diversion to the East Shepparton Stock and Domestic System for over a century; the original structure has undergone several additions, alterations and repairs. This scheme will be replaced in late 2014 or early 2015 by the Cosgrove Stock and Domestic Pipeline, a wholly piped scheme from Tungamah, rendering the Gowangardie Weir and its open channel system obsolete.

Gowangardie Weir does not include a fish-way, and this prevents fish movement from the lower to the upper Broken River.

## References:

CS Martin, *Irrigation and closer settlement in the Shepparton district 1836-1906*, Carlton, 1955.

*Bendigo Advertiser*, 10 July 1897.

*Euroa Advertiser*, 8 April 1898, 6 May 1898, 10 June 1898, and 24 June 1898.

*North Eastern Ensign*, 31 May 1901.

*Shepparton Advertiser*, 12 October 1916.

Sue Wallace, *Shepparton Shire Reflections 1879-1979*, Shepparton, 1979.

Victorian Parliamentary Papers, 1905, No 36.

## Description

### Physical Condition

Gowangardie Weir is a mass concrete diversion weir approximately 30km downstream (west) of Benalla on the Broken River. The body of the weir is approximately 70 metres in length with a small central outlet pipe. The cross-section of the structure is typical of a concrete gravity structure, with vertical upstream face and angled downstream face. The concrete main wall is 4m high and is founded on rock. The spillway for moderate level flow is located at the centre of the wall and is approximately 10m wide. The irrigation channel is located to the north of the weir spillway structure, re-directing water from the main pool. A plaque commemorates the opening. Pumps to supply Dookie Agricultural College are also located on this bank approximately 1km up stream from the weir. A wing wall of concrete with stone pitching to the slopes is located on the downside of this end of the weir to protect the bank downstream. To the south the weir overflows onto a shallow apron and is diverted to overflow a small wall perpendicular to the main wall at a lower level. This was probably intended to keep flow in the main channel and away from the southern downstream banks. The weir pool extends over 4 kilometres. There are remnants of timber posts set into the north downstream bank.

## Statement of Significance

# HERITAGE CITATION REPORT

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## What is Significant?

The Gowangardie Weir, including the spillway, the outflow, the main pool and the small apron wall and the overflow structure, is of significance.

## How is it Significant?

The Gowangardie Weir is of local historic, social, technical and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

The Gowangardie Weir is of historic, social and technical significance as it is one of the few surviving 19th-century irrigation weirs.

Its construction methods are characteristic of weirs of the period and provide technical insight into their design.

It is associated with the early development of irrigation in Victoria. The weir was opened by Alfred Deakin. HERCON criteria A, G, F

It is of aesthetic significance for its large pool of water and the surrounding vegetation. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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<b>Name</b>	2415 River Road COSGROVE SOUTH (Gowangardie Homestead)	
<b>Address</b>	2415 River Road COSGROVE SOUTH	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead building	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Victorian Period (1851-1901)
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## History and Historical Context

The earliest section of Gowangardie homestead was constructed by Humphrey Grattan soon after he acquired the station in 1860. Extant buildings to that time had consisted of 'a good station hut, men's huts, and five out-station huts.' [1]

The homestead was constructed in a number of stages, the earliest probably the section surrounding the courtyard, followed by the larger rooms facing the west; the additional living quarters on the south were added some time in the second half of the twentieth century, and the addition to the north in the 1990s.

The Gowangardie Run of 16,400ha [40,000 acres] had been first taken up in 1840 by John Howe, followed by Edward Grimes (June 1841), George Allan (July 1847), HWH Smythe and Jessie Smythe administratrix (June 1852), Richard Hale Budd (Dec 1853), and Hugh Glass in September 1856.

Humphrey Grattan, Irish-born son of an Anglican clergyman, took over Gowangardie and the neighbouring run, Caniambo, in July 1860. He divested himself of the latter seven years later, but retained Gowangardie, progressively purchasing more land: 1082 ha [2640 acres] by 1871, 1848 ha [4507 acres] at Gowangardie and Tamleugh by 1879, and 2308 ha [5629 acres] by 1888. [2] As was widespread among squatters, these purchases were largely through the certificate system [3], by which squatters conspired to (legally) defeat the 'unlock the land' thrust of the 1865 Land Act, although some land was purchased from selectors.

Grattan was an astute businessman and a successful pastoralist, progressive and involved in his agricultural enterprises, producing prime stock which often topped the markets.

He became the much-loved squire and father figure of the area. He was an ardent sportsman, holding annual hare coursing matches at Gowangardie. These attracted up to 600 people, including at times 300 on horseback, for the chase and for the generous midday spread. Grattan and his wife opened fetes and other local events, and delivered boxes of fruit from their orchard to local schools.

Humphrey Grattan contributed to the establishment of Christ Church of England at Caniambo in 1889, and was a continuing committee member of the church. He was also a respected Justice of the Peace.

Humphrey Grattan died at the homestead on 24 January 1907, much-lauded. The *Kilmore Free Press* wrote of 'a old colonist, an excellent stamp of pioneer, and a man much esteemed amongst his neighbours.' [4] The *Euroa Advertiser* noted that Grattan was 'known for hospitality and liberal-mindedness which won him general popularity' [5], and his help for selectors was commented on.

## HERITAGE CITATION REPORT

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Grattan and his wife Sophia, who predeceased him in 1887, are buried in the local Gowangardie cemetery, of which he had been a Trustee from its inception in 1882 until his death, a role then taken over by his son. Sophia's grave is marked by an imposing marble obelisk, Grattan's lost among vegetation.

Humphrey Grattan's only child, son William, MLA for Shepparton and Euroa from 1892 to 1897, inherited Gowangardie at his father's death. He moved to Melbourne in 1907, leaving Gowangardie in the hands of a manager, although he retained a continuing interest in agriculture and in the property[6]. William and his wife continued to support local institutions, including the Church of England, local Red Cross and the Caniambo State School.

At William's death on 1917, Gowangardie (by then reduced to 1512 ha [3687 acres]), along with Grattan's tandem property Feltrim (1911 ha [4660 acres] on the Honeysuckle Creek) was put up for sale. The Gowangardie homestead was described at this time as having '14 large and commodious rooms, with water laid on, telephone connection, and every convenience, surrounded by a well-laid-out garden.' Improvements consisted of a large brick stable, motor shed, men's quarters, brick woolshed, sheep yards, dip, large iron barn, and 18 ha [45 acres] of fruit trees and vines.[7]

William Grattan's widow and family were farewelled from the district with a family social and concert in the Caniambo Hall in January 1920, the newspaper report concluding with the district's regret at the family's departure after six decades: 'All feel sad to think that an old Gowangardie family has gone from our midst.'[8]

Gowangardie was purchased by the Closer Settlement Board for soldier settlement in late 1919[9]. However the soldiers 'one by one gave up their holdings', as the *Euroa Advertiser* baldly noted, and the scheme largely failed.[10] The homestead, on a holding of 677 ha [1652 acres], was put up for sale by tender in April 1925, and purchased by well-to-do Elsternwick auctioneer WB Tonks. Tonks sold the property in 1948.

[1] *Argus*, 28 January 1856, p. 8.

[2] [http://www.kenbone.net/genealogy1/n\\_7.html#4](http://www.kenbone.net/genealogy1/n_7.html#4)

[3] *Argus*, 9 October 1866, page 6.

[4] *Kilmore Free Press*, 31 January 1907, p.3.

[5] *Euroa Advertiser*, 1 February 1907, p. 3.

[6] *Australasian*, 21 September 1918, p. 58

[7] *Euroa Advertiser*, 30 January 1920, p. 4

[8] *Euroa Advertiser*, 30 January 1920, p. 4

[9] *North Eastern Ensign*, 17 July 1883, p. 2

[10] *Argus*, 15 March 1926, p. 18

### Description

#### Physical Description

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The brick homestead has been added to since it was originally constructed. The original homestead demonstrates typical architectural characteristics from the period. This includes the sash windows, the hipped corrugated metal clad roof, the brick chimney and the verandah.

## Statement of Significance

### What is Significant?

The Gowangardie Homestead is significant. This includes all the original features and the chimney. The extensive garden setting contributes to its significance. The later additions are not significant.

### How is it Significant?

It is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance as the site of early agricultural development. It is one of only two squatter-built homesteads in the municipality. The property is associated with early pioneers.

It is of historic significance for its association with Humphrey Grattan, Irish-born and son of an Anglican clergyman, Grattan came to Victoria from Liverpool as a cabin passenger in August 1853. Grattan was a community minded pioneer and he helped establish the local Anglican Church. He ran a number of sporting events, he was a Justice of the Peace and well known for his liberal attitudes. HERCON criterion A

It is of aesthetic significance for its representative 1860s architecture. HERCON criterion D

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 1252 Baulch Road DHURRINGILE (Camp 2 Prisoner of War Camp)  
**Address** 1252 Baulch Road DHURRINGILE **Significance Level** Local  
**Place Type** Prisoner of War Camp  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI Yes PS Yes

## History and Historical Context

During World War 2, seven camps housing prisoners of war and internees were established in the Tatura/Murchison/Rushworth area. The camps were situated in the Goulburn Valley as food was plentiful, there was good road and rail access, and a reliable supply of water from the Waranga Basin.

Three prisoner of war camps housed enemy servicemen captured in various theatres of war around the world and transported to Australia for the duration of the war, and four internment camps contained civilians living in Australia or other Allied territories and countries at the outbreak of war, or in territories taken in the fighting, who were deemed to be a security risk because of their nationality.

This was the largest group of such camps set up in Australia, a unique concentration. The camps held about 4,000-8,000 people at any one time. Camps 3 and 4 were the only camps in Australia to have held women and children.

Camp 2 was opened in September 1940 on requisitioned land owned by James Henry Erwen (Allotment 106, Parish of Murchison North, County of Rodney) after the larger Camp 1 had been established in January or February: these camps were located south-west of Tatura less than two kilometers from each other. Both held male internees, mainly Germans and Italians, with Jewish internees being concentrated in Camp 2. Camps 3 and 4 near Rushworth accommodated internee families (Germans, Italians, other Europeans, Japanese and 'Asiatics') and Camp 13 near Murchison, with associated wood-cutting camp at Graytown, contained German and Italian POWs and, after the Cowra breakout, Japanese POWs also. The Dhurringile mansion held internees for a short time, then solely German officer POWs and their batmen. Camp 1 became the Army headquarters for the internment camps, although it eventually housed the hospital and dental headquarters for all seven camps of the group.

Camp 2, like the other camps, consisted predominantly of what were known colloquially as 'Army huts', largely the Australian military's P1 series of standard, low cost, serially designed, wooden framed and corrugated iron-clad buildings, simple rectangular boxes measuring 18m by 6 m with a gabled roof and a door at one end. Each hut accommodated approximately twenty men. In Camp 2 around fifty of these buildings were arranged in a loose V formation within a barbed wire-enclosed area shaped like a rough pentagon and divided into two compounds, outside of which was a two-cell gaol block. In addition, a recreation hut, kitchen and mess huts, and ablution blocks were provided. Internally the buildings were unlined. A Kosher kitchen was established for the internees.

The practice was that internees elected a leader, and various cleaning, cooking and basic maintenance tasks were apportioned to groups and individuals. Internees also organised a wide range of activities, including education, art, theatre, music, craft work, sport and gardening (there were two acres of garden at Camp 2). Camp 2 also boasted a tennis court and golf course. The camps were all adequately supplied with food, and treatment by guards was generally deemed



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to be good.

Camp 2 was the main home of the 'Dunera boys,' internees who were sent to Australia from Britain on a hired vessel, the *Dunera*, in September 1940 in what a BBC program described as 'by far the best known (and most notorious) instance of wartime internment from Britain'. Conditions on the overcrowded ship were appalling, and the behaviour of the British guards sometimes brutal. Some 2,000 of those transported on the *Dunera* were Jewish refugees aged 16 to 60 who had escaped to Britain from Nazi Germany in the 1930s only to be interned as enemy aliens in camps in Britain in mid-1940, in what Winston Churchill later admitted was a 'deplorable and regrettable mistake.' Some had already been to sea but their ship, the *Arandora Star*, had been torpedoed with great loss of life. With them were genuine prisoners of war, along with 200 Italian fascists and 251 German Nazis. The Jewish internees were first held at Hay, then moved to Tatura.

Although later offered repatriation to Britain, many of the Jewish refugees remained in Australia, a great influx of academic and artistic talent; a number became associated with the University of Melbourne. Among the Dunera boys at Camp 2 was Dr Leonhard Adam, a judge and a lecturer in ethnological jurisprudence and primitive law during the Weimar period. Moving to England after being disbarred from the courts in Germany and told to leave the country, he was given a lectureship at the London School of Economics, and in 1940 Penguin printed his seminal *Primitive Art*. As Camps experts Arthur and Lurline Knee note, Adam was responsible, with a group of other academics, for establishing an educational system for the younger internees at Camp 2, the 'Collegium Taturense,' of which Adam became 'pro-rector.' Its status earned recognition at Melbourne University, and successful graduates of the camp college were able to gain access to courses at the University when released after the war. Further, a number of the highly qualified lecturers at Collegium Taturense gained lectureships at the Universities of Melbourne and NSW immediately on release. Distinguished Australian historian Ken Inglis comments that some of the art history lectures at the Tatura camps were more learned than any on offer outside the barbed wire.

Numerous books have been written and films made about the Dunera boys and their treatment during the voyage to Australia and their life in the internment camps. The group set up their own Dunera Association, now consisting mainly of their descendants: it meets regularly in Melbourne, less frequently in Sydney, and makes an annual trip to the Tatura Museum, many members visiting the site of Camp 2.

After the war ended, the final closure of Camp 2 seems to have occurred between 1946 and 1947. All the camps were dismantled, so that physical evidence is patchy, varying between the Camp sites, and the sites were advertised for sale.

Huts were sold to district returned soldiers or purchased by firms and businesses. Many were sold, like the excess from Army bases such as Puckapunyal, to local farmers, and became a characteristic sight on district farms.

Like most of the camp sites, the former Camp 2 is now on private property.

The only German War Cemetery in Australia (VHR H234, HO121) is located adjacent to the Tatura cemetery, and an Ossario at Murchison cemetery houses the remains of 130 Italian POWs and internees who died on Australian soil.

In 1984, the newly formed Tatura & District Historical Society identified the seven World War 2 camps as of significant historical importance for the district. The Society opened the Bill Doller Room in 1991 to house their collection on these camps.

### References:

Patrick Miller, *A Little Marvel in Timber and Tin - the Military P1 Hut of the Second World War*, Heritage Victoria, 2007, accessed 16 March 2017 at [http://dpcd.vic.gov.au/\\_data/assets/pdf\\_file/0008/133784/P1\\_Huts\\_paper\\_1215475667732.pdf](http://dpcd.vic.gov.au/_data/assets/pdf_file/0008/133784/P1_Huts_paper_1215475667732.pdf)

# HERITAGE CITATION REPORT

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Joyce Hammomd, *Walls of Wire: Tatura, Rushworth, Murchison*, Hawthorn, Vic, 1969

Lurline and Arthur Knee, *Marched In: an account of the seven internment and prisoner of war camps in the Tatura area during World War 2*, Tatura, 2013 (2009, 2008)

<http://www.naa.gov.au/collection/snapshots/internment-camps/WWII/tatura.aspx>

Anoma Pieris, 'Architectures of the Pacific Carceral Archipelago: Second World War Internment and Prisoner of War Camps,' *Fabrications*, 2016, vol. 26, no. 3, pp. 255-285

Ken Inglis, 'From Berlin to the Bush', *The Monthly*, August 2010, accessed on 13 February 2017 at <https://www.themonthly.com.au/monthly-essays-ken-inglis-berlin-bush--2638>

<http://www.bbc.com/news/10409026> accessed on 13 February 2017

## Description

### Physical Description

The site of Camp 2 is now lightly treed, and is utilized for grazing. From the air, the western edges of the uneven pentagon shape of the compound area are visible.

Various standing structures and archaeological remains are located at the site.

The brick walls of the twin-celled gaol remain. There are deep earthen pit latrines, some with the remnants of tin toilet seats above, some with concrete lids intact. Concrete slabs mark the kitchen and ablutions buildings, and nearby are the remains of a Coolgardie safe.

Various posts remain, and the stone edging of paths created by the internees.

## Statement of Significance

### What is Significant?

Camp 2 was opened in September 1940 on requisitioned land owned by James Henry Erwen (Allotment 106, Parish of Murchison North, County of Rodney) after the larger Camp 1 had been established in January or February.

Features that contribute to the significance of the place include: the brick walls of the twin-celled gaol, the deep earthen pit latrines, (with the remnants of tin toilet seats above, and the intact concrete lids), the concrete slabs (these mark the kitchen and ablutions buildings), and the remains of a Coolgardie safe.

Other features that are also of significance include the any remaining posts, and the stone edging of paths created by the internees.

### How is it Significant?

The former Camp 2 is of local historic, social, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

# HERITAGE CITATION REPORT

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## Why is it Significant?

Camp 2 is of historic significance for its association with the Australian internment policy of the first half of the twentieth century. Camp 2 was the second of eighteen purpose-built camps, a number of which were constructed in the Goulburn Valley. The ruins and the landscape illustrate clearly the physical environment faced by internees and the organisational arrangements of a World War II internment camp. HERCON criterion A

Camp 2 is of historic and social significance for its association with the 'Dunera boys,' internees who were sent to Australia from Britain on a hired vessel, the *Dunera*, in September 1940 in what a BBC program described as 'by far the best known (and most notorious) instance of wartime internment from Britain'. With them were genuine prisoners of war, along with 200 Italian fascists and 251 German Nazis. The Jewish internees were first held at Hay, then moved to Tatura. HERCON criteria A & G

Camp 2 is of aesthetic for its remnant features and the lightly treed landscape. These features combine to contribute to an appreciation of the hardship and privations that were part of camp life. HERCON criterion E

Camp 2 is of technical significance as the remnant features and the archaeology of the site contribute to an understanding of the planning principles that guided the establishment of the camps. HERCON criterion F

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

Yes The existing light tree cover contributes to the significance of the place.

**Fences & Outbuildings**

Yes

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 450 Kiota Road DHURRINGILE  
**Address** 450 Kiota Road DHURRINGILE **Significance Level** Local  
**Place Type** Barracks & housing  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Mid-Twentieth Century (1940-60) Austerity

## History and Historical Context

The Second World War presented Australian defence planners with a huge logistical problem in relation to accommodation for personnel. The solution they arrived at was neat and inexpensive - the P1 hut. Using readily available building materials and easily understood building techniques, tens of thousands of these huts were built by civil contractors across Australia in the period 1939-1945. Although designed as temporary accommodation their adaptability and inherent strength made them the backbone of military accommodation for 50 years and many are still in use today.

The Australian 'P' series of huts was designed to cover all the personnel accommodation requirements of the military. The series was centred around a basic module - the 'P1 Sleeping or Stores Hut' - which was then modified to produce messes, guard huts, canteens, medical aid posts, dental surgeries, recreation huts, classrooms, and offices. Further modifications produced ablutions, showers, latrines, laundries, offices and stores.

The P1 was designed for construction by civilian contractors using freely available local materials and in a style familiar to all Australian builders. The contractors operated from a site plan which nominated the location of the various types around the camps, and from a set of standard construction plans for each type.

The 'P1 Sleeping or Stores Hut' that formed the basis of this series was a timber framed building on stumps in the traditional Australian manner. All the scantlings were common mill sizes and were the accepted dimensions for a building of its size. The red-gum or jarrah stumps were seated on sole plates and were given galvanised iron ant-caps. The stumps were joined longitudinally by bearers which in turn were crossed by floor joists. The floors were of tongue and groove hardwood boards. The walls, which were built onto the platform created by the completed floor, were of studs between plates and were nogged and braced. There were five window openings on each long wall.

At each end of the building was a pair of ledged and braced doors of vertical, v-notched, tongue and groove boards. The walls were clad externally with whichever material was considered to be most locally advantageous, but was predominantly horizontal, corrugated galvanised iron left unpainted. A ventilation gap covered with birdmesh was left at the top of the walls. Roofs were clad with either corrugated galvanised iron or asbestos cement. Internally the buildings were unlined and unfurnished except for a row of clothes-hooks.

The use of a P1 hut on a rural property was characteristic of the Post War period. Building materials were rationed and the P1 huts became surplus to Army requirements and were sold to the public. These huts were once common but are becoming increasingly rare in the landscape.

# HERITAGE CITATION REPORT

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## Reference:

Patrick Miller *A Little Marvel in Timber and Tin - the Military P1 Hut of the Second World War*, Heritage Victoria, 2007.  
[http://dpcd.vic.gov.au/\\_data/assets/pdf\\_file/0008/133784/P1\\_Huts\\_paper\\_1215475667732.pdf](http://dpcd.vic.gov.au/_data/assets/pdf_file/0008/133784/P1_Huts_paper_1215475667732.pdf)

## Description

### Physical Description

The original P1 huts were unlined timber framed huts clad in corrugated galvanised metal. The roof was either clad with corrugated galvanised metal or corrugated asbestos cement roofing. The original layout was for a 20 man sleeping hut without partitions. Officer accommodation had separate cubicles within each hut. The huts were constructed with timber stumps. The finishes on the huts were quite specific - the metal was not to be painted but the timber could be oiled.

The P1 hut at 450 Kiota Road, Dhurringile has a gable roof with a low pitch. The cladding is corrugated metal and many of the windows have survived. This P1 hut still retains the essential characteristics of the original P1 hut.

## Statement of Significance

### What is Significant?

The former P1 Army hut at 450 Kiota Road, Dhurringile is significant.

### How is it Significant?

The former P1 hut is of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The former P1 hut is of historic significance as a representative example of the re-use of surplus army buildings in the post war period. During this period, after the end of World War 2, building materials were rationed and in very short supply. Excess Army buildings were put up for sale and taken up by many in the rural areas. The P1 huts were an ideal scale for outbuildings such as shearing sheds and storage sheds. They are a lightweight construction and therefore were readily relocatable. These structures were once a common feature in this region but are increasingly rare as the ravages of time and poor maintenance have meant many have been scrapped. HERCON criteria A & B

They are of technical significance for their lightweight construction. HERCON criterion F

The former P1 hut is of aesthetic significance for its rudimentary military design. The huts were constructed with a minimal amount of materials as sawn timber, corrugated roofing and flooring were in scarce supply. HERCON criterion D

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	870 Murchison-Tatura Road DHURRINGILE (stable building)		
<b>Address</b>	870 Murchison-Tatura Road DHURRINGILE	<b>Significance Level</b>	Local
<b>Place Type</b>	Stables		
<b>Citation Date</b>	2014		

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**Recommended Heritage Protection**      VHR Yes HI No PS Yes

## History and Historical Context

John [Jock] Winter, the son of a blacksmith, arrived in Australia with his family from Scotland in 1841 and settled near Ballarat. The discovery of gold on their property transformed the life of the family and provided the basis for sizeable investment in large pastoral areas throughout northern Victoria. Three of the four Winter sons who had taken up large areas of land in the Goulburn Valley each constructed a substantial home on their land, the grandest of them being Noorilim (VHR H0297), built by William Winter in 1878-79 and Dhurringile, built by James Winter in 1876-77.

After the great Goulburn flood of 1870 had washed away his original wooden homestead, James Winter selected a site away from the river for the construction of a huge new towered brick mansion which he named Dhurringile. The mansion was designed by Lloyd Tayler and Wyatt, one of Melbourne's most prominent architectural firms. The style of Dhurringile suggests that it was probably designed by Frederick Wyatt as Lloyd Tayler, the more well known of the two, was absent from his practice from January 1875 to May 1877 on an extended visit to England. The homestead also had extensive stabling, a shearing shed, and other outbuildings, and a manager's residence and stabling some distance from the house which may predate the mansion as James Winter had taken up residence there by 1875. The shearing shed was reputed to be one of the largest in Victoria. Although often absent from his country property, James Winter was active in local community affairs and through his interest in agricultural innovation, markedly increased the stock carrying capacity of his property. He bred prize-winning sheep, was a founding member of the Northeastern Pastoral and Agricultural Society and served as councillor and later President of the Shire of Waranga in 1873. James Winter died in 1885 but Dhurringile stayed in the ownership of the Winter family until 1907.

Dhurringile passed through a number of hands before being purchased in December 1925 by Vincent Vernon Hart. It appears that Dhurringile had been vacant for many years and remained unoccupied while in Hart's ownership. In 1939, the Commonwealth government negotiated with Hart to rent the property for use as an internment camp for German and Italian aliens. Internees were held at Dhurringile until transferred to other camps early in 1940 and by March 1940, the Department of the Interior had vacated the property. In 1941, Dhurringile was taken up by the army for use as a Prisoner of War Camp for Germans captured in the Middle East. The Murchison camp consisted of five compounds including the Dhurringile homestead which was intended for German officers who were to be given more favourable treatment than other ranks. In July 1945, the German prisoners were transferred to other sites and at the end of the war, the site was cleared of huts and all other military buildings.

In 1947, Dhurringile was purchased by the Presbyterian Church for use as a home for immigrant boys from the United Kingdom whose fathers had died during the war. The intention was to train the boys in farming methods to prepare them for employment. By this time the homestead was in a deteriorating condition and substantial repairs and alterations were needed. The Dhurringile Rural Training Farm did not open until 13 June 1951. Life in the home was spartan, difficulties were encountered in recruiting boys from Scotland and the scheme had limited success. The Commonwealth Government

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continued to provide increasing financial support to the home in accordance with an immigration policy to promote British migration, but difficulties persisted and a decision was made in 1964 to close the Dhurringile Rural Training Farm.

In March 1965, Dhurringile was purchased by Victorian Government Penal Department for use in the rehabilitation of alcoholic prisoners. The farm was refenced and the agricultural part of the property rehabilitated to provide a level of self-support. Prisoners provided labour for extensive repair and alteration works at the mansion. Dhurringile remains a minimum security prison, but the house itself accommodates no prisoners and has undergone some restoration and been adapted for use as a training centre.

## Sources:

F O'Neill, & D Taylor. *HM Rehabilitation Centre Dhurringile: A Conservation Analysis* . 1995

## Description

### Physical Description

The stable buildings are constructed from face brick and the roof is clad with short sheets of galvanised corrugated metal. The scale of this building is of note. The design is predicated on a series of gable roofed sections with decorative timber bracket and timber finial to the gable ends. Like most 19th century stable buildings, the stables have limited openings to prevent drafts and to create a quiet, dim and a relatively controlled environment. This was seen as being conducive to the health of the horses.

## Statement of Significance

### What is Significant?

The former brick stables at the former Dhurringile mansion.

### How is it Significant?

The brick stables are of historic and aesthetic cultural heritage significance to the State of Victoria.

The brick stables are of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The stables are of historic significance as they provided tangible physical evidence of the type of outbuildings that were associated with the establishment of a pastoral property during the 19th century.

The stable buildings are potentially earlier than the mansion building, as they are reputed to have been built prior to the construction of the mansion c.1875. HERCON criterion A

The brick stables are of architectural significance for their design. HERCON criterion D

Brick stables are a rare surviving building type in the City of Greater Shepparton. HERCON criterion B



# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	Yes
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 1065 Murchison-Tatura Road DHURRINGILE  
**Address** 1065 Murchison-Tatura Road DHURRINGILE **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

The Dhurringile locality was within the lands of the Ngurraillam Aboriginal peoples.

From 1840 pastoral runs were established in the Goulburn Valley, and the Dhurringile district was part of the huge Toolamba or Innes pastoral station of 87,801 acres [35,532 hectares], established by David and Alexander Innes and gazetted in 1845. Taken over the next year by Henry and Patrick Stevenson, it was acquired in February 1868 by brothers John, James and William Winter, who became the largest landowners in northern Victoria. James Winter, the sole leaseholder from 2 April 1867, forfeited in November 1877. Winter created 'Dhurringile', his imposing Italianate mansion, in 1876-77.

Murchison to the south, early gateway town to the Goulburn Valley, was surveyed in 1854, next to the headquarters of the former Aboriginal Protectorate: the punt, hotel and store established by vigneron Ludovic Marie in 1853 had cemented it as a major crossing point from the central to the north-eastern goldfields. Tatura to the north was proclaimed a township in 1874, town allotments first being sold in early 1875. The larger town, it became the service centre for the farming families of Dhurringile, as no blacksmith's, hotel or store were ever opened at Dhurringile.

Selectors moved in on James Winter's pastoral run under Section 42 of the Amending Land Act 1865, which limited holdings to 160 acres. The Dhurringile area, however, was largely selected under the Land Act 1869, the 'selection before survey' Act which, by counting rents paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'. However, with James Winter having amassed a huge area of freehold land, and with only large parcels of his former Dhurringile estate being sold off during the first decade or so of the twentieth century, much of the locality did not become available for smaller farms until the 1920s, retarding progress in the district.

A school was opened in 1917, and a public hall in 1925. A cheese factory operated between 1919 and 1933.

A large influx of population occurred during World War II when internment and prisoner-of-war camps, housing several thousand people including families, were established in lightly inhabited areas near the Waranga Basin; the Dhurringile homestead housed German officer POWs. In 1965 the Victorian Government purchased the mansion as a minimum-security prison.

Dairying became the chief agricultural pursuit in the area.

## 1065 Murchison-Tatura Road, Dhurringile

The location of this property was within James Winter's Toolamba pastoral run. By mid-1878, the *Victorian Government Gazette* reported, Winter had purchased 25,351 acres [10,259 ha] of his run.[1]

On 16 April 1907, Winter's trustees (he had died in the UK in 1885) sold 3,840 acres [1554 ha], including the property on which this building is located (Allotments 118 and 121, Parish of North Murchison, County of Rodney), to the Dhurringile Estate Company Proprietary Limited.[2] A large portion, including the mansion but not this land, was transferred to Everard Browne, son of R Browne (novelist Rolf Boldrewood of *Robbery Under Arms* fame), on 14 December 1910;[3] this transaction was to the forefront locally with the transfer of the iconic building to the son of a well-known figure.

The 320 acres comprising Allotments 118 and 121 were purchased from the Dhurringile Estate Company Proprietary Limited by Erton John McIntyre on 25 May 1928, who carried out dryland farming on the property.[4] It passed to Gladys Mary Newton on 24 October 1947.[5]

The house at 1065 Murchison-Tatura Road was built by Gladys' son Colin with skilled labour he brought in; it was the second house on the property. His fiancée Mary had enjoyed drawing out the plans for the house they wanted, and her elderly great-uncle 'did the measurements and details for the builders.'[6] Colin Newton recalled construction:[7]

*We were going to get married and I started to build in 1954. Materials were still hard to get, and so were tradesmen: carpenters and bricklayers. An old man, James Richardson, a draughtsman or architect based in Moorooopna, drew up the plans. He was finding it hard to get firewood. We had a property at the Waranga Basin [close by on the west], and I got him five ton of wood to keep him warm. He offered to do the plans for the new house.*

*My father and I poured the concrete foundations. We found gravel from our land at the Basin: it was washed up from the gravelly land around, and was well-washed and clean and hard. The house was built in stages. I'd get a load of bricks, then another later, and so on. The bricks, clinkers, were made in Shepparton by Erskine Brothers, and Steve Lovell and Bill O'Sullivan were the bricklayers. We wanted white bands around the house—we had been looking around—and those white bricks were the ones that weren't burnt. They had to be packed tight in the kiln to keep them white: the boss at the brickworks caught me picking them over. The first band was about four feet up, two thick, all on their side, then there were six red, then a single row of whites, then five or six rows of red, and another double band of white, with a white star facing south-east on the chimney. We built the house on the angle so each room would get sun.*

*The roof iron was very thick, good quality. A neighbour said he could get me tiles for less than the price of iron, but Alec McDonald said he'd get iron. Emmett's in Stanhope had this heavy iron—it had been stacked under something—for rolling for tanks, and that's what we bought. I did the wrought iron on the verandahs myself: I liked doing that sort of thing. Doors were very hard to come by. Mary's father had got some timber from Wright Brothers in Footscray, and we found they could supply doors. They had a number of designs, and they were also able to fit some up with glass panels for me. I was lucky to get windows: Alan Milne from Tatura made those. The house was not quite finished when we married in*

## HERITAGE CITATION REPORT

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*May 1956 and moved into it. We called it Carinya, which is supposed to mean 'peaceful home'.*

*McIntyre who had the place before us hadn't set it up for irrigation; we did that. We were producing fat lambs and lucerne, were cropping, and had a few cattle. I also went into growing vegies and tomatoes at various times: we had five sharefarmers.*

Mary Newton planned the garden. She described that, and later changes:[8]

*We designed the garden with a big oval driveway, welcoming, and we planted a claret ash in the centre, and Floribunda roses all around the oval drive. We planted many trees: a golden cypress, a Cootamundra wattle, an oak tree, a hedge of photinias, and many prunus trees. That made it look much better, because it had trees right round. We had a white fence all around the house, with timber posts and top rails, and wire netting. And a big vegie garden. We also planted shade trees on the farm.*

*In the mid sixties we built a separate double garage and games room in the same bricks and trim, and later we built in, properly in brick, what we called the north verandah [north-west] to make a spare bedroom, sewing room and office. It was a house built with a lot of love.*

The property had been transferred to Colin Newton on 15 October 1958.[9] The Newtons sold to father and son Guiseppe and Michael Paglia on 19 January 1973.[10]

The house is in very good condition and is configured externally as the Newton family left it.

[1] *Riverine Herald*, 4 June 1878, p. 2

[2] Title: Vol 3206 Fol 641119

[3] Ibid.

[4] Title: Vol 4780 Fol 955919

[5] Title: Vol 5414 Vol 1082604

[6] Mary Newton, personal communication, 25 November 2016

[7] Colin Newton, personal communication, 23 November 2016

[8] Mary Newton, personal communication, 26 November 2016

[9] Title: Vol 5414 Vol 1082604

[10] Ibid.

### Description

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## Physical Description

The homestead at 1065 Murchison-Tatura Road demonstrates many of the architectural characteristics associated with this period of building. The construction and design was informed to a degree by the type of materials that were available during the post war period. This includes the types of bricks, the roofing iron and some of the timber joinery. The facade is distinguished by a gable and a return verandah.

## Statement of Significance

### What is Significant?

The homestead at 1065 Murchison Road, Dhurringile is significant.

### How is it Significant?

The homestead is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The homestead is of historic significance as being representative of the character of development that occurred in the region during the post war period. This economic period is marked by the growth of the agricultural sector. HERCON criterion A

The homestead is of aesthetic significance for its representative architecture. The scale and construction type is representative of the post war period and the impact of rationing of some building materials. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

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**Aboriginal Heritage Place**

Yes

# HERITAGE CITATION REPORT

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<b>Name</b>	7 Baldock Street DOOKIE (Railway Land) (Silo)	
<b>Address</b>	7 Baldock Street DOOKIE	<b>Significance Level</b> Local
<b>Place Type</b>	Silo	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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## History and Historical Context

Grain was first transported by rail in bagged form, being loaded into open wagons. By the 1930s, Victoria recognised, decades after most other grain-producing and grain-importing areas in the world, that moving individual bags of wheat was extremely inefficient. Western Australia and NSW already employed bulk handling, the latter having built substantial concrete silos from 1920-21. Victoria had mooted such a scheme towards the end of World War One, but it had lapsed. The Grain Elevators Board of Victoria was finally established in 1934 ('elevator' meaning the silo, following USA and Canadian nomenclature). It aimed to establish 138 silos throughout the grain-producing areas of the state. Bulk handling would give protection from vermin, disease and pests, and also reduce costs: it was estimated in 1939 that bulk handling would save growers three pence per bushel, given the high cost of the (largely imported) jute sacks and the cost of sewing up the sacks.

Dookie and its companion silos on the Shepparton-Dookie-Katamatite rail line (Pine Lodge and Cosgrove within City of Greater Shepparton, and Yabba North, Youanmite and Katamatite in Moira Shire) were part of the 'north-central' group of fourteen silos built from 1941, the other eight being located close by, on the Shepparton-Cobram rail line (Tallygaroopna, Wunghu, Numurkah, Katunga and Cobram), and on the Numurkah-Picola line (Waaia, Nathalia and Picola). The north-central silos were built as part of the second tranche of silos Victoria-wide, the Eastern or Williamstown section consisting of sixty-one silos in total. The first tranche had been the Western or Geelong section, constructed on and west of the Mildura rail line, serving the great grain-producing areas of the Mallee and Wimmera. The intention was to have the Western section silos feed a new bulk grain-handling port facility at Geelong, while those east of the Mildura rail line would feed a similar facility at Williamstown. Although the Grain Elevators Board began work on the Williamstown port silos in 1937-38 (the foundations still exist, Heritage Inventory Number H7822-0395 and Hermes Number 13693), the complex never eventuated, as the site was abandoned in favour of Geelong. Some silos on the Western section were in operation during the 1939-40 season, but tenders had not yet gone out for the Eastern section.

Concrete grain silos in Victoria fall into two types corresponding to the two largely separate if contiguous periods of construction, and described by the intended destination of wheat from those silos. Those built earlier in the west of the state are of the 'Geelong' type, recognisable by the gabled roof of the central section; those east of the Mildura line are known as 'Williamstown' silos. The north central silos, including that at Dookie, are thus of the latter type. Williamstown silos came in four capacities: 68,000, 100,000, 115,000 and 135,000 bushels, with single or double receival hoppers.

Some time in late July or August 1940 tenders were put out for the sixty-one Eastern silos, including the fourteen in the north east. Total capacity of the sixty-one was to be 5,648,000 bushels. The Railways Construction Branch of the Board of Land and Works won the tender with a bid of £289,497. The pace of construction would depend on the supply of raw materials (affected by the war), particularly reinforcing steel, it was noted. Construction on the second tranche of silos began in November 1940.

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The *Shepparton Advertiser* announced on 2 May 1941 that contracts for the Dookie, Cosgrove, Pine Lodge and Tallygaroopna silos had been let; possibly this was a sub-contract to the Railways Construction Branch. On 5 June 1941 the proposed site at Dookie station was inspected and found suitable, and commencement was mooted for August. It was noted that the suggested weighbridge site might not allow sufficient room for farm wagons to turn. That matter was left with the Shire Councillors, any change to be brought up with the Grain Elevators Board (it was incorrectly sited, and the Board in February 1942 contributed £15 to relocation of the weighbridge). Tests carried out in early July 1941 showed that water was found at Dookie at ten feet, and it was necessary to go to 23 feet to secure suitable foundations.

The north central silos were not all completed as anticipated by the end of 1941, the Grain Elevators Board notifying the communities that due to war conditions, the Dookie silo, along with those at Cosgrove and Pine Lodge, would not receive wheat for the season 1941-42. Construction was proceeding at Dookie and Cosgrove in February 1942.

Les Earl, resident as a child in the decommissioned Cashel Bank (Hermes No 156139) east of Dookie, remembers that his father Ted (Edgar), skilled in carpentry and quarrying, was directed to return from his employment at a Beechworth quarry by the newly-established Commonwealth Directorate of Manpower in early 1942 to oversee the gang setting up the scaffolding and formwork for the silos on the Shepparton-Dookie-Katamatite rail line, including at Dookie. Formwork and concreting on the silos proceeded in rings three feet in height. Briefly called up but sent home due to heart problems, Ted Earl was next placed in charge of the installation of the Kelly and Lewis engines (probably 25hp Bulldog-style engines) which powered the elevators, in the Yabba North and Katamatite silos further down the line, and at Tallygaroopna and Waaia on the Cobram and Picola lines just to the north. Belts were not obtainable for the engines due to war exigencies, and they resorted to splicing ropes. He was then put to on the water problem faced at the Dookie silo and its neighbours, Cosgrove and Pine Lodge, and also Katamatite. The grain receival pits were inspected and wet spots painstakingly dealt with.

In April 1942 tenders were called for the metalling or gravelling of the approaches to the Dookie, Pine Lodge and Cosgrove silos, 120 cubic yards of material needed at each site.

The first wheat was received at the Dookie silo during the 1942-43 season. The majority of farmers soon moved to bulk handling, local contractors using all manner of tip-trucks, including gravel trucks, to move the harvest, as war had made new purpose-built vehicles unobtainable. A minority still used bags, now not sewn up. The capacity of the Dookie silo was 68,000 bushels, it appears.

At times, the weight of delivered grain was disputed by farmers, and in August 1944, the Board wrote asking if Shepparton Council would delegate control over the Dookie weighbridge, along with those at Cosgrove, Pine Lodge and Tallygaroopna, to the Board for the 1944-45 season: the Board would make its testing and repair service available on the same terms and conditions as in previous years. The request was granted and the offer to have the weighbridges tested accepted.

February 1947 saw the Dookie branch of the Victorian Wheat and Wool Growers' Association clamouring for a bulk storage facility at Shepparton to relieve congestion at the local silos, arguing that this could constitute the basis for a local secondary industry. Harvesting was taking a shorter time, and the Board blamed congestion on the railways for failure to supply enough wagons when needed. In January 1949 congestion at silos on the Dookie-Katamatite line threatened to hold up harvesting, already delayed due to wet weather; 2500 tons of grain were being moved daily, local farmers had been on a delivery quota, and one suggested solution, that farmers build their own storages, had failed due to lack of materials. The situation was partly alleviated when three special wheat trains were put on daily in the second week of February. The Board was consistently reluctant to extend facilities in this period.

Some of the years of highest wheat receival at Dookie's Williamstown silo include 1948-49 (6514.53 tonnes), 1949-50 (5418.60 tonnes) and 1962-63 (7588.30 tonnes). The years of lowest wheat receivals were 1942-43 (2064.67 tonnes), 1943-44 (1527.51 tonnes), 1944-45 (24.39 tonnes), and 1956-57 (268.85 tonnes).

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In around 1960, the metal annexe (Ascom brand) was added, and in 1963 the large 'million bushel' receival complex was built by Ascom on railway land to the west. In 1987 the rail line was completely renewed to Dookie to enable grain to be carried in the large 55 tonne grain-handling rail trucks. Rail freight services on the line ceased around 2009.

The Williamstown concrete silo at Dookie is now used only infrequently, with grain despatched from it by truck. The 'million bushel' large sub-terminal is now a major receival and storage site; that facility, and the parallel facility at Murchison, are now the only such depots in the municipality. Both are conducted by GrainCorp, the large agribusiness successor to the Grain Elevators Board and its relatively short-lived privatised offspring, Vicgrain. Both depots are now serviced by road, not rail, around 50% of this region's grain going to the local market for stockfeed production, cooking oil, etc.

### References:

[http://www.elthammrc.org.au/images/stories/Silo\\_Williamstown\\_300dpi.gif](http://www.elthammrc.org.au/images/stories/Silo_Williamstown_300dpi.gif)

Victorian Heritage Register (VHR) Number: H0791 Marmalake/Murtoa Grain Store, Wimmera Highway, East of Murtoa.

<http://railgallery.wongm.com/infrastructure/silos/page/2/>

Dookie Centenary Committee, *Dookie: the years to 1988*, Shepparton, 1988

Les Earl, Katandra West, personal communication, 7 June 2015, 13 June 2015, 15 June 2015

*Argus*, 4 June 1936, p. 7

*Argus*, 10 October 1939, p. 3

*Horsham Times*, 22 October 1940, p. 4

*Argus*, 19 November 1940, p. 2

*Shepparton Advertiser*, 6 June 1941, p. 1

*Shepparton Advertiser*, 4 July 1941

*Shepparton Advertiser*, 10 October 1941, p. 6

*Shepparton Advertiser*, 6 February 1942, p. 5

*Shepparton Advertiser*, 8 August 1944, P. 4

*Shepparton Advertiser*, 4 February 1947, p. 1

*Shepparton Advertiser*, 14 January 1949, p. 6

<http://www.graincorp.com.au/storage-and-logistics/country-operations/vic>

Steve Manley, GrainCorp, Elmore, personal communication, 15 June 2015



## Description

### Physical Condition

This 'Williamstown' type two-cell grain silo is located within railway land at Dookie alongside the now unused section of rail track from which goods trains formerly carried away the bulk grain. It consists of two tall cylindrical concrete cells or bins for bulk grain storage, connected by a taller central section which contains the elevator and the engine to power it.

A sub-surface concrete receival hopper, possibly much modified, with a metal hatch, is to be found on the non-rail line side, and there is a small loading platform on the rail side, along with three angled metal loading spouts which fed the rail trucks, with their enclosed metal ladders allowing access to the egress points of the grain from the silo. A further loading spout to allow stored grain to be taken by truck from on or near the receival hopper projects from the non-rail side of the silo, a later modification. An auger and sundry pieces of equipment lie around the site.

The Williamstown silo is connected to the later Ascom metal silo dating to around 1960.

The remains of the central pivot point of a former locomotive turntable are located in railway land across the rail lines to the west of the silo.

## Statement of Significance

### What is Significant?

The concrete grain silos and the Ascom metal silo.

The setting provided by the open concrete apron and the remnant rail infrastructure contributes to its significance.

### How is it Significant?

The silos are of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The silos are of historic significance for their association with the massive expansion in Australia's wheat growing capacity in the mid 20th century. This created major handling and marketing challenges. HERCON criterion A

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The silos are of historic and technical significance for their association with mid twentieth century changes to the storage methods and the transport of grain. Prior to introduction of bulk storage and handling, grain was transported in hessian bags. HERCON criteria A & F

They are of historical significance for their association with the development of organisations involved in the Victorian grain industry, including the Victorian Grain Elevators Board and the Victorian Wheat and Woolgrowers Association, and the increasing influence of these organisations on economic policy. HERCON criterion A

The silos are of historical significance for their association with the combined impact of the Second World War and Australia's remote geographic location on Victoria's wheat trade, and which highlighted the need for bulk storage. HERCON criterion A

They are of social significance for their association with the economic life of this grain-growing area. They are a long-standing feature in this important local grain-growing region. HERCON criterion G

The silos are of aesthetic significance for their landmark qualities. They are striking sculptural features in the grain-growing plains. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	38-48 Baldock Street DOOKIE (Dookie Quarry)	
<b>Address</b>	38-48 Baldock Street DOOKIE	<b>Significance Level</b> Local
<b>Place Type</b>	Quarry	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

### Dookie Quarry

The Dookie Municipal Quarry was opened in late April/early May 1915. The quarry was jointly run by the Shires of Shepparton and Rodney and was managed by a quarry committee with councillors appointed from each Shire. The quarry supplied gravel for roadwork.

The rock was quarried by boring holes into the face of the quarry with pneumatic drills. Charges were placed in holes and set off around noon and in the evening when fewer workers were in the quarry.

The rock was loaded into V shaped rail trolleys (hoppers) either using large pronged forks or by hand. Rock that was too large to load was broken up with spalling hammers and chisels. Later a 50 horse power (hp) crude oil engine was used to drive a large air compressor for jack hammers to break up the rock. Three hoppers at a time were pulled out from the quarry by a horse. These were then sent down the hill to the crusher on the rail line with a quarryman standing on the back to operate the foot brake.

After the hoppers were unloaded, they were switched onto the other line and pulled back to the quarry by the horse. The crusher was built over the railway line; the rock was crushed, and then elevated up to a perforated rotating cylinder, with fine to large grades of road metal (gravel) falling into the designated bins. The different grades of road metal were then loaded into rail wagons by opening a trap door under the bin. The crusher was first driven by a steam traction engine and later by a 96 hp suction gas engine.

During World War I, labour became an issue, and in particular, the lack of spallers. In 1917, the manager of the quarry went to Melbourne to engage spallers.[1] This was not without problems as the spallers complained that they did not have housing in Dookie and could not afford to run two houses. [2]

Over time the quarry became deeper, and the rock was harder and more difficult to crush. This caused problems and expense and the Shires decided to close the quarry in 1934. The crusher was leased to W Orman who opened a small quarry on the north side of Mount Major. The crusher continued to cause problems and Orman's quarry and crusher were shut down. The Dookie quarry was sold in 1939. The reserve price was not met so the quarry was dispersed in separate

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lots. The purchaser had a portable crusher and offered to provide metal if needed.[3]

In 2013 the quarry had a new purpose when it became the subject of a Regional Arts Victoria Small Towns Transformation grant. A group of locals applied for the grant; they were successful and the Dookie Quarry Epitheatre project commenced. The central feature of the project was a major arts event held on 4 October 2014 which showcased the Dookie quarry. The project included a dusk until dawn event with a canvas of light, sound and performance at the quarry. It finished with a midnight feast in the main street, and a film in and around the Dookie Hall.

This art enterprise has become integral to the development of the arts in Dookie with the grant covering the purchasing of technical equipment and staging to use as an ongoing legacy in and around the township.

## References

1. *Shepparton News*, 15 March 1917, p. 3
2. *Kyabram Guardian*, 10 July 1917, p. 3
3. *Shepparton Advertiser*, 7 July 1939, p.1

The Dookie Years to 1988 Committee, *Dookie, the Years to 1988*, Shepparton 1988, pp. 128-129

<http://www.rav.net.au/members-and-networks/profile/dookie-arts>

## Description

### Physical Description

The Dookie Quarry demonstrates most of the characteristics associated with these types of quarries. The quarrying working methods can be clearly seen on the quarry walls.

## Statement of Significance

### What is Significant?

The Dookie Quarry, 38-48 Baldock Street, Dookie is significant.

This includes the remnant evidence of the workings of the quarry.

### How is it Significant?

The Dookie Quarry is of local historic, social, technical and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

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The quarry is of local historic significance for its association with the development of the Dookie region. The quarried material was crushed and used to build local roads. HERCON criterion A

The quarry is of aesthetic significance for its quarried stone walls. These walls are multi-hued and the fissures and faults within the stone work create a striking tableau. HERCON criterion E

It is of social significance for its association with Dookie's resurgence as an arts centre for the region. The Quarry has been used as a setting for a number of arts programs. HERCON criterion G

It is of technical significance for its ability to demonstrate mining and quarrying technologies from the early 20th century. HERCON criterion F

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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<b>Name</b>	2 Dookie-Devenish Road DOOKIE (Dookie East Cemetery)	
<b>Address</b>	2 Dookie-Devenish Road DOOKIE	<b>Significance Level</b> Local
<b>Place Type</b>	Cemetery/Graveyard/Burial Ground	
<b>Citation Date</b>	2014	

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

The beginnings of the Dookie East cemetery are somewhat mysterious: situated on the selection of Hugh Watt (Allotment 105, Parish of Dookie, County of Moira), it appears to have begun as a private burial ground.

The township of Cashel, originally known as Dookie South, preceded the current township of Dookie. Dookie South had been surveyed by S K Vickery in October 1872, then proclaimed the Town of Dookie on 17 February 1873. It officially took on its final name of Cashel on 1 May 1876. Cashel was, however, supplanted by the neighbouring town of Dookie from the time it was clear in 1887 that the rail line would bypass Cashel, Dookie being the site of the projected local railway station; the line arrived the next year. Cashel's subsequent decline was gradual, with buildings being carted to Dookie, demolished and rebuilt there, or sold for removal. By 1900 only a store, bank and hotel were left. Today the Cashel bank building (Hermes 156139), the foundations of the Catholic Church and a few other buildings, and some underground tanks, are all that remain.

Hugh Watt had selected at Cashel in around 1863. A leading local Presbyterian, in 1871 he gave land at the current cemetery site for the building of a 'Union' church, to be used jointly by local Anglicans, Methodists and Presbyterians. Tenders were called that year, although the church, a gabled structure of coursed local stone, was not constructed until 1873, by voluntary labour. Local lore, of which there is a great deal in relation to this cemetery, has it that the earliest burial took place on this site, that of the projected church, because a wet season had made it impossible to take the body to Benalla by dray for burial; it is also believed that the site did support a number of burials from that year.

The earliest identified burial, however, is that of Hugh Watt's only daughter Isabella Bennett, who died in May 1873 aged 22, possibly during or after childbirth, as her 12 day old son Hugh lies in the same grave. Further local belief has it that the death of a young member of the family inspired the donation of land for the cemetery, so the gift of the land by Watt may date from the time of these deaths, concurrent with the erection of the church. The Government Gazette of 8 September 1882 records the Accounts of the Trustees of the 'Cashel Public Cemetery', James Moylan, Joseph Knox and John Roberts, for the year 1881, although no notice of land being reserved for the cemetery has appeared.

For a period from this time the cemetery, inexplicably, officially went by the name 'Waggarandall West Public Cemetery', the next references to it both occurring in the Government Gazette of 29 November 1889. One entry noted that on 26 November 1889, John Roberts, James Magennis and George Gardner had been appointed Trustees of the Waggarandall West Public Cemetery. Five pages later another entry gave notice that the Administrator of the Governor in Council had 'approved of a cemetery being established on the land hereunder described under the title of Waggarandall West Cemetery', the land given as Allotment 105, that is, Watt's allotment. Many records of the church and cemetery were destroyed by fire in around 1896, and it is unclear when the land, which extant records indicate was given in two parcels, reverted to the Crown.

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From November 1894, Government Gazettes refer to the cemetery as Dookie East.

Hugh Watt, donor of the land, his wife Elizabeth, daughter Isabel Bennet, her husband John and their two children are buried in this cemetery, and many well-known local families are represented, including the Feldtmann, Knox, Magennis, Bennett, de Soyres, Johnston, Walter, Kingston and Smout families.

The last service in the Cashel Union Church was held on 9 March 1958, and it was demolished in 1966, some stones being used in the cairn.

The history of this cemetery has influenced the choice of burial site for the residents of the Dookie area. Descendants of those who set up the Union Church have over the generations favoured Dookie East, and still do. Thus a large preponderance of the burials here are of residents of Anglican, Presbyterian and Methodist/Uniting Church faith or derivation, whereas those of Catholic faith or derivation have traditionally chosen Dookie, to the extent that it is sometimes described locally as 'the Catholic cemetery'. This is slowly changing, with some Catholics now choosing Dookie East.

The Dookie East Cemetery is administered by voluntary Trustees. Public cemeteries in Victoria are governed by cemetery trusts. Members of a cemetery trust are appointed by the Governor in Council, upon recommendation of the Minister for Health.

## References:

Bruce Feldtmann, personal communication, 5, 6 June 2015

Dookie Centenary Committee, *Dookie: the years to 1988*, Shepparton, 1988

Marie Treacy, personal communication, 3 June 2015

*Victorian Government Gazette*, No. 91, 8 September 1882, p. 246

*Victorian Government Gazette*, No. 128, 29 November 1889, pp. 4010, 4015

## Description

### Physical Description

The Dookie East Cemetery sits within a rectangular site of around two acres, the former churchyard of the Cashel Union Church. The area is fenced with roll-top mesh wire, utilizing small steel posts and concrete posts. The brick piers of the front entrance are a memorial to the Walter family: entrance and gate are on the west. The graves face east, while in the newer lawn section the concrete markers are back to back, and thus some face west. There are no made paths, the area being in rough mown grass. The cemetery is not divided into denominational sections, although by custom, graves of Anglicans are largely in the south-west. A small scoria-laid area caters for the burial of ashes. The parking area to the south is located on the neighbouring property, by arrangement with the proprietors, the Gentle Annie Vineyard.

The cemetery contains approximately two hundred and eighty burials. The monument to the pioneering Magennis family is one of the most substantial in the cemetery.

A cairn in memory of district pioneers, formed of some of the stone from the Cashel Union Church, is situated in the

# HERITAGE CITATION REPORT

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north-west corner of the cemetery, the site of the church between 1873 and 1966.

## Statement of Significance

### What is Significant?

The Dookie East Cemetery on its 0.8ha (two acre) rectangular site, which is the former churchyard of the Cashel Union Church. The brick memorial gates at the entrance, the cairn to the memory of the pioneers of the district, the graves and surrounds, all contribute to the significance of this cemetery.

### How is it Significant?

It is of local historic, social and aesthetic significance to the City of Greater Shepparton.

### Why is it Significant?

The Dookie East Cemetery is of historic and social significance as a place for burials since the 19th century. Its historic layout is somewhat atypical in that it is not divided into denominational sections, although local custom has seen the graves of Anglicans congregated in the south-west. HERCON criteria A & G

The Dookie East Cemetery is of aesthetic significance for its layout, with some of the larger memorials providing a counterpoint to the overall low scale character found within this cemetery. HERCON criterion D

## Recommendations 2014

### External Paint Controls

No
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### Internal Alteration Controls

No
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### Tree Controls

No
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### Fences & Outbuildings

Yes The brick memorial gates at the entrance contribute to the significance.
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### Prohibited Uses May Be Permitted

No
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### Incorporated Plan

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### Aboriginal Heritage Place

No
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# HERITAGE CITATION REPORT

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<b>Name</b>	65, 67-71 and part of 89 Mary Street DOOKIE (CWA Gardens)	
<b>Address</b>	65, 67-71 and part of 89 Mary Street DOOKIE	<b>Significance Level</b> Local
<b>Place Type</b>	Park or Garden Precinct	
<b>Citation Date</b>	2014	

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

The Dookie CWA, one of the oldest CWA branches in the State, created the Dookie CWA Gardens, in what might be seen as a civic beautification project, from the unused railway land fronting Mary Street, Dookie's main street, in 1937.

The branch had taken the idea of a park and garden to Harold Clapp, the dynamic Chief Commissioner of Railways, when he visited the town in June 1936, acknowledging they would need the assistance of the Shire of Shepparton. Australian-born Clapp, an innovator and reformer who had held senior positions with large USA railway companies, approved the idea, promising to send the Department's landscape gardener to assist in the layout. Next the ladies of the CWA galvanised public support with a large meeting at the town's Victoria Hall, representing all bodies in the town, and a committee was established, including Councillors, a local JP 'representing the business men', and CWA branch President, Secretary and Treasurer. Council was requested to make formal application to the Railways to take over the land; Albert C Drevermann, Principal of Dookie College, offered to donate palms, and a landscape of lawns, shrubs and seats was proposed, the exact layout to be decided. The suggestion of the head teacher of the Dookie State School that citrus trees be planted for their beauty and evergreen foliage was discounted, the trees thought to 'prove too great a temptation to the small boys of the district.'

At the July meeting of the Shepparton Shire Council, local Councillor Joe (Joseph) Knox argued strongly for the plan, stressing the peppercorn rent, low projected initial cost, local enthusiasm, and the minimal upkeep of the trees, shrubs, and natural grasses. Sustenance labour available locally could prepare the ground. Despite some concern as to costs which might be incurred, Council, in which the land would be vested, left the decision to the Councillors for the Dookie riding, and forwarded a letter of congratulation to the Dookie CWA. The Order in Council allowing the Shire to take possession of the land was through by February 1937, and the CWA's credit balance of £19 at the end of 1936 was to be devoted to the project.

The Dookie CWA Gardens were opened by Cr JA Sutherland, local farmer and President of the Shire of Shepparton, on 22 June 1937. A crowd of 200 attended, Cr Sutherland planting the first palm in the round central bed. Planting of the flowering gums, shrubs and palms was supervised as promised by the foreman gardener of the Victorian Railways, Mr St Clair Stewart, who had visited earlier to work on the layout. A tree was planted by each Councillor present, the Shire Secretary, and the Presidents and Secretaries of local CWA branches (Katandra West, Goorambat, Lemnos and Youanmite). Palms were donated by the Principal of Dookie College, as promised, and also by local Councillor Knox. The occasion was given a festive air by 'gaily decorated deck chairs', and musical items played on the local postmaster's 'gramophone amplifier.' It was stressed in speeches that the gardens were an asset, the property of the townspeople, and 'should merit their closest attention in the way of improvement and attention', and the CWA was congratulated.

The front fence of concrete posts, pipe and wire mesh, with a small cattle-proof gate was completed by early August. The

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side boundaries were fenced in similar manner to the front, the rear by a post and rail fence. The Gardens were watered from the town bore outside the Victoria Hall, the water routed via a tank at the railway station

In the next months CWA members, particularly Jean Knox and Mrs M Henderson, spent many hours planting more trees and shrubs and tending the Gardens. When Mrs Henderson left the district four years later, farewell speeches noted that she 'would always be remembered for her untiring efforts to establish and maintain the CWA Gardens'. Sugar gums were planted along the front fence, and oaks and pines on the side and rear boundaries.

By 1941, with the plants becoming well-established, the Dookie CWA was asking the Council for the services of a Council worker for two or three days per week. Council supplied a worker for a one-off stint, suggesting that the CWA could make another request when necessary.

Parks and gardens are not static entities, and the Dookie CWA Gardens reflect this, although the basic layout and framing has remained constant. By the 1950s hardy Pride of Madiera (*Echium*) had been planted along the front near the flagpole; becoming messy, they were later taken out. The sugar gums were lopped and became straggly, and, some felt, a danger to the public. They were removed, to be replaced by Jacaranda mimosifolia, donated by Mrs J Provan, wife of the Principal of Dookie College. Each jacaranda, around a metre high when donated, was marked with a plaque bearing the name of one of the original members of the Dookie CWA. All but one jacaranda, which survives still, died in the wet year of 1970, the site being low-lying due to the earlier removal of soil to create the railway station platform. The central palm planted at the opening by Shire President Sutherland has continually self-seeded over the years, needing regular maintenance.

The Gardens quickly became, and continue to be, the focus of many community events and activities. An early example was the farewell given by fifty residents in January 1940 to the first local to enlist in the Second AIF, Bert (Herbert) Knox, whose father, Cr Joe Knox, had argued so strongly at Council for the establishment of the Gardens. The young man was presented with a 'suitably inscribed wrist watch, and gifts from the Presbyterian Church and the Boys' Club'. Bert returned safely from the war. In November 1952 Dookie RSL held a concert featuring the Shepparton Brass Band to raise funds for the Mooroopna Hospital. 'In kind' contributions to the maintenance of the Gardens by CWA members continued: Margaret Feldtmann remembers mowing with a push mower in the 1970s. However from the time of the appeal for maintenance help to Council in 1941, the Shire of Shepparton answered sporadic requests for aid, and subsequently took over responsibility for the upkeep of the Gardens, this now falling to the Greater Shepparton City Council. In the 1960s galvanised water tanks, cut down, were installed to provide raised planting beds, now removed.

Various facilities and amenities have been inserted into the Gardens as public expectations of parks and gardens have changed. To allow for construction of the toilet block, a pussy willow (*Salix cinerea*) and other trees were removed. The Dookie Lions Club initiated a large covered playground in 1989, displacing only geraniums and failed jacarandas: this has been a continuing project.

The drinking fountain was unveiled on 25 March 1977, to commemorate the arrival of the town water system which ended Dookie's reliance on bores, and that year the CWA planted a golden elm to commemorate the Queen's Silver Jubilee.

The Lions Club contributed to the Gardens with many further projects: the flagpole was replaced in 1981, the front fence refurbished and painted in 1987, and paving and seating upgraded in 1993. The electric barbeque and shelter date from 1988. A large-scale 'clean up' was carried out by Council workers in around 2006, with new plantings of natives separating the Gardens from the railway land at the rear.

The Gardens have also become the repository of various items seen as historic or significant to the local community or to the CWA, for example, the concrete railway mileage marker from the station yard (130 miles to Spencer Street!) with its explanatory plaque donated by V/Line. Prime among such objects and dominating the lawns is a postmodern metal clock

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tower dating from 1988 and constructed by the Shire of Shepparton with local labour, commemorating the centenary of Dookie. It contains a local relic, the 1888 clock face and mechanism from the tower of the winery of the Chateau Dookie vineyard. The mechanism had been installed at Bright as the town clock in 1929, and was donated back to Dookie in 1988 by the Bright Shire Council and RSL, the original clock faces being gifted by Dave Johnson. The vertical supports are original rails from the Dookie railway line. Three plaques on the tower tell the story, and detail the contribution of the late Neil Feldtmann, local historian and heritage activist. Some time after 2005 the clock was electrified.

The Gardens contain some peripheral items, becoming the repository of, for example, a plaque commemorating the CWA's establishment in Shepparton of a sensory garden for the blind, now discontinued. The gardens now host the annual Carrols by Candlelight and similar community events. The area is a meeting place for locals, the venue for community activities, and a stopover place for tourists, and dominates the centre of town.

### References:

Dookie Centenary Committee, *Dookie: the years to 1988*, Shepparton, 1988

Margaret Feldtmann, personal communication, 15 July 2015, 27 July 2015

Norma Sutherland, personal communication, 18 June 2015, 3 July 2015

Peter McManus, personal communication, 27 July 2015

*Shepparton Advertiser*, 12 June 1936, p. 3

*Shepparton Advertiser*, 22 June 1936, p. 7

*Shepparton Advertiser*, 7 July 1936, p. 1

*Shepparton Advertiser*, 18 December 1936, p. 11

*Shepparton Advertiser*, 5 February 1937, p. 3

*Shepparton Advertiser*, 25 June 1937, p. 3

*Australasian*, 3 July 1937, p. 21

*Shepparton Advertiser*, 6 August 1937, p. 6

*Shepparton Advertiser*, 24 November 1937, p. 2

*Argus*, 17 January 1940, p. 6

*Shepparton Advertiser*, 23 June 1941, p. 1

*Shepparton Advertiser*, 5 September 1941, p. 6

*Shepparton Advertiser*, 19 October 1941, p. 6

*Shepparton Advertiser*, 8 December 1842, p. 4

# HERITAGE CITATION REPORT

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*Shepparton Advertiser*, 5 April 1946, p. 5

*Shepparton Advertiser*, 9 September 1947, p. 4

*Shepparton Advertiser*, 5 December 1947, p.14

*Shepparton Advertiser*, 8 October 1948, p. 7

*Shepparton Advertiser*, 7 July 1950, p. 18S

*Shepparton Advertiser*, 15 September 1950, p. 15

*Benalla Ensign*, 6 November 1952, p. 5

## Description

### Physical Condition

A small public park or garden of trapezoidal shape lying axially along the main street of Dookie in the centre of the town, with the longest (rear) side against the railway line.

The fence along the front and sides is the original, of concrete posts with rails of metal piping, all now painted green, and wire mesh. The main entrance is via a small modern childproof gate under a high wooden signboard supported by treated pine posts, on which is painted 'CWA Gardens Established 1937'. There are double wire gates of the original construction on the eastern boundary, and a small entrance on the east.

Layout, within the constricted site, is substantially the original: lawns, treed boundaries, winding paths, and circular and irregular beds of plants, now largely groundcovers.

The Gardens are dominated by mature trees dating from the original plantings, including Canary Island palms (*Phoenix canariensis*), largely on the rear boundary; a central specimen in a round bed, the first tree planted in the Gardens, is a focal point, and is marked by a recent plaque. Also dating to the original plantings are mature pines on the rear and side boundaries, possibly Aleppo pines (*Pinus halepensis*) or Monterey pines (*Pinus radiata*), along with a small number of flowering gums, and an oak at the rear.

Exotic deciduous trees of various ages are dotted around the site, and screening out the railway land at the rear there are relatively recent plantings of Australian natives, including groundcovers, on a slight bank. Drought-tolerant plants such as agapanthus, geraniums and wormwood (*Artemisia*) are planted towards the front.

A tall tower of perforated steel sheeting houses the clock from Chateau Dookie (a well-known local vineyard of the late nineteenth century) and its mechanism; attached are three brass explanatory plaques. A Victorian Railways concrete

# HERITAGE CITATION REPORT

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mileage marker is located near a flagpole.

A modern covered barbecue area is located in the western section; attached is a plaque listing the foundation members of the Dookie CWA in 1929. Further facilities consist of a sizeable shaded playground area, a brick toilet block, a picnic table setting, drinking fountain, park benches and bins. A town notice board is situated immediately west of the main gate, and four flagpoles line the fence, outside the Gardens but contributing to the reserve.

## Statement of Significance

### What is Significant?

The CWA (Country Women's Association) Gardens at 67 Mary Street, Dookie.

This includes the original layout, perimeter garden fencing (concrete posts, galvanised piping and wire mesh), the double wire gates on the eastern boundary, the 1988 clock tower with its 1888 clock face, the Victorian Railways mileage marker, the drinking fountain (1977) and all the memorial plaques.

The original plantings are of significance, and these include: Canary Island Palm (*Phoenix canariensis*), Aleppo Pines (*Pinus halepensis*) or Monterey Pines (*Pinus radiata*), flowering gums, an oak tree and the only surviving Jacaranda tree from the 1950s.

### How is it Significant?

The CWA Gardens are of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The CWA Gardens are of historic and social significance for their association with the Dookie CWA branch, one of the oldest CWA branches in Victoria. It was a town beautification project from 1937. It is a notable Inter-War era project and a testimony to the small rural community.

It is of historic and social significance for the wide community interest and support the project received. This includes support from the general community, Council, and Dookie Agricultural College. The local CWA branches were invited to plant a tree at the opening of the gardens. HERCON criteria A & G

It is of historic and aesthetic significance for its association with the Railways Landscape Department. The Railways during the late 19th and early 20th century had a strong interest in encouraging local railway Station Masters, employees and the local community to create gardens around station precincts. This ideal came from a similar philosophy that developed in Britain during the peak period of the railways. It is notable that the community embraced the landscaping of the former railway area. HERCON criteria A & D

It is of aesthetic significance for its design, plantings and as a landmark in the township of Dookie. HERCON criterion D

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	Yes Phoenix canariensis; Pinus halepensis, Pinus radiata, Oak and the 1950s Jacaranda tree.
<b>Fences &amp; Outbuildings</b>	Yes
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

## Other Recommendations

The original perimeter fence, concrete posts, galvanised pipe and wire mesh and the two wire gates to the east boundary contribute to the significance.

# HERITAGE CITATION REPORT

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**Name** 2365 New Dookie Road and Used Government Road  
DOOKIE (Belbank)  
**Address** 2365 New Dookie Road DOOKIE **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Federation/Edwardian Period  
(1902-c.1918)

## History and Historical Context

Dookie, established in 1859, is a mostly flat, unirrigated wheat growing district. It is perhaps best known for its agricultural college, now a campus of the University of Melbourne. During the 1870s, farm selections were taken up, and a township site at the foot of Mount Major was surveyed. It was named Dookie South, later Cashel, and adjoins the agricultural college. In 1886 the Dookie agricultural college was begun on the site of the Cashel Experimental Farm (1877), which grew a wide range of fruit, vegetables and cereals.

Agriculture in the area was based on viticulture, grain-growing and sheep.

The railway was soon extended from Shepparton to about 3 km north of Cashel, opening to traffic in October 1888; this supported the economic growth of the region by linking the area to the markets.

The town which formed around the station became Dookie.

Source *City of Greater Shepparton Heritage Study Stage II*, Thematic Environmental History Vol 2, p. 44

## Description

### Physical Condition

Belbank is a good representative example of a homestead for the region from the early twentieth century. Its architecture is restrained but is typical for the period. It is constructed from masonry (painted) and has a corrugated metal roof. The symmetrical facade is distinguished by a central door that is flanked by bay windows with timber sashes. The gable has decorative timber strapping.

## Statement of Significance

### What is Significant?

Belbank at 2365 New Dookie Road, Dookie, is significant.

This includes all of the architectural features associated with its turn of the century architecture - the symmetrical facade with its bay windows and break front pediment to the verandah.

The surrounding landscaped area contributes to the setting.

### How is it Significant?

It is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th and early 20th century. The scale and design of the homestead contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

It is of aesthetic significance as a good representative example of early twentieth century homestead architecture. HERCON criterion D



# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	75 Quarry-Dookie Road DOOKIE (Magennis)	
<b>Address</b>	75 Quarry-Dookie Road DOOKIE	<b>Significance Level</b> Local
<b>Place Type</b>	Cottage	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Victorian Period (1851-1901) Vernacular
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## History and Historical Context

The cottage, known as Glenwood, was built c.1865 by James Magennis.

Dookie, established in 1859, is a mostly flat, unirrigated wheat growing district. It is perhaps best known for its agricultural college, now a campus of the University of Melbourne. During the 1870s, farm selections were taken up, and a township site at the foot of Mount Major was surveyed. It was named Dookie South, later Cashel, and adjoins the agricultural college. In 1886 the Dookie agricultural college was begun on the site of the Cashel Experimental Farm (1877), which grew a wide range of fruit, vegetables and cereals.

Agriculture in the area was based on viticulture, grain-growing and sheep. The railway was soon extended from Shepparton to about 3 km north of Cashel, opening to traffic in October 1888; this supported the economic growth of the region by linking the area to markets. The town which formed around the station became Dookie.

James Magennis and his brother William had emigrated to Australia during the 1850s from County Monaghan, Northern Ireland. They were among the first selectors when the Dookie region opened for selection. William Magennis leased Allotments 140 & 141, Parish of Dookie, County of Moira, in June 1865. James Magennis had fulfilled the conditions of the lease and paid for the land by 1872. In 1868 he applied for more land and acquired land when it came up for sale. In 1876 he was paying rates on 374 ha [912 acres] and when he died in 1912 there were 1640ha [4,000 acres] for sale on account of the Magennis Estate.

James (27) married Mary Jane Lamrock (16) at Benalla in 1860. They had 14 children: Matilda, 1861 (m Robert Sutherland), William John, 1863 (m Elizabeth Dowd), Margaret 1865 (single), Harriet 1867, Rebecca Lilian 1869 (m William Cunningham Uhtoff), Leslie James 1871 (m Rose Harrington, [2] Eileen Harrington), Samuel Cuthbert 1874, Annie Maud 1876, Mabel 1879, and Robert 1880, died in infancy, Clara 1882, Claude Henry 1884, Daisy 1886, and Richmond 1889.

# HERITAGE CITATION REPORT

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James Magennis was a staunch Presbyterian and contributed financially to the construction of the Cashel Church; he sent his sons to Scotch College in Melbourne. In November 1875 he was made a Justice of the Peace. Mary Jane, James' wife, died in 1902 and James in 1912, aged 79 years; both were buried in Cashel (Dookie East) Cemetery. William J Magennis (son of James) was a butcher in the Dookie area.

## References:

*City of Greater Shepparton Heritage Study Stage II, Thematic Environmental History Vol 2, p. 44*

Dookie the Years to 1988 Committee, *Dookie the Years to 1988*, 1988, pp. 16, 21

*Victorian Government Gazette*, December 3rd 1875, p. 2244

## Description

### Physical Condition

Magennis cottage has been built from local stone. The walls are approximately 23 cm thick. The cottage sits behind a 20th century brick veneer house.

## Statement of Significance

### What is Significant?

The stone house at the rear of the mid 20th century house at 75 Quarry-Dookie Road Dookie. The mid 20th century house is not significant.

### How is it Significant?

The stone house is of local historic, technical and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The vernacular stone cottage is of historic significance. It provides tangible physical evidence of the early Land Selection era. It is one of the oldest surviving cottages in the region. It is of historic significance for its use of stone as the building

# HERITAGE CITATION REPORT

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material. In this region 19th century housing tended to be constructed from brick or timber. The use of stone potentially recognises the Northern Ireland origin of the settlers. HERCON criterion A

It is of technical significance for the techniques used in its construction. HERCON criterion F

It is of aesthetic significance for its vernacular qualities. This includes the qualities of the stone - the typical character and colouration for the area. The scale of the building and its proportions contribute to its aesthetic significance. HERCON criterion D

It is a rare surviving example from the 1860s and of its type of construction. HERCON criterion B

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	4180 Midland Highway GIRGARRE EAST	
<b>Address</b>	4180 Midland Highway GIRGARRE EAST	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Interwar Period (c.1919-c.1940)
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## History and Historical Context

The Girgarre East-Stanhope area was part of the lands of the Ngurrailam peoples, bordering on those of the Kailtheban group of the Bangerang peoples to the north. From 1840 it was within the Wanalta pastoral run, then on the 1870 subdivision of the run, part of the Wanalta East station of William Winter-Irving, which was cancelled in 1876. The squatting runs of the four Winter brothers had covered much of the western Goulburn Valley in the late 1860s and early 1870s, and each brother was able to amass a sizeable acreage of freehold land by such means as the auction system, which was biased towards the squatters, and dummying. William Winter-Irving (he had changed his name by deed poll in the UK to incorporate his mother's maiden name) constructed his first mansion, Stanhope, in 1867.

Selectors moved in on the Wanalta runs under both the 1865 and 1869 Land Acts, but largely after the 1869 Land Act, the 'selection before survey' Act which, by counting rents paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'.

Thomas Black was granted his licence to the 320 acres [129.5 ha] of Allotment 57, Parish of Girgarre East, County of Rodney, by the Land Board sitting at Echuca on 15 January 1874.[1] Black received freehold to the land, and became a successful grazier, producing fat lambs and sheep. A strong Methodist, he was a Trustee of the Cooma Methodist Church from 1876 to his death in June 1920.[2]

Hedley Charles Buzza, a farmer from Boosey, purchased the property from the Black family in 1928; it was now 349 acres [141 ha] due to the inclusion of a decommissioned 102nd Section Water Reserve in the north-east corner.[3] Records held by Buzza descendants show the deposit of £150 was paid on 1 March 1928, the balance four weeks later, on 30 March.[4] The family also at the same time purchased the adjoining Allotments 53 and 54 from the Lee family.[5]

On Allotment 57, the Buzzas inherited from the Black family 'an old brick house' on a stoney rise set a little way back from the Shepparton-Bendigo Road (now the Midland Highway), and Hedley Buzza decided to build afresh. The new dwelling was designed by the family and built in 1928 by Buzza with the aid of his brother Percy, the sons helping with the roof.[6] The pride descendants feel in the house is evidenced in the details that are part of family lore: 'It was modelled on a house in Rushworth that had a dining room with a long bay window. It was double brick all the way through. It was the first house with a terracotta tiled roof on the Shepparton to Bendigo Road.'[7]

The new house comprised a hall, living room, dining room, kitchen with a servery hatch to the dining room, three bedrooms, a walk-in pantry, and three separate verandahs. Ceilings were of fibrous plaster, the interior walls finished with hard plaster trowelled on to lathes. Family members disagree about whether the plasterer was brought from Melbourne or whether Brown's Plaster Works in Shepparton provided the skilled tradesman: Murray Buzza believes the latter, as Brown's were able to use their original mould for a cornice which needed repairing in late 1990s. The house had

## HERITAGE CITATION REPORT

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built-in wardrobes in the second bedroom, and the bathroom had up to date white tiles. The initial laundry was in the old brick home, but a new separate laundry was built, and the old handmade bricks later sold in the 1980s to Stanhope Apex Club. The toilet was outside until the 1970s. Prior to the house being built, a separate weatherboard sleepout had been built for the four sons.

The family gave the property the name 'Cresco Park', which was spelt out in the stained glass of the double entrance doors on the east, doors which were made onsite, it is reputed.[8]

The Buzza family ran the property as a cropping and sheep operation.[9] Clearly a progressive farmer, Hedley Buzza had in 1929 introduced to the area one of Dookie College's new wheat varieties, 'Dookie Delta'. It was successful, giving 'splendid and consistent returns', and proving, unlike other strains grown locally, not to be susceptible to rust.[10] By March 1939 Hedley Buzza was in a position to be able to purchase 1000 acres [404.5 ha] at Cobram for his sons, 'an outstanding property for which a great future is predicted'.[11]

Sons Bill (William Thomas) and Neil (Wallace Neil) were sportsmen much in demand in the area, 'two of the best [football] players in the Stanhope team and in the Kyabram Association.'[12] Bill was 'a big, heavy, but very active man who plays a good game in any position;' Neil was 'a nippy forward' who had famously played out two quarters of a match with a broken collar bone, kicking four of his team's twelve goals.[13]

From around 1951 the youngest son Neil ran the farm; Hedley Charles Buzza died in Coburg in 1957. Subsequently the property was operated by Neil's son Murray, in a family partnership, until August 2002, when it was sold after more than seven decades in the hands of the Buzza family.[14]

The house is largely intact. An early forge remains on the site, along with a well (underground tank) and a dog kennel on which the plasterer trialled a leaf pattern he was to use on the house of local man Bob Holschier in 1931.[15]

[1] *Riverine Herald*, 17 Jan 1874, p. 1

[2] WHBossence, *Kyabram Methodism*, Melbourne, 1974, p. 37

[3] All non-documentary information about the building of Cresco Park is from Murray Buzza and Val Maudsley nee Buzza, personal communication, various dates 2016.

[4] *Ibid.*

[5] *Ibid.*

[6] *Ibid.*

[7] *Ibid.*

[8] *Ibid.*

[9] *Australasian*, 26 October 1929, p. 37

[10] *Goulburn Valley Stock and Property Journal*, 13 February 1929, p. 3

[11] *Cobram Courier*, 8 March 1939, p. 3

[12] *Weekly Times*, 31 August 1935, p. 65

# HERITAGE CITATION REPORT

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[13] Ibid.

[14] Murray Buzza, personal communication, 16 April 2017

[15] Val Maudsley, personal communication, 16 April 2017

## Statement of Significance

### What is Significant?

The farmhouse at 4180 Midland Highway, Girgarre East is significant.

### How is it Significant?

The farmhouse is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The farmhouse is of historic significance for its association with the Buzza family who were enterprising and successful farmers. In 1929 they introduced to the area one of Dookie College's new wheat varieties, 'Dookie Delta'. It was successful, primarily for being rust resistant. HERCON criterion A

The farmhouse is of aesthetic significance for its design. It was designed and built by the family. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

-

**Aboriginal Heritage Place**

Yes

# HERITAGE CITATION REPORT

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**Name** 65 Doyles Road GRAHAMVALE (Harris House)  
**Address** 65 Doyles Road GRAHAMVALE **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Federation/Edwardian Period (1902-c.1918)

## History and Historical Context

Grahamvale is a Closer Settlement district. The house at Grahamvale is representative of the type of house that was constructed during this period. It is also very similar to those houses constructed by the government at that time to encourage settlement.

### References:

[http://digital.slv.vic.gov.au/view/action/nmets.do?DOCCHOICE=764334.xml&dvs=1431598670640~581&locale=en\\_US&search\\_terms=&adjacency=&divType=&usePid1=true&usePid2=true](http://digital.slv.vic.gov.au/view/action/nmets.do?DOCCHOICE=764334.xml&dvs=1431598670640~581&locale=en_US&search_terms=&adjacency=&divType=&usePid1=true&usePid2=true)

[http://wiki.prov.vic.gov.au/index.php/Closer\\_Settlement\\_and\\_Soldier\\_Settlement\\_Land\\_Records](http://wiki.prov.vic.gov.au/index.php/Closer_Settlement_and_Soldier_Settlement_Land_Records)

## Description

### Physical Condition

### Description

The Graham family house demonstrates many of the characteristics of regional housing from the early 20th century. It also is similar in scale and style to a number of houses that were constructed by the State Rivers and Water Supply Commission, although it is not a State Rivers and Water Supply house.

It is a timber house clad with weatherboards. It has a corrugated metal hipped and gable roof (Colorbond replacement) with gablets. The brick chimney has a corbelled finish.

The front facade is asymmetrical with a projecting gable front and recessed section with bullnose verandah. The projecting front has scalloped boards to the gable with timber brackets. There is a pair of timber sash windows with timber hoods. The recessed section has a front door with side and high lights. It is flanked on one side by a timber-framed sash window.



# HERITAGE CITATION REPORT

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## Statement of Significance

### What is Significant?

The house at Grahamvale.

### How is it Significant?

It is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance for its association with the agricultural development of Grahamvale.

It is of historic significance for its association with Closer Settlement. HERCON criterion A

It is of aesthetic significance as a good regional representative example of an Inter War house. HERCON criterion D

## Recommendations 2014

### External Paint Controls

No

### Internal Alteration Controls

No

### Tree Controls

No

### Fences & Outbuildings

No

### Prohibited Uses May Be Permitted

No

### Incorporated Plan

-

### Aboriginal Heritage Place

No

# HERITAGE CITATION REPORT

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<b>Name</b>	197 Ford Road GRAHAMVALE (Hurlstone)	
<b>Address</b>	197 Ford Road GRAHAMVALE	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Federation/Edwardian Period (1902-c.1918)
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## History and Historical Context

Hurlstone Homestead has ties with two important pioneering families of the Goulburn Valley, the Masons and the Fords, and with prominent Shepparton architect, JAK Clarke.

The house was built in 1900 by Asline Collett Mason, who with his brother Arthur Burdekin Mason had purchased a large tract of land from the original selector, their uncle, Edward Lightfoot. It was designed by the brother-in-law of the Masons, important regional architect, John Augustus Kenny Clarke, whose wife was a member of the Lightfoot family; Clarke had an adjoining orchard. At around this time the architect also designed Ivanhoe for AB Mason, and his own house, Nettlegoe (now known as Algeciras HERMES 156017). Clarke designed most of the notable buildings of Shepparton, including the Post Office (demolished), St Brendan's Catholic Church, Wesley Church, Scots Church Hall, the Shepparton Hotel, the grandstand at the Showgrounds, and a number of substantial houses, including The Pines (demolished, the residence of Thomas Swallow of Swallow and Ariell), Fairley Downs, Wanganui Homestead and Ambermere.

It is believed the final layout of Hurlstone Homestead occurred by accident. The north wing, originally a Shepparton Butter Factory cold-store (with charcoal-filled walls over a foot thick) was being relocated to the site by bullock dray when the dray became bogged; the cold-store was offloaded where it stood. The resulting gap required the construction of an additional wing to connect it to the rest of the house, creating a hallway more than 30 metres in length, and forming a central courtyard which is almost enclosed by the house.

The Mason brothers were pioneers of irrigation, setting up an extensive private irrigation system pumping from the Goulburn River for their orchards and vineyards, which were the first large-scale plantings in the Shepparton area. Such was the success of their orchards that their properties were frequently visited by Ministers and parliamentarians, and vaunted as examples of the new intensive agriculture. This was despite the fact that being on the east of the Goulburn River, the area was not yet part of the much-publicised Government-sponsored Goulburn irrigation scheme based on the Goulburn Weir, which was then seeing the development of intensive orchards and vineyards west of the river at Ardmona (Victoria's first irrigation settlement) and other localities.

The Mason brothers sold their properties in 1903, one to HR Gillett, the other to E Leahy. After the properties were taken over in 1910 as part of a 3,200 acre tranche for Closer Settlement, the block on which Hurlstone was located was purchased by William and Susanna Ford, who gave the property its present name (important early Victorian colonist Peter Hurlstone was William Ford's maternal grandfather). William Ford and his father William were millers, and had leased Ralph's flour mill in Mooroopna in 1880, and four years later purchased Swallow and Ariell's Shepparton mill, which they worked for 35 years; they bought the Dookie mill in 1902.

# HERITAGE CITATION REPORT

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The Ford family had strong ties with the Wesleyan church, and it is possible that through this association, William met his future wife Susanna. Besides being a local preacher, William's community work extended to the fire brigade, participation in local government as a councillor with the Shire of Shepparton, trustee of the Water Board, and as one of the first elected directors of S.P.C. The family, members of which held responsible positions in health. They also owned a flour mill in education and the milk processing industry in the local area, was 'characterised by a healthy work ethic, involvement in the Methodist Church, and by a sustained involvement in community affairs' (*Early families of Shepparton and district: Book Two*), and made a significant contribution to the growth of Shepparton and district through the twentieth century.

After Susanna died in 1958, members of the Ford family continued to live at Hurlstone until 1977. It subsequently changed hands three times before being purchased in 1987 by its present owners, Margaret and Kerry Atley. The couple spent 20 years restoring the house and establishing five acres of gardens.

## References

Ford, Myrtle L. *Flour Mills and Millers of the Goulburn Valley 1858-1980*, Shepparton, 1983

Shepparton Family History Group, *Early families of Shepparton and district: Book Two*, Shepparton 1998

*Numurkah Leader*, 10 April 1903, p. 4

*The Age*, 9 May 1910, p. 6

*Benalla Standard*, 10 May 1910, p. 3

*Narromine News and Trangie Advocate*, 17 September 1943, p. 3

*Furphy Murmurs* (newsletter of the Shepparton Family History Group), No 33, May 2006, pp. 3-4

[https://www.pinterest.com/search/pins/?q=hurlstone+shepparton&rs=typed&term\\_meta\[\]=shepparton|type](https://www.pinterest.com/search/pins/?q=hurlstone+shepparton&rs=typed&term_meta[]=shepparton|type)  
Accessed on 23 January 2016

<http://hurlstonehomestead.com.au/historical-timeline-of-victorias-heritage-hurlstone-homestead-manor-and-gardens-in-shepparton/> Accessed on 23 January 2016

## Description

### Physical Description

Hurlstone is a large Federation-era homestead set in landscaped grounds with water features. A particular architectural feature of this homestead is the decorative gable roofs. The facades are dominated by steeply pitched gables and barge boards with highly decorative return verandahs. The verandahs all have a decorative timber fretwork with a timber frieze and stylised brackets. The picturesque roof line is complemented by the brick chimneys with cornices.

## Statement of Significance

### What is Significant?

# HERITAGE CITATION REPORT

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The large Federation-era homestead with its extensive landscaped surrounds.

## How is it Significant?

It is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it significant?

It is of historic significance as it is representative of the intensification of settlement as a result of government policies. HERCON criterion A

It is of aesthetic significance for its scale and highly decorative architectural features. Of note are the gable roofs and surrounding verandahs. Its style is distinctive for the region. HERCON criteria E & B

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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<b>Name</b>	65 Grahamvale Road GRAHAMVALE	
<b>Address</b>	65 Grahamvale Road GRAHAMVALE	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Victorian Period (1851-1901)
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## History and Historical Context

Thomas Swallow, the Port Melbourne biscuit manufacturer, selected Allotments 75A and 76A, comprising 319 [129] acres in the Parish of Shepparton, County of Moira, in the 1870s under the Land Act 1869, to grow wheat for his factory. Swallow had established his company (soon to become Swallow and Ariell) in 1854; he had set up Shepparton's second flour mill in 1876, and that year had built a substantial brick house, The Pines (now demolished), then the largest and most prestigious dwelling in Shepparton. In August 1882 he passed the lease of Allotments 75A and 76A to the partnership of his son William H Swallow and Edward W Lightfoot,[1] who were general merchants in Shepparton and Numurkah. The partners immediately paid out the lease, gaining freehold on 15 August 1882.[2]

The house at 65 Grahamvale Road, Grahamvale may have been constructed by William Swallow or Edward Lightfoot in the 1890s or in the first decade of the twentieth century, or it may have been built by the next owner, Samuel Wright, a 'Closer Settler.' Given the financial resources most settlers brought to their new allotments, the former is more likely.

In 1910 the first Closer Settlement Scheme in the Goulburn Valley, Settlement No.1, Grahamvale, was undertaken in this area. Elwood Mead, the American irrigation engineer who had recently become head of the statewide water authority (the State Rivers and Water Supply Commission, established in 1905), had convinced the state government that irrigation would only be a success with closer settlement and intensive use of the land and water. The East Goulburn Main Channel had reached the area north-east of Shepparton by 1910, bringing irrigation, and in line with Mead's approach, the Lands Purchase Board acquired three large holdings totaling 3250 acres [1315 ha], including Allotments 75A and 76A, and had channelled and subdivided this into 110 blocks. Thirty five were to be agricultural labourers' allotments of two [0.9 ha] to five acres [2 ha], with the balance ranging from 25 [10 ha] to 90 acres [36.5 ha].[3]

The land was described as

*'...level land, known as box and pine country, even of surface and practically all commanded by the irrigation channels now under construction. The soil consists of red loam of a good depth, resting on a good red clay subsoil, well adapted for the growth of lucerne, fodders and fruits. The rainfall averages some 21 inches yearly, and there are a number of dams and tanks on various parts of the property. The existing fencing is in good order and condition, and the several homesteads are also in a good state of repair. Good roads run through the property and the surrounding districts. The*

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*main irrigation channel, which traverses the property, is now nearly completed, and the subsidiary channels to be constructed in the near future will place nearly every allotment under irrigable conditions. Plans of subdivision are now being prepared, and will be available in the course of a few days, and may then be obtained on application to the secretary of the Lands Purchase Board, Melbourne.*[4]

Swallow and Lightfoot's allotment of 319 acres was divided into five smaller blocks, varying in size from 26 acres to 63 acres (Estate Allotments 25, 26, 27, 28, 28A) and a reconfigured 75A on the south, which the partners retained.

Allotments 28 and 28A, of 62 acres [25 ha], the location of this house, were purchased by Samuel Wright,[5] who possibly inherited one of the 'homesteads in a good state of repair.'

Settlers were initially involved in dairying, milking a small number of cows by hand, although most were totally inexperienced in farming; cream was sold to the Shepparton Butter Factory.[6] Dairying proved uneconomic, and most settlers turned to fruit-growing, amalgamating blocks to become more viable. Wright is listed in successive electoral rolls as 'farmer' (rather than 'fruitgrower'), and may have made a success of dairying or mixed farming.

The block, still of 62 acres, passed to Henry Charles Wright on 26 September 1938,[7] and subsequently to a sequence of owners. It seems to have been planted to fruit trees soon after it was relinquished by the Wright family.

The current condition of the dwelling is unclear.

[1] *Riverine Herald*, 28 August 1882, p. 3

[2] Plan, Parish of Shepparton, County of Moira, Department of Lands and Survey by J Noone, 20.8.1887 and 22.8.1887

[3] Sue Wallace, *Shepparton Shire Reflections 1879-1979*, Shepparton, 1979, p. 60

[4] *Leader*, 12 March 1910, p. 30

[5] Myrtle Ford, *Grahamvale Reunion 1911-1986*, Shepparton, 1986, p. 15

[6] Sue Wallace, op. cit., p. 36

[7] Title: Vol 6007 Fol 315

## Description

### Physical Description

# HERITAGE CITATION REPORT

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The homestead is a typical late Victorian homestead with a symmetrical facade and hipped roof.

## **Statement of Significance**

### **What is Significant?**

The homestead at 65 Grahamvale Road, Grahamvale is significant.

This includes all of the architectural features associated with its turn of the century architecture.

### **How is it Significant?**

The homestead is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### **Why is it Significant?**

The homestead is of historic significance for its association with the Swallow biscuit manufacturers. This company eventually became a national biscuit brand.

It is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th and early 20th century. The scale and design of the homestead contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region and the impact of Closer Settlement policies.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

The homestead is of aesthetic significance for its representative late Victorian vernacular architecture. HERCON criteria D

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No



# HERITAGE CITATION REPORT

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**Name** 133 Grahamvale Road GRAHAMVALE  
**Address** 133 Grahamvale Road GRAHAMVALE **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Federation/Edwardian Period (1902-c.1918)

## History and Historical Context

### Closer Settlement

The Grahamvale area was part of the lands of the Bangerang Aboriginal peoples, and subsequently located within the Pine Lodge squatting run of 43,000 acres [17,400 ha], which had been split off from the huge Arcadia run. The district, like much of the Goulburn Valley, was selected under the 1869 Land Act, with selectors arriving in the early 1870s.

As Victoria recovered from the effects of the 1890s depression, the demand for farming land increased. However, most land suitable for agriculture had already been selected or was part of a large pastoral estate. The Victorian Government became concerned about the loss of farmers to other colonies and attempted to stem the flood of farmers from Victoria and increase the numbers of those working the land by acquiring large estates and breaking them into small farms, in tandem with irrigation in areas such as the Goulburn Valley, where irrigated agriculture had developed progressively from 1886. Victorian irrigation had been revitalised by Elwood Mead, who as dynamic American Chairman from 1907 of the State Rivers and Water Supply Commission (SRWSC, known locally as 'the Water Commission') had seen that the secret of successful irrigation was closer settlement, the intensive use of land and water, and the compulsory annual payment of irrigation 'water rights' in all properties in the irrigation areas, whether or not water was available in a particular year. Closer Settlement Acts in 1909 and 1912 progressively gave the SRWSC full control of all land purchased for irrigated closer settlement, control reinforced and becoming permanent in the 1918 Act. The unified control of land and water advocated by Mead thus became effective and remained in force for all soldier and civilian settlement following World War 1.[1]

East of the Goulburn River, Closer Settlement began in 1910 with the offering of 110 allotments on the Shepparton Estate, 'Settlement No 1', at Grahamvale, to the north-east of Shepparton. The Closer Settlement Board purchased three large holdings, a total of 3200 acres [2509 hectares], and subdivided the land into allotments ranging from 2 acres [0.9 hectares] to 89 acres [36 hectares]. Concurrently the East Goulburn Main Channel from the Goulburn Weir had been completed, supplying irrigation water to the area. The first to settle were those who bought the old farm homesteads outright with 50 acres, one of the families being was that of W Ford, who purchased the homestead of E Lightfoot, an original selector. Initially used for dairying, most of the Grahamvale allotments later changed to irrigated fruit growing.

A school was opened in 1911 and at a suggestion in a pupil's essay, the name Grahamvale was given in 1911 as a compliment to the local parliamentary member, George Graham. The community established Presbyterian, Methodist and Anglican churches (1917-26). In 1939 the Polish family of Richard Pratt, who was to become Chairman of the international manufacturing and recycling company Visy Board, settled on a fruit block, the experience of Pratt senior with fruit packing and the local cannery leading to a partnership in 1948 in manufacturing corrugated cardboard cartons

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and the company that became Visy. Richard Pratt (1934-2009) attended Grahamvale primary school from 1940-45. In recent years the population of Grahamvale has been boosted by a rural/residential housing estate.

[1] Sue Wallace, *Shepparton Shire Reflections 1879-1979*, Shepparton, 1979, p. 60

[2] WS James, *History of Shepparton 1838-1938*, Shepparton, 1938, p. 33-35.

[3] Ibid.

## Description

### Physical Description

Its architecture is representative of the period and the region. This includes the asymmetry of the facade, with the entrance doorway to the side. The tiled roof falls in one line, albeit with a slight break in the slope at the point of the pitching of the verandah. Like many buildings of this period and scale the external walls are distinguished by a dado height of weatherboards with the remaining walls clad with a pressed fibre sheet. The timber verandah posts have a typical timber bracket design for the period.

## Statement of Significance

### What is Significant?

The homestead at 133 Grahamvale Road, Grahamvale is significant.

This includes all of the architectural features associated with its period of construction.

### How is it Significant?

The homestead is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the early 20th century. The scale and design of the homestead contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region and the impact of Closer Settlement policies.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

The homestead is a good representative example for this region of an early 20th century homestead. HERCON criterion D

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	720 Girgarre East Road HARSTON (Ravenstone)	
<b>Address</b>	720 Girgarre East Road HARSTON	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Federation/Edwardian Period (1902-c.1918)
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## History and Historical Context

The Harston area was part of the lands of the Ngurraillam peoples, and subsequently within the huge Toolamba pastoral run, which the last pastoral tenant, James Winter, forfeited in 1877, having amassed freehold land amounting to around 26,000 acres [10522 ha], and created 'Dhurringile' (VHR H1554), his imposing Italianate mansion in 1876-77.

Selectors moved in on the Toolamba run largely following the 1869 Land Act, the 'selection before survey' Act which, by allowing rents paid to be counted towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'. The initial wheatgrowing and sheep grazing gave way to some dairying after the advent of irrigation in the late 1880s; dairying predominated after World War 2, and more recently milk production, cropping, sheep grazing and beef production have assumed equal importance. The Harston locality has never boasted a township; a World War 2 Memorial Hall, primary school, and former Presbyterian Church exist in scattered locations.

George Manning selected Allotment 72, Parish of Toolamba West in 1872; the 320 acres, half a square mile block, was the maximum allowed under the Act. His widow, Mary Ann Rice Manning, nee Staner, received the Crown Grant as Administratrix on 24 November 1882, Manning having died in 1881. The property was then farmed by the couple's son Victor, to whom it passed in June 1900. A progressive farmer and community leader, he sold to Thomas Crawford on 5 March 1924. Nothing remains of George Manning's original buildings.

Thomas Crawford was one of the eleven children of well-known and successful pioneering Tatura selector Andrew Crawford, and the property was in fact the latter's gift to his son. Andrew Crawford had amassed a deal of land, and, determined to set up his sons on properties, gave 320 acres to each son and to some daughters. George received Fenton Hall at Harston, Andrew Woodlands at Tatura, and other sons properties at Harston, Tatura and Hendersyde. Thomas Crawford built the current house the year he gained the property. He farmed until his death in 1967. The property is still run by descendants of the wider Crawford family; the house is largely as originally built, and upkeep has been consistent.

## References:

# HERITAGE CITATION REPORT

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Brian Williams, notes and personal communication, 22 April 2015 et al

Titles: Vol 1433 Fol 286527; Vol 2766 Fol 553118; Vol 4826 Fol 965148

Plan, Parish of Toolamba West

James G Crawford, 'My Life', n.d., held by Tatura Historical Society

John Lawry, *The 'Fenton Hall' Story 1903-2003*, Shepparton 2007

Bev Clement, 'Life History of Rebecca Crawford', 1994, held by Tatura Historical Society

## Description

### Physical Condition

Ravenstone is a good representative example of a Federation/Edwardian period homestead for the region.

The homestead is a timber homestead with a large hipped roof with a gablet vent at the apex of the roof. The roof falls in a straight line to create a verandah. The plan form reflects typical early 20th century planning for the region. The bulk of the building is essentially a rectangle with a large roof and there is a small projecting gable to the front. The gable has decorative timber strapping and timber finial. The windows are paired timber-framed sash windows with a straight profile timber hood (with corrugated metal cladding). The front door is under the verandah and is flanked by the same paired window style as found on the gable section. There is a tall and slender chimney to the rear.

The large roof can be said to be a regional concession to the climate as it provides some insulation from the heat. This homestead is an archetype for the period and region.

## Statement of Significance

### What is Significant?

Ravenstone homestead at 720 Girgarre East Road, Harston is significant.

### How is it Significant?

Ravenstone is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

Ravenstone is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th and early 20th century. The scale and design of the homestead contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

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Ravenstone is of aesthetic significance for its early 20th century architecture. It demonstrates a restrained Edwardian expression. This can be found in the design of the gable with its timber strapping and finial and the timber framed paired windows.

This homestead is a regional vernacular archetype of the Edwardian style. The large hipped roof and low verandah have been designed as a climatic response and provide the regional variation for this style. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 310 Heath Road HARSTON (Atherstone)  
**Address** 310 Heath Road HARSTON **Significance Level** Local  
**Place Type** Homestead building  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

The Harston area was part of the lands of the Ngurraillam peoples, subsequently being situated within the huge Toolamba pastoral run, which the last pastoral tenant, James Winter, forfeited in 1877, having amassed freehold land amounting to around 26,000 acres [10522 ha], and creating 'Dhurringile' (VHR H1554), his imposing Italianate mansion, in 1876-77.

Selectors largely moved in on the Toolamba run following the 1869 Land Act, the 'selection before survey' Act which, by allowing rents paid to be counted towards the final payment, at last succeeded in the State's aim of 'putting the small man on the land'. The initial wheatgrowing and sheep grazing gave way to some dairying after the advent of irrigation in the late 1880s; dairying predominated after World War 2, and more recently milk production, cropping, sheep grazing and beef production have assumed equal importance. The Harston locality has never boasted a township; a World War 2 Memorial Hall, primary school, and former Presbyterian Church exist in scattered locations.

John Donaldson of Avenel 'pegged out' the 315 acres [127.5 ha], later found to be 314 acres, which comprised Allotment 8, Section A, Parish of Girgarre East, on 18 August 1873, applying for the licence under the 1869 Land Act at the Land Board at Rushworth on 6 September. Donaldson, unusually for a selector, owned freehold land, 52 acres [21 ha] back at Avenel, which he leased out for grazing. The licence for the Harston allotment was unsuccessfully challenged after it was granted on 20 March 1874, the challenge made, also unusually, by a woman, Ellen McAdie of Glenrowan, who believed she had selected the same allotment. Donaldson received his lease on 20 March 1877. As revealed in his lease application, he was obviously a person of some means, and had achieved much in the first three years, including 146 chains of post, rail and three wire fencing, the materials for which required capital, unlike the ubiquitous chock and log fence which selectors could create by simply using their felled trees. Fifty-eight acres [23.5 ha] were planted in wheat and barley, and he had erected a weatherboard house (2ft x 19 ft x 9 ft or 7.6m x 5.8m x 2.7m) with an iron roof and verandah (of 'soft and hard wood'), and a separate kitchen (20 ft x 12 ft x 9 ft or 6.1m x 3.7m x 3.7m) of hardwood. Only one fifth of selectors in the Parish of Girgarre East could afford to build their first dwelling of weatherboard; just over half of the first dwellings in the Parish were of log construction, 'log cabins' similar to those typical of the America frontier. Donaldson received the Crown Grant on 19 October 1883.

John Donaldson became a well-known and successful grazier in the district, extending his property by purchasing the 106

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acre [42.9 ha] adjoining selection, Allotment 12, Section A, in October 1892. He produced good quality fat lambs and sheep (crossbred, comeback and Merino), cropped some years, and was known for his draught horses. He was a member of the Committee of the Tatura and Goulburn Valley Agricultural Society, President in 1894, and a sometime judge of grain and draught horse categories at the annual Show. With his family, he was highly involved in the Springvale (also known as Girgarre East) Presbyterian Church (HO19 and Hermes No 156143), hosting two hundred children at the 'sabbath school picnic' of 1889 (Sunday School picnics in many country areas were traditionally open to children of all local denominations).

Atherstone homestead was built by John Donaldson prior to November 1899, at which time it was described in the sale notice as a 'large brick house, with detached brick kitchen, dairy [probably a dairy coolroom], cellar'. Donaldson had purchased a large property at Temora in NSW. His Harston farm, now enlarged to 661 acres [267.5 ha], was described as 'splendid agricultural freehold...[with] most perfect improvements, valuable and highly-improved property, divided into 10 paddocks by sheep-proof fencing', with 'barn, stable and all other complete improvements' and with one of the main irrigation channels running 'on high ground right through the property, making the irrigation of it most convenient. a really first-class, sound property'. Allowing for real estate hyperbole, the property was nevertheless clearly of high quality. This was evidenced by the clearing sale in February 1901, 'one of the most successful clearing sales held in the district'; it was attended by nearly five hundred farmers, and there was 'brisk demand for all description of stock, machinery and farm implements.' Many of the brood mares, with foals at foot, sold for up to £50. The *Age* reported on 3 December 1900 that the homestead block of 420 acres [170 ha] had been purchased by Edward Baldwin, a Kyneton grocer, at £9.5.0 per acre, and the further 240 acres [97.1 ha] sold at £5.4.0 per acre to an established local farmer, D Collie; the title shows the transfer date as 3 March 1903, the property possibly being leased for the intervening period.

Edward Baldwin's son, Arthur Begg Baldwin, ran the property from at least mid 1902; his brother Menzies also had a farm in the area, possibly similarly purchased by their father. Soon on arrival in the district, in September 1902 and aged around 35, AB Baldwin undertook classes conducted by the Department of Agriculture at Tatura under the auspices of the local Agricultural Society, a 'short course of instruction to farmers' sons in chemistry, botany, and agriculture [held] during the interval between seed time and harvest time'. He gained overall top place across the three venues where the classes had been run (Tatura, where 67 attended, Charlton and Bacchus Marsh), thus gaining the gold medal offered by the Australian Natives' Association (ANA). On the property he continued Donaldson's concentration on the production on fat lambs and sheep.

AB Baldwin was a progressive farmer, and also, unusually, involved himself in agricultural issues at a state and even national level. He had entered enthusiastically into irrigated agriculture, in December 1902 forwarding to the *Australasian* newspaper photographs he had taken of how irrigated cropping for hay was carried out on his property and of the successful result, lauding irrigation. At the 1907 Conference of the Victorian Chamber of Agriculture ('the farmers' parliament'), which was attended by the Lieut-Governor and the state Minister for Agriculture, Baldwin on 27 June gave a 'lengthy paper' on irrigation, 'reviewing the Water Act 1905, then reviewing at length all the great irrigation works of the world', and criticising the high new rates to be introduced for farms in irrigation areas. In this address Baldwin presciently pointed to the inevitability of the rise of dairying on irrigated farms. His choice of topic was of the moment, as irrigation was 'in the air' at this time, with great hopes held for a rejuvenation of the sector due to the recent appointment of a dynamic new Chairman of the State Rivers and Water Supply Commission (SRWSC), the American expert Elwood Mead. Baldwin attended the annual Conference again in 1914 (this event, also opened by the Governor, was attended by the Prime Minister, Joseph Cook), and probably many other such conferences: these were prestigious events.



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Baldwin also entered the heated national debate on tariffs applied to imported USA harvesters, tariffs which HV McKay and other local manufacturers had been urging should be a considerably increased. In a letter to the editor on Boxing Day 1905, Baldwin alluded to the inevitable higher costs to farmers and commented: 'We have had a surfeit of the views of the manufacturers, their agents and the employees, and the political agitators of the Trades-hall, but very little of the views of the farmers, who would suffer most of all. As a farmer I know that we are a class slow to move politically, almost criminally negligent of own interests...'

AB Baldwin was involved in the public life of the local community. He supported the local school, and was guest speaker at such events as the opening of the new school building in 1914 and Empire Day in 1915; he gave a lecture on 'useful local birds' to the pupils in 1910. He was also Scoutmaster of the First Harston Scout Troop, and involved in the Tatura Agricultural Society.

The property passed to him on 4 June 1925, some time after the death of his father. AB Baldwin and his wife left Harston in early 1929, 'greatly missed as for years they have taken an active part in the public life of the district'. Retiring to Mornington, they named their new house Atherstone, this indicating that it was most likely the Baldwin family which had so named the Harston house and property.

Subsequent owners have retained the original 'large brick house' substantially as it was built by John Donaldson.

### References:

Selection file for John Donaldson (PROV)

Anne Tyson, 'A survey of building materials employed in the earliest buildings of the selectors in the Parish of Girgarre East in the Goulburn Valley region of Victoria, 2001'.

Titles: Vol 1519 Fol 303692; Vol 2480 Fol 803; Vol 2919 Fol 583682; Vol 5002 Fol 1000390

*Weekly Times*, 10 February 1894, p. 26

*Kyabram Union*, 27 September 1889, p. 2

*Australasian*, 11 November 1899, p. 3

*Age*, 3 December 1900, p. 6

*Weekly Times*, 9 February 1901, p. 39

*Weekly Times*, 14 February 1903, p. 38

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*Australasian*, 27 December 1902, p.27

*Argus*, 26 December 1905, p. 7

*Weekly Times*, 29 June 1907, p. 33

*Australasian*, 6 July 1907, p. 7

*Kyabram Guardian*, 22 September 1914, p. 3

*Kyabram Guardian*, 1 June 1915, p. 4

*Weekly Times*, 26 November 1910, p. 47

*Weekly Times*, 24 January 1914, p. 8

*St Arnaud Mercury*, 4 July 1914, page 2

*The Countryman*, 1 March 1929, p. 6

## **Description**

### **Physical Description**

A late Victorian-era brick and timber vernacular styled homestead with a symmetrical facade. The central front door has side lights and high lights. The front door is flanked on either side by sash windows with side lights. The chimneys have brick corbelling.

There are a number of metal clad outbuildings associated with this farmstead.

## **Statement of Significance**

### **What is Significant?**

The homestead at 310 Heath Road, Harston and its immediate setting is significant.

This includes all of the architectural features associated with its late Victorian architecture.

### **How is it Significant?**

It is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

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## Why is it Significant?

The homestead is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th and early 20th century. The scale and design of the homestead contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

It is of aesthetic significance for its late Victorian vernacular architecture. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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<b>Name</b>	810 Karramomus Road KARRAMOMUS (Grandview)	
<b>Address</b>	810 Karramomus Road KARRAMOMUS	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Victorian Period (1851-1901)
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## History and Historical Context

Grand View was built by Karramomus pioneer and respected district figure William Sayers.

William Sayers had arrived in the newly opened Karramomus locality in 1873,[1] selecting the 99 acres [40 ha] of Allotment 15 of Section B, Parish of Karramomus, County of Moira.[2] By 1902 he had amassed 813 acres, consisting of the initial selection and Allotments 16, 16A, 17, 18 and 19,[3] receiving the Crown Grant for Allotment 19, on which Grand View is located, on 8 June 1892.[4]

Sayers, born at Werribee, was initially a sheep grazer (Merinos and crossbreds) and remained so, very successfully, although he was also involved in dairying in the 1890s, possibly encouraged by the opening of the Arcadia creamery in the neighbouring locality.[5] As was the custom in dairying at this time, Sayers raised pigs on the skim milk,[6] which was returned from the creamery.

A central figure in the widely spread Karramomus/Kialla community, he was also well-known in Shepparton and Euroa. He was elected as one of five members to the first Board of the Karramomus North School, and subsequently as Chairman of the Committee which replaced it. He was the genial MC of many local events, and in his last year at Karramomus he was appointed vice-chairman of the Tamleugh and Karramomus Fire Brigade.[7]

From the 1890s he was highly involved in the Shepparton Agricultural Society, a steward or judge at its annual Show, and President in 1912. In July 1894 thirty-nine ratepayers had petitioned him in the local newspaper to stand for Council[8], and he was a Councillor of the Euroa Shire for nine years, including a stint as President. A trustee of the Kialla Cemetery, he was also one of the directors of the Kialla West Public Hall, and Chairman of that body for three years.[9]

By 1922 he was the only one of the initial Karramomus selectors remaining in the district, as was noted on his departure

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for retirement in the city in mid 1922. The *Shepparton Advertiser* also lauded his wide circle of friends, his 'fine genial nature and other good qualities,' that he had always been a favorite, and that 'no matter which society or organisation he joined he seemed to reach the top position in good time.'<sup>[10]</sup>

After a clearing sale on 16 March 1922,<sup>[11]</sup> Sayers sold to William Church of Katandra,<sup>[12]</sup> who in turn passed the property to Ernest William Dodson, an Arcadia farmer in May 1925.<sup>[13]</sup> It remained in the Dodson family until April 1994.<sup>[14]</sup>

Four Nissan huts are located on the property.

[1] *Shepparton Advertiser*, 4 December 1891, p. 7

[2] Plan, Parish of Karramomus 1902

[3] Ibid.

[4] Title: Vol 2368 Fol 576

[5] *Euroa Advertiser*, 4 December 1891, p. 7

[6] *Weekly Times*, 5 November 1892, p. 26

[7] *Shepparton Advertiser*, op.cit.

[8] *Euroa Advertiser*, 20 July 1925, p.3

[9] *Shepparton Advertiser*, op.cit.

[10] *Shepparton Advertiser*, op.cit.

[11] *Goulburn Valley Stock and Property Journal*, 1 February 1922, p. 2

[12] Ibid.

[13] Ibid.

[14] Ibid.

### Description

#### Physical Description

This homestead is a good representative example of a mid to late Victorian homestead. It is representative for the region

# HERITAGE CITATION REPORT

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and the period. It has a hipped roof with return verandah.

## Statement of Significance

### What is Significant?

The large Victorian homestead at 810 Karramomus Road, Karramomus is significant.

This includes all of the architectural features associated with its Victorian architecture, such as the large hipped roof with brick chimneys, the encircling verandah and its verandah posts.

### How is it Significant?

810 Karramomus Road, Karramomus is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The homestead is of significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th century. The scale and design of the homestead contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

It is of aesthetic significance for its representative architecture. Its relatively simple architecture largely relies on the Victorian vernacular which was ubiquitous within the region during this period. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 1000 Karramomus Road KARRAMOMUS  
**Address** 1000 Karramomus Road KARRAMOMUS **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

The house known at one time as Ladybank was built by John Hamilton, an early settler in the Karramomus locality.

John Hamilton gained freehold of Allotment 7, Section B, Parish of Karramomus, County of Moira along with Allotment 21 across the road, a total of 320 acres [129.5 ha], on 12 February 1897.[1] He had been residing at Karramomus since at least 1882, when he had received the lease concurrently with Henry Hamilton (doubtless a brother or cousin) on the adjoining property:[2] the Hamiltons probably selected under the Land Act 1969.

Hamilton, like his neighbour William Sayers, was a very successful sheep grazier, concentrating on Merinos and crossbreds, for both meat and wool.[3] He and his family supported local causes, particularly the Tamleugh and Karramomus branch of the Red Cross, functions for which they held at Ladybank.[4] He was made a Life Governor of the Mooroopna Hospital in 1927.[5]

John Hamilton died on 9 December 1933, and Allotment 7 and adjoining land passed to his two unmarried daughters, Annie and Muriel, on 17 July 1934:[6] possibly their brother Thomas, who had inherited Allotment 21, farmed it.

After around ninety years, the property left Hamilton family hands in November 1969, acquired by John Lachlan Duncan. It was purchased by Ivan McCarthy in April 1985.[7]

[1] Title: Vol 2651 Fol 146

[2] *Riverine Herald*, 10 April 1882, p. 3

[3] *Age*, 12 November 1913, p. 18; *Goulburn Valley Stock and Property Journal*, 21 December 1932, p. 2

[4] *Goulburn Valley Stock and Property Journal*, 28 May 1917, p. 3

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[5] *Shepparton Advertiser*, 25 August 1827, p.2

[6] Title: Vol 5915 Fol 888

[7] Ibid.

## Description

### Physical Description

Its relatively simple architecture largely relies on the Victorian vernacular which was ubiquitous within the region during this period. It is characterised by the hipped roof, the return verandah and largely symmetrical facade.

## Statement of Significance

### What is Significant?

The large Victorian homestead at 1000 Karramomus Road, Karramomus is significant.

This includes all of the architectural features associated with the late Victorian period, such as - the hipped roof with brick chimneys, the return bullnosed verandah with its timber verandah posts and the decorative timber fascias and brackets.

### How is it Significant?

1000 Karramomus Road, Karramomus is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th century. The scale and design of the homestead contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

It is of aesthetic significance for its representative architecture. Its relatively simple architecture largely relies on the Victorian vernacular which was ubiquitous within the region during this period. HERCON criterion D



# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	1035 Karramomus Road KARRAMOMUS	
<b>Address</b>	1035 Karramomus Road KARRAMOMUS	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	<b>VHR</b> No <b>HI</b> No <b>PS</b> Yes
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## History and Historical Context

John E Byass selected the 318 acres [128.5 ha] of Allotment 19 of Section A, Parish of Karramomus, County of Moira, in late 1876, which he extended to 950 acres [384.5 ha].[1] Unlike other local families such as the Sayers and the Hamiltons who remained on their original (often extended) holdings for many decades, up to a century in some cases, Byass remained here only until 1885, when he purchased the auctioneering business of Samuel McDonald and Co in Shepparton.[2] In 1892 he was appointed Secretary of the Shepparton Agricultural Society and subsequently of the Shepparton Urban Waterworks Trust, a position he held from 1897 until his death in 1915; in both roles he was highly successful and admired.[3]

[1] Plan, Parish of Karramomus 1902; *Shepparton News*, 28 October 1915, p. 1

[2] *Shepparton News*, op. cit.

[3] *Shepparton News*, op. cit.

## Description

### Physical Description

This homestead is a good representative example of a mid to late Victorian homestead. It is representative for the region and the period. The design is informed by symmetry and this is achieved through a central door flanked on either side by timber sash windows. The paired timber brackets and the spacing of the verandah posts contribute to the subtleties of the the design. Other typical features from the period include the hipped roof, a bullnose return verandah and brick chimneys. The verandah returns on both sides and has retained its integrity.

Of note is the external finish to the facade. Timber weatherboards rise to dado level with a rough cast finish to the remainder of the wall. Regionally this finish is commonly found on early 20th century houses and is possibly a later addition here.

# HERITAGE CITATION REPORT

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The roof has retained the short sheets typical of the period.

The integrity and intactness of this building is of note.

## Statement of Significance

### What is Significant?

The Victorian homestead at 1035 Karramomus Road, Karramomus is significant.

This includes all of the architectural features associated with its late Victorian architecture, such as the symmetrical facade with its contrasting finishes, the central timber door, the timber framed sash windows, hipped roof with brick chimney and the return posted verandah with a bullnose profile.

The setting is significant.

### How is it Significant?

1035 Karramomus Road, Karramomus is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th century. The scale and design of the homestead contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

It is of aesthetic significance for its representative architecture. Its relatively simple architecture largely relies on the Victorian vernacular which was ubiquitous within the region during this period. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	716 Lane Road KATANDRA (Katandra Cemetery)	
<b>Address</b>	716 Lane Road KATANDRA	<b>Significance Level</b> Local
<b>Place Type</b>	Cemetery/Graveyard/Burial Ground	
<b>Citation Date</b>	2014	

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

On 4 November 1878, by order of the Governor in Council, five acres on a triangular site, Parish of Katandra, County of Moira, were reserved for a cemetery. David Webster made application for a portion of the vote appropriated for fencing cemeteries: the sum of £25 was received on 11 March 1879 and deposited to the credit of the Trustees in the National Bank of Australasia at Dookie South (Cashel).

The first Trustees, officially appointed on 2 April 1879, were Richard E Prideaux, David Webster and Charles Morey, with David Webster to act as Secretary. The first meeting of the Trustees was held on 18 April 1879 to consider in what manner the cemetery should be fenced.

Trust Secretary David Webster was the first person to be buried in the Katandra Public Cemetery, on 10 May 1879. Following his death T P Batey was gazetted as a new Trustee on 8 September 1879, and R E Prideaux was appointed Secretary.

During June 1879 the Trustees organised the grubbing and clearing of the cemetery, sought tenders for a two-railed fence around it, and developed regulations. The latter were forwarded to the Lands Office for approval in October 1879, and the regulations and the scale of charges published in the Government Gazette on 27 April 1880. Regulations included the stipulation that 'the processions [are] to arrive punctually at the hour appointed for the funeral.'

Between 1879 and 1900 several Trust meetings were held each year to organise the development of the Cemetery; after that time meetings were usually held once or twice per year. Trustees were required to meet at least annually, in April, to forward the statement of accounts to the Lands Office in Melbourne; after 1905 they were required to sign these reports before a Justice of the Peace (JP) and then forward them to the Public Board of Health.

In establishing the cemetery, Government grants received in July 1883, May 1884, and May 1890 assisted with fencing, with eradication of bushes, scrub, weeds and rabbit burrows, and with harrowing around the outside of the fence, all work put out to tender.

In 1882-83 palings were added to the fence and a stile constructed. In May 1884 hoop iron was placed around the fence to protect it from white ants, with barbed wire then placed on top of the palings.

The Trustees received a letter from the Congupna Farmers' Club in April 1888 regarding denominational subdivision of the cemetery, and some time after June 1888 it was divided into sections: 1. Presbyterians, 2. Bible Christians, 3. Church of England, 4. Wesleyans, 5. Heathens and Others, and 6. Roman Catholics.

In July 1890 several residents met at the cemetery to plant trees received from the State Nursery around the perimeter.

# HERITAGE CITATION REPORT

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*Pinus Insignis* (*Pinus radiata*) were planted along the northern boundary, *Pinus Pinaster* along the eastern boundary, *Pinus Canadensis* along the western boundary, and trees of unknown type were planted along the southern boundary. The Trustees applied for additional trees, but none were available until 1893, when the Forest Branch of the Lands Department sent eighty-one trees. Four dozen *Pinus Insignis* were ordered from the Macedon State Nursery in March 1899 and in July 1917 ornamental trees replaced the missing trees around the cemetery. None of these trees remain.

The first gates were erected in 1894, and a new stile in 1895. Two hundred tablets were procured for marking the sites of the graves in March 1899. Cemetery neighbour William Henry Ford was appointed a trustee in May 1898.

In May 1914 a galvanised iron office, fifteen feet by ten, was erected, and two water closets in May 1926.

In December 1919 the Trustees sought permission from the Tungamah Shire Council to make 130 split posts from timber on the Three Chain Road; these were used with wire and droppers for a new fence in June 1921.

In the first decades of the twentieth century drainage became a problem, finally alleviated in mid-1921 by trustee W H Ford of the neighbouring farm creating an embankment on his property, augmented by other measures, including construction of a new table drain, and the installation of a pipe.

For a period following the 1920s the appointment of Trustees for the Katandra cemetery appears to have been managed through the Shire of Tungamah, and trustees were nominated at a Public Meeting of residents.

A reconfiguration of the roads adjoining the cemetery resulted in a rectangular site, probably around 1929.

In April 1954 a public collection was organised to purchase concrete posts, piping and chain wire for a new fence.

Some Trustees served over very long periods. A special minute on 21 August 1941 acknowledged with appreciation the service rendered by J McDougall as Trustee for a period of nearly sixty years, and the next year T P Batey's thirty-eight years as Secretary was minuted. Ruth Tate was appointed as the first female Trustee on 3 December 1950 and was appointed Secretary-Treasurer. A letter of appreciation was sent to Miss Tate for her services for thirty-two years.

The position of caretaker was created in 1960, with Richard (Dick) Le Lievre appointed on 19 June, and approved as a Trustee in November 1969.

On 28 May 1995 the new double gateway was unveiled, a plaque acknowledging Dick Le Lievre's work. In 2002, a walk-through gate was added to the left of the double gates.

The issue of the establishment of a lawn cemetery was canvassed from 1995, and the creation of a crematorium brick wall and scoria grave sites from 2005, but none of these eventuated.

Many former residents still choose the Katandra cemetery for burial.

## References:

Minute Book, Katandra Cemetery Trust, 1878-2010 (current)

*Victorian Government Gazette*, No. 116, 8 November 1878, p. 2854

*Victorian Government Gazette*, No. 39, 4 April 1879, p. 712

*Victorian Government Gazette*, No. 88, 12 September 1879, p. 2215

# HERITAGE CITATION REPORT

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*Victorian Government Gazette*, No. 45, 30 April 1880, p. 954

## **Description**

### **Physical Condition**

The Katandra cemetery is situated on a rectangular piece of level land covering five acres. Boundary fencing is of wire mesh with concrete posts and a top rail of metal pipe surmounted by barbed wire. There are trees outside the perimeter fence on the eastern boundary, but few within the cemetery.

Entry gates of steel pickets, with side fences of similar material, are flanked by double piers of grey granite on either side. Entry is located on the western side, with a sign announcing 'Katandra Cemetery 1878'. The cemetery is divided into separate sections: Uniting Church, Anglican Church, Roman Catholic Church, and Others. There is a centrally-located toilet block.

Graves are all east-facing. The cemetery is well maintained.

## **Statement of Significance**

### **What is Significant?**

The Katandra Cemetery and its open setting.

### **How is it Significant?**

The Katandra Cemetery is of local historic, social and aesthetic significance to the City of Greater Shepparton.

### **Why is it Significant?**

The Katandra Cemetery is of historic and social significance as a place for burials since the 19th century. HERCON criteria A & G

The Katandra Cemetery is of aesthetic significance for its memorials, layout and the open setting. HERCON criterion D

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	965 Katandra Main Road KATANDRA (Lilybank)	
<b>Address</b>	965 Katandra Main Road KATANDRA	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	<b>VHR</b> No <b>HI</b> No <b>PS</b> Yes
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## History and Historical Context

The Katandra district was part of the lands of the Bangerang peoples. Edward Khull, first squatter in the area, took up his enormous Tallygaroopna run of 160,000 acres [64,750 ha] in 1841. The Katandra Run was subdivided off the Tallygaroopna run in March 1848 and taken up by Charles Ryan. After a series of pastoral tenants, the last of whom was David Webster, the Katandra leasehold was cancelled in September 1880.

Selectors moved into the area in the early 1870s under the 1869 Land Act, the 'selection before survey' Act which, by counting rents paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'. Schools and churches were the first community buildings of the selection era.

Following the purchase of land for Soldier Settlement from 1919 to 1925 and for Closer Settlement from 1926 to 1933, allied with the Empire Settlement Scheme, and facilitated by the arrival of irrigation in 1926, the number of farmers in the Katandra West locality increased. By 1927 approximately 40 new families had moved into the central Katandra West area. Additional closer settlement took place after World War II, and Katandra West became the district centre as four smaller schools were closed between 1953 and 1965.

Lilybank was the homestead of the Ford family of Katandra, and remained in the hands of the Fords from the late 1870s for over a century. It was built by William Henry Ford.

Ford selected the 319 acres of Allotment 81, Parish of Katandra, County of Moira, in the late 1870s under the Land Act 1869. He gained freehold on 5 July 1888.[1]

Ford had immigrated with his parents from Wales, the family settling at Avenel; [2] in selecting at Katandra, William was looking to the newly opened areas of the selection frontier. His property, like most in the area before the coming of irrigation, was devoted to wheat and sheep. Ford was a successful agriculturalist, winning many district prizes for his wheat, often the Minister variety bred at the local Dookie College.[3]



# HERITAGE CITATION REPORT

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William and his family accrued a large acreage, and were very well-known for their involvement in community affairs. He was for many years a councillor of the Tungamah Shire.

After William's death in February 1933, Lilybank, part of holdings totalling 956 acres [387 ha], passed to his son Garnet on 18 July 1933, and then to Garnet's son Maxwell on 17 March 1961,[4] who sold Lilybank in 2011.

A Moreton Bay fig tree (*Ficus macrophylla*) at Lilybank was planted, it is believed, soon after the homestead was built.

[1] Title: Vol 2089 Fol 742

[2] <http://www.fordsofkatandra.com/index.php/41-thomas-ford/red-descendants/83-example-layout-page-sp-19616> accessed on 26 March 2017

[3] *Shepparton Advertiser*, 22 December 1921, p. 1

[4] Titles: Vol 5886 Fol 072 and Vol 8313 Fol 936

## Description

### Physical Description

Lilybank is a very stylish late Victorian homestead. It is distinguished by its large projecting bay front. The house is clad with weatherboards and has a main hipped roof with a secondary roof to the bay window. The windows are timber framed sash windows. The verandah returns to both sides and has a decorative cast iron frieze and brackets of a pattern that is typical of the late Victorian period.

## Statement of Significance

### What is Significant?

The homestead Lilybank at 965 Katandra Main Road, Katandra is significant.

This includes all of the architectural features associated with its late Victorian architecture, such as the bay window, timber-framed sash windows, the cast iron decorative frieze and brackets and the hipped roof with chimneys.

The large Moreton Bay fig (*Ficus macrophylla*) is of significance.

### How is it Significant?

Lilybank is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

# HERITAGE CITATION REPORT

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## Why is it Significant?

Lilybank is of historic significance for its long association with the Ford family who were successful farmers.

It is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th century. The scale and design of the homestead contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

Lilybank is of aesthetic significance for its stylish late Victorian homestead architecture. It is distinguished by its large bay with verandah and decorative cast iron frieze and brackets. HERCON criterion E

The scale and maturity of the Moreton Bay fig tree is of aesthetic significance as it provides a setting for the late Victorian homestead. HERCON criterion E

## Recommendations 2014

**External Paint Controls**

Yes
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**Internal Alteration Controls**

No
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**Tree Controls**

Yes The large Moreton Bay (Ficus macrophylla) is of significance.
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**Fences & Outbuildings**

No
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**Prohibited Uses May Be Permitted**

Yes
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**Incorporated Plan**

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**Aboriginal Heritage Place**

Yes
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# HERITAGE CITATION REPORT

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**Name** 17-27 Bankin Street KATANDRA WEST (Katandra West Primary School, 1928 Building)  
**Address** 17-27 Bankin Street KATANDRA WEST **Significance Level** Local  
**Place Type** School - State (public)  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Interwar Period (c.1919-c.1940)

## Integrity

The 1928 school building has a high integrity.

## History and Historical Context

The Katandra district was part of the lands of the Bangerang peoples. Edward Khull, first squatter in the area, took up his enormous Tallygaroopna run of 160,000 acres [64,750 ha] in 1841. The Katandra Run was subdivided off the Tallygaroopna Run in March 1848 and taken up by Charles Ryan. After a series of pastoral tenants, the last of whom was David Webster, the Katandra leasehold was cancelled in September 1880. Selectors moved into the area in the early 1870s under the 1869 Land Act, the 'selection before survey' Act which, by counting rents paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'.

Schools and churches were the first community buildings of the selection era. The 'free, compulsory and secular' Education Act of 1872, and selectors' desire for an education for their children, saw small weatherboard one-room schools develop, often as the focal point in the life of the village, and given modes of transport then current, sometimes quite close to one another. Some closed and re-opened, according to pupil numbers. In the Katandra area the Katandra school (No. 1965) was opened in 1878, Marungi (No. 2236) in 1880, and Marionvale (No. 2515) in 1882.

Following the purchase of land for Soldier Settlement from 1919 to 1925 and for Closer Settlement from 1926 to 1933, allied with the Big Brother Movement from Britain and the arrival of irrigation in 1926, the number of farmers in the Katandra West locality increased. Several of the farmers came from Britain under the Empire Resettlement Scheme.

By 1927 approximately 40 new families had moved into the central Katandra West area, which was replacing the village of Katandra as the centre of population. Settler WA Hansen wrote to his brother MP Hansen, the Acting Director of Education, stating that it was essential that another school be built in the district. The State Rivers and Water Supply Commission sold four acres of land to the Education Department for £16 per acre, and in February 1928 the Education Department agreed to construct a new school at Katandra West to accommodate 50 pupils, builders L and J Chaplin of

## HERITAGE CITATION REPORT

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Caulfield gaining the contract with a tender of £672.18.0. In April 1928 the Department of Public Works advised that the Katandra West school was completed and ready for occupation.

Katandra West State School, No 4401, was opened on 23 November 1928 by MP Hansen, now Director of Education, who congratulated the community on the new school, noting that of Victoria's nearly 7,000 schools two thirds were one-teacher schools, and that Australia led the world in the manner in which its rural schools had developed, and in the excellence of the work they did. Also in attendance were local MLA Col. Murray Bouchier (later Sir Murray), hero of Beersheba in WW1 and 'fiercely loyal to his electorate and its particular rural interests', and invited guests. There were 32 pupils enrolled in the school. A new school was opened at Marionvale on the same day to accommodate an influx of settler families in that locality also, the 1882 building there having been demolished.

The Katandra West State School was described in the *Shepparton Advertiser* (26 November 1928, p. 8) as 'an edifice which has been built on a modern design, providing abundant light and ventilation, and specially constructed fly proof cupboards in which to store the lunches of the pupils.'

Prior to the opening of the school in 1928 a committee had been established by the settlers for the purpose of obtaining a residence for the head teacher, a shelter shed, improvements to the roads and later a bus service. Before the residence was built in 1932 the teacher lived in the Bush Nursing Cottage.

Mr Bankin, the first overseer of the settlement, had planned the layout of the school grounds, which included a map of Australia between the road and the school. In mid 1938, a plantation of 1,500 trees was established east of the school as a memorial to Mr Bankin's son, Ellis, who had died exploring little-known areas of Central Australia in 1936. The Bankin Memorial Reserve Gateway was re-erected on its present site after being removed from the original site at the entry to the Bankin Plantation.

Great pride was taken by the parents in maintaining the school grounds, which included for a period a vegetable garden tended by the pupils. Together with the teachers, parents raised funds for the school through crazy whist and euchre parties, fancy dress balls and concerts. The School Mothers' Club was formed in 1946 and they introduced American Teas, Australian Teas, euchre tournaments, trading tables, and fetes to help supply equipment to the school. They were able to purchase items such as an electric wireless, electric jug, a fan, piano, and carpets. For many years the Mothers' Club supplied hot cocoa and Milo for the school children through the winter months.

For some years the children participated in a cricket competition with the other smaller schools in the area, and the winning school was presented with a shield. The Empire Day Celebration was an annual highlight held in the Katandra West Hall with a large attendance of adults and children from all the smaller schools in the area. The *Shepparton Advertiser* reported on 28 May 1935 that the President of the Country Women's Association, Mrs Wilkinson, addressed the children, impressing on them always to be loyal to their King and country. Katandra School Choir won the singing competition with Marionvale School Choir placed second. Other special events for the school pupils included concerts,

## HERITAGE CITATION REPORT

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break up parties with Santa Claus, Anzac Day Remembrance Services, Arbor Day, Open Days for parents and visitors in Education Week, and School Picnics. The pupils also collected for the Mooroopna Hospital.

The Town Water Supply was connected to the school in 1945, electricity in 1947 and the telephone in 1949.

In November 1945 the Katandra West School Committee made an application to the Education Department for the formation of an area school which would cause the closure of the smaller surrounding schools. Over a decade or so the schools at Marionvale, Invergordon South, Marungi and Pine Lodge North were closed and the children transferred to Katandra West, taking the numbers to 84 students in 1954, further increasing over the years to 137 students in 1963.

To enable the school to cope with the increased enrolments the Gobarup East School building was moved to Katandra West in 1953 and in the next two years the school buildings from Marionvale and Invergordon South were also moved to Katandra West. Five new classrooms, a store room and a new shelter shed were then built at Katandra West, and in 1965 the children from the Youanmite South School were transferred to Katandra West bringing the total enrolments to 218. In 1972 the children from the Katandra school were transferred to Katandra West and the shelter shed from the former was re-erected in the Katandra West schoolground.

In 1956 a new toilet block and septic tank had been installed, and the school buildings repainted and repaired.

The Katandra West Primary school has continued to be the main school in the Katandra district.

The 1928 school building has remained on site at the Queen Street end of the Katandra West Primary School, the responsibility of the School Council, no assistance with funding to maintain this original school being provided by the Education Department. When additional rooms were constructed on the school site, this building remained as a separate entity and was used as a classroom for small groups of children, and subsequently for library and art and craft activities. It is still in use today for small groups of children to work on special projects, and is also the polling place for State and Federal elections

### References:

Shirley O'Meara for The Back To Committee, *Back To Katandra - Easter 1977*, Shepparton, 1977

Katandra and District History Group Inc, *Hope and Hardship. An account of Soldier and Closer Settlement in the Katandra District 1919-1933*, Shepparton, 2010

# HERITAGE CITATION REPORT

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*Shepparton Advertiser*; 26 November 1928, p. 8; 28 May 1935, p. 8

*Age*, 7 July 1938, p. 17; 24 November 1928, p. 30

*Argus*, 15 June 1928, p. 14; 9 March 1856, p. 25

Don Watson, 'Bourchier, Sir Murray William James (1881-1937)', Australian Dictionary of Biography, National Centre of Biography, Australian National University, <http://adb.anu.edu.au/biography/bourchier-sir-murray-william-james-5303/text8953>, published first in hardcopy 1979, accessed online 10 December 2016.

## Description

### Physical Description

The 1928 Katandra West School building demonstrates typical Public Works architecture for schools such as these - small, one or two roomed rural schools. The style is predicated on the provision of large glazed areas to ensure that the classrooms had sufficient light. This was important as many of these rural schools were not connected to electricity when they were constructed.

The 1928 Katandra West School building has a large gable front with multipaned windows. The rear has a smaller gable roofed porch with a side entry. It is clad with timber weatherboards, and has timber framed windows and a corrugated metal roof. The chimney is constructed from face brickwork.

### Intactness

Intactness - high

## Statement of Significance

### What is Significant?

The Katandra West School building built in 1928 and the shelter shed are significant.

The other structures on the site are not significant.

### How is it Significant?

The 1928 Katandra West School building is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The 1928 Katandra West School building is of historic and social significance for its association with the development of the Katandra West district. The growth of Katandra West was supported by government policies of the period; these included the introduction of irrigation in 1926, the Soldier Settlement Scheme (1919-1925), the Closer Settlement

# HERITAGE CITATION REPORT

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Scheme (1926-1933), the Empire Settlement Scheme and the Big Brother Movement from Britain. By 1927 approximately 40 new families had moved the central Katandra West area, which was replacing the village of Katandra as the centre of population. HERCON criteria A & G

It is of social significance for its association with many of the first settlers of this area, with many descendants still living in the district. The school has been a focus for many community events since 1928. HERCON criterion G

It is of aesthetic significance for its typical Public Works architecture. This includes its simple gable roofed design with a high pitched roof to enable large areas of glazing. It is a good representative example of an Interwar single room school facility. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 248-250 Hickey Road KATANDRA WEST (Katandra West Hall)  
**Address** 248-250 Hickey Road KATANDRA WEST **Significance Level** Local  
**Place Type** Hall, Club/Hall, Social  
**Citation Date** 2014

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

**Architectural Style** Interwar Period (c.1919-c.1940)

## History and Historical Context

The Katandra West Hall was built in 1929 by the community of the new town of Katandra West, which with the coming of irrigation in 1926 had superseded the non-irrigated villages of 'old Katandra' and Katandra North. The town was partly the result of the local Soldier Settlement program, which had seen the breaking up of larger holdings to provide smaller farms for returned men in the years 1919 to 1925. More particularly, though, it had resulted from the later Closer Settlement scheme in the locality, which from 1926 had seen further government-organised subdivision, with much smaller irrigated farms offered to new settlers, including many British migrants. As in the selection period of the 1870s and the 1880s, which had seen the construction across the municipality of small local halls embodying the aspirations of the villages which were then straggling into existence as a result of the dividing up of the huge local squatting runs, this later wave of settlement intensification in the Katandra area led to the construction of the Katandra West Hall as a focus, meeting place and social centre for the community.

The Katandra West Hall was officially opened on 17 April 1929 by William Cattanach, Chairman of the State Rivers and Water Supply Commission (SRWSC), the body responsible for the administration of Closer Settlement in irrigation districts from 1912, and after 1918 for the settlement of discharged soldiers from World War I. In this role, with the assistance of quite a small settlement branch, Cattanach had to deal with practically every problem of allocation, and he was heavily involved in Closer Settlement at Katandra. The SRWSC in fact advanced a loan for the Hall's construction, aiding local subscription.

The cost of the Hall complete with labor and materials was approximately £800. The first Trustees' Meeting was held on 8 June 1929; ten of the settlers occupying farms at Katandra West were the trustees. They were WA Hansen (Chairperson), A Blakey (Vice Chairperson), A Seccombe (Secretary), and members S Coleman, J Fuzzard, P Mitchell, E Wilkinson, J Taylor, J Wilson and W McConnell.

The range of activities and functions held in the Hall from its inception attests to its importance for Katandra West, and also chronicles the development of the township. Immediately and throughout the 1930s, the hall was the venue for meeting after meeting in which the new settlers aired their grievances and concerns about the settlement schemes, often calling on Cattanach to attend to receive their complaints-regarding size of blocks, payments required, the amount of irrigation water available, administration of the schemes-with the British Overseas Settlers' Association to the forefront. As dairying proliferated, the local branch of the Victorian Dairy Farmer's Association organized similar meetings to air concerns, and hosted lectures on aspects of dairying practice. Herd testing presentations also took place in the Hall.

The Hall was the focus of social life and entertainment in the locality. It was noted for the euchre parties held in conjunction with a dance, which were a regular event for six decades, the dancing only ceasing in the final decades of the



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twentieth century with the aging of the last members of the Gervasoni family orchestra which had played at the Hall since the 1930s: euchre still continues (2016). CWA meetings were a monthly event; Hospital Sunday (during which funds were raised for the Mooropna Hospital, a responsibility taken seriously by this community, as by communities across the Goulburn Valley) was an annual one. The Hall was the venue for football and cricket club meetings, presentation nights and dances.

The wide range of community events held in the Hall also encompassed balls (including fancy dress and debutante balls), Young Farmers' and Anglican Church socials, Sunday School presentations, New Years Eve celebrations, flower shows, kitchen teas, farewells (including for local volunteers going off to World War 2) and fundraisers for the school and local organizations, with the Anglican and Presbyterian churches raising funds also for various outside causes. The existence of the venue sparked the inception of an Operatic Society one month after it opened: this was shortlived, like the Debating Society based in the Hall which began in 1931, which seems to have had a life of only two years.

For all big functions held in the Hall, when sit down suppers were provided, it was necessary to erect a canvas marquee on the east side of the Hall. At a Trustees' meeting in April 1940 it was agreed to accept a quote of £59.15.00 for materials to build a Supper Room; this included all hardwood, flooring, galvanised iron, spouting and nails. On 29 April 1940 a working bee of settlers, under the supervision of Alan Blake from Shepparton for a fee of £100, supervised the building of the Supper Room, which was completed within the weekend, a valuable addition to the Hall. It measured 42 ft [12.8m] by 18 ft [5.5m]. As well as being used for supper, it was used for meetings and small functions.

In 1945 Mr Booth from Shepparton was employed to wire the Hall and Supper Room with lights and in mid August a monster dance and the official switching on of the lights was held. The Honorable AK Bradbury, who was a farmer at Katandra West, performed the official switching on of the lights.

Due to the increased population of the Katandra West area it was decided in early 1959 to build a larger hall alongside the existing Katandra West Hall and Supper Room. Steel trusses were made and transported from Benalla, and carpenter Nuggett Norton was employed to supervise and direct the 149 local volunteers who assisted in building the new hall. It was completed sooner than expected and the official opening was held on 25 August 1959. Mr and Mrs George Moss travelled from Melbourne to open the building and the catering was organised by the Country Women's Association (CWA) members. Due to the large number of people in attendance (1130), seven sittings of supper were needed. The building cost £5,500, including the redgum parquetry floor, which was regarded as the best dance floor in the Goulburn Valley.

## References

Katandra and District History Group *Back to Katandra Easter 1977*, compiled by Shirley O'Meara.

Katandra and District History Group Inc., *Hope and Hardship*, Katandra, 2010.

*Shepparton Advertiser*, 5 March 1931, p. 3; 24 May 1940, p. 11

Ronald East, 'Cattanach, William (1863-1932)', Australian Dictionary of Biography, National Centre of Biography, Australian National University, <http://adb.anu.edu.au/biography/cattanach-william-5534/text9427>, published first in hardcopy 1979, accessed online 3 February 2016.

## Description

### Physical Condition

# HERITAGE CITATION REPORT

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The Hall is a typical building (for its type) from the period and region. It is a restrained Interwar public building. The multi-paned upper sashes and glazed lower sashes of the windows are typical details from this period. The symmetry, with the central door and windows on either side, is representative of the period and the building type. The gable face with its timber strapping is a common detail, albeit relatively late, being more common in an earlier period of construction.

This is a fine vernacular building despite its simplicity, and its strength lies in its good proportions and appropriately scaled architectural features.

## Statement of Significance

### What is Significant?

The Katandra West Hall is significant. This includes (but is not confined to) the architectural features associated with this style, such as the timber framed windows with the segmented upper panes, the timber strapping to the gable, the pitched roof, the roof ventilators, and the timber weatherboard cladding.

### How is it Significant?

The Katandra West Hall is of local historic, social and aesthetic significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic and social significance for its association with the development of the Katandra West district. It is representative of the consolidation of community life and the increased prosperity that occurred during the Interwar period as a result of changes to settlement policies such as Closer Settlement. HERCON criteria A & G

It is of aesthetic significance for the vernacular interpretation of Interwar public hall architecture. This can be found in the design of the windows, the gable features, the gable roof and the simple but pleasing proportions of the building. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 695 Doyles Road KIALLA (Moores Cottage)  
**Address** 695 Doyles Road KIALLA **Significance Level** Local  
**Place Type** Cottage  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Victorian Period (1851-1901)  
Vernacular

## History and Historical Context

Robert Moore selected the 206 acres in the Parish of Kialla (Allotment 39B) on which Moore's cottage stands, possibly in 1872 or 1873. He received the Crown Grant on 6 January 1876. However on 9 May 1887, he sold the selection to Patrick Hehir of Caniambo. It passed to the Darby family, cordial and soft drink manufacturers of Shepparton, in November that year, thence to James Laws in April 1910, to the Trevaskis family in July 1955, to the Thomson family in 1996 or 1998, and to the Innes-Irons family in 1999.

Given this sequence of ownership, and the fact that it has always been known as Moore's Cottage or Moore Cottage, it is most likely that the cottage was constructed by Robert Moore between approximately 1872 and May 1887, either during his licence or lease period, or after he had purchased the allotment in 1876.

## Description

### Physical Condition

Moore's Cottage is a small vernacular cottage. It is comprised of a number of sections. The central gable roofed section with a brick chimney (this is most likely the earliest section) has a detached structure to the rear. This is linked to the central building with a lean-to verandah. The gable-roofed building has an extended straight profile verandah that is built in to form another part of this structure. The front facade (the extended verandah) has a central door with windows on either side.

The main section of the building has been constructed from brick (painted). The roofs are clad with corrugated metal.

## Statement of Significance

### What is Significant?

Moore's Cottage and the open character of its immediate surrounds is of significance.

### How is it Significant?

# HERITAGE CITATION REPORT

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Moore's Cottage is of local historic and aesthetic significance to the City of Greater Shepparton.

## Why is it Significant?

Moore's Cottage is of historic significance as a representative cottage from the selection era. It is one of the few cottages from this period that have survived relatively intact and with a high degree of integrity. The earliest structure (the middle section) provides tangible physical evidence of the minimal type of housing that was constructed during the selection era. HERCON criteria A & B

It is of aesthetic significance for its vernacular styling. Its restrained architecture is a typical vernacular expression for the period. The evolution of the building is of note for the typical manner of building on, with lean-to constructions connecting free-standing elements. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No .

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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<b>Name</b>	230, 242, 244, 250, 253 and 254 Riverview Drive KIALLA (Kialla Village Settlement)	
<b>Address</b>	230 Riverview Drive KIALLA 242 Riverview Drive KIALLA 244 Riverview Drive KIALLA 250 Riverview Drive KIALLA 253 Riverview Drive KIALLA 254 Riverview Drive KIALLA	<b>Significance Level</b> Local
<b>Place Type</b>	Subdivision - designed	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

During the severe depression of the 1890s the Victorian Government attempted a solution to the problem of employing impoverished families by establishing the Village Settlement Scheme. Under this scheme deserving families were settled on Crown Land (land that was often economically marginal) in various parts of the state. They were given a small acreage each and expected to turn it into a farm that would sustain their families. There were some 72 such 'village settlements' established in Victoria from about 1893. Kialla is one of only two remaining examples.

The Kialla Village settlement is in an area of bushland along the Goulburn River, formerly known as Honeysuckle Park. The 188 ha [470 acres] of land was subdivided in the first decade of the 20th century; approximately 90 blocks of various sizes - an average of 2.05 ha [five acres] - and some 40 - 50 houses were constructed, mainly on the higher banks of the Goulburn River, and on sandhills that abound in the locality. The rules for such settlements were that the blocks were sold at one pound per acre, repayable at one shilling per acre per annum, and were deemed to be 'conditional' purchases with a view that they were to be workmen's blocks allowing for a cow, a horse, fruit trees and poultry. Although originally in the Shepparton Shire, the settlers had a closer affinity with the township of Mooroopna, and many who took up blocks were residents of that town.

The Settlement has a significant creek that dissects the land, and this is frequently flooded as the water attempts to flow north in a more direct path. This necessitated small bridges to be built along the access roads. In major floods, the residents of the village were cut off and could only access Mooroopna via boat, or the railway line and rail bridge. As sand was plentiful, some blocks were purchased from original settlers for the purpose of excavation. The residents of the Settlement became used to relying on each other, and there was a strong sense of community over the years. Whilst many current residents of Mooroopna and Shepparton are part of families who once lived in the Settlement, there was some stigma attached to these families by 'outsiders'. Most men in the Settlement worked off site in industries such as orcharding, wood-cutting, rabbiting, fencing, ploughing and lumping. The railways also provided a source of employment. Many of the women served as midwives when required.

Many houses and out-buildings have been abandoned, and the Settlement has a much smaller population than in the first half of the 20th century. However, all blocks are in private hands, except a few that have been acquired by the Rural Water Commission/GV Water. Watts Road, which passes through the middle of the Settlement, is the secondary crossing of the Goulburn between Mooropna and Shepparton, and is due to be upgraded as it provides emergency service access in the event of a closure of the Midland Highway.

# HERITAGE CITATION REPORT

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## References:

Weight, Kitty M, *The history of Kialla Village Settlement (Honeysuckle Park) 1893-1993*, Mooroopna, Vic. 1993.

## Description

### Physical Condition

The Kialla Village Settlement is in an area of bushland along the Goulburn River, formerly known as Honeysuckle Park. The Settlement has a significant creek that dissects the land, and this is frequently flooded as the water attempts to flow north in a more direct path.

## Statement of Significance

### What is Significant?

The area previously known as the Kialla Village Settlement.

### How is it Significant?

It is of local historic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is historically significant as one of two surviving examples of a government initiative known as the Village Settlement Scheme. There were some 72 such village settlements established in Victoria from about 1893. They were set up in response to the 1890s depression. The intent was to give impoverished families an opportunity to become sustainable by farming a small allotment. An area of 188 ha [470 acres] was subdivided at Kialla, creating approximately 90 blocks of various sizes with an average of 2.05 ha [5 acres]. HERCON criteria A & B

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 1070 River Road KIALLA EAST (Ashville)  
**Address** 1070 River Road KIALLA EAST **Significance Level** Local  
**Place Type** Homestead building  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Federation/Edwardian Period (1902-c.1918)

## History and Historical Context

The Moore family farmed Ashville from 1886 until 2014.

Thomas Moore purchased the 100 acres (Crown Allotment 12A, Parish of Kialla, County of Moira) on 4 May 1886 from the original selector, John Nolan, who had received the Crown Grant in September 1882. The Moore family quickly built up holdings of 370 acres adjacent and across the road. Thomas died in October 1888, his wife Kezia taking on the properties, with Ashville being worked by their son Thomas. In October 1928, after Kezia's death, the 176 acres on which Ashville was located passed jointly to Thomas' brothers Perry and Harold, Harold taking it on alone in July 1934. At his death in October 1969, it was transferred to his widow Edith. The family sold the property in 2014.

The house was built in the 1920s. The mud brick separator room dates from the time the family was milking cows before World War 2. The slab shearing shed was originally a stable, converted to the new purpose in the 1950s.

## Description

### Physical Description

Ashville is a large Interwar homestead but with many features associated with the earlier Federation period. It is a cement rendered masonry building with a large galvanised corrugated metal hip roof with gablet vents. The verandah returns to both sides and has a breakfront. The verandah posts are unusual and have large cement plinths for their base. The front facade is asymmetrical and has a projecting front bay. The timber framed windows are in groups of three. The gablet vent has timber strapping with a lattice finish to the apex of the vent. The pedimented area of the breakfront has the name 'Ashville' picked out. The breakfront also has timber lattice to the apex.

## Statement of Significance

### Statement of Significance



# HERITAGE CITATION REPORT

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## What is Significant?

The Interwar Homestead known as 'Ashville' and the architectural features associated with this period. The surrounding grounds contribute to its significance.

## How is it Significant?

It is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant ?

It is of historic significance for its association with the development of Kialla East. It is representative of the settlement patterns that occurred from the late 1880s to c1910s. The increasing agricultural prosperity saw a small emerging class of prosperous landowners in the Goulburn Valley establish homesteads on their farms. This success was built on the hardships and endurance of the selection period. HERCON criterion A

It is of historic and social significance for its long association (from 1886 - 2014) with the Moore family. The Moore family were noted farmers in the district.

It is of aesthetic significance for its representative Federation-era architecture. This includes: the rendered finish, the distinctive vents and name plate, the large verandah posts, the timber framed windows and the asymmetrical presentation of the facades. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	Yes The timber slab and sawn timber former stable building to the rear.
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	1070 River Road KIALLA EAST (Ashville)	
<b>Address</b>	1070 River Road KIALLA EAST	<b>Significance Level</b> Local
<b>Place Type</b>	Shed	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Federation/Edwardian Period (1902-c.1918)
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## History and Historical Context

The Moore family farmed Ashville from 1886 until 2014.

Thomas Moore purchased the 100 acres (Crown Allotment 12A, Parish of Kialla, County of Moira) on 4 May 1886 from the original selector, John Nolan, who had received the Crown Grant in September 1882. The Moore family quickly built up holdings of 370 acres adjacent and across the road. Thomas died in October 1888, his wife Kezia taking on the properties, with Ashville being worked by their son Thomas. In October 1928, after Kezia's death, the 176 acres on which Ashville was located passed jointly to Thomas' brothers Perry and Harold, Harold taking it on alone in July 1934. At his death in October 1969, it was transferred to his widow Edith. The family sold the property in 2014.

The house was built in the 1920s. The mud brick separator room dates from the time the family was milking cows before World War 2. The slab shearing shed was originally a stable, converted to the new purpose in the 1950s.

### Mud Brick construction

Mud brick construction, either for farm buildings or dwellings, was never widespread in the Goulburn Valley. It seems to have been utilised largely in the first three decades of the twentieth century, primarily as a cheap form of construction or for its thermal qualities. It was often used in the construction of dairies and coolrooms.

A number of publications such as immigrant handbooks, agricultural gazettes and periodicals carried instructions on earth construction, including adobe. Examples can be found from the mid 19th century onwards.

In this instance it is probable that the mud bricks were chosen for their thermal qualities, as there are no other outbuildings at this place that have been constructed from mud, and this shed clearly demonstrates characteristics (the ventilation system) associated with dairying and coolroom construction.

The other advantage of mud brick if used in association with flues or other heating systems is that it is not flammable. Dairies usually had some form of heating as the milk was heated to allow the cream to rise. It was the butter fat from cream that was valuable during this period.

[1] *An Australiam colony, the Government Handbook of Victoria*, Melbourne, 1898, p 62

[2] *Agricultural Gazette of New South Wales*, 1893, Sydney, p 36

## Description

### Physical Description

#### Brief description:

A small rectangular mud brick farm building with an unusually-shaped roof clad with small sections of rippled tin. It is possible that this roofing iron is an example of re-cycling of pieces of metal and using a crimping machine to create a *de facto* corrugated metal roof. The crimping machines were advertised in many journals for this purpose.

## Statement of Significance

### What is it Significant?

The former mud brick structure (separation room/dairy coolroom) at Ashville, Kialla East.

### How is it Significant?

It is of local historic, technical and aesthetic significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance for its association with the agricultural settlement of the region. It was constructed in the early 20th century, a time of greater intensification and a period where dairy-based industries were integral to most small farms in the region.

It is of historic significance for its association with the development of irrigation practices. Irrigation supported the intensification of agricultural practices such as dairying. HERCON criterion A

It is of technical significance as it demonstrates an early building technology. The use of earth as a building material was not particularly widespread. It was most commonly used as a building material for structures such as coolrooms and dairies because of its thermal qualities, cheapness and ease of construction. Its use was supported in various periodicals and agricultural practice notes. HERCON criterion F

The roofing material is a rare surviving example of early 20th century recycling technologies, common especially during the 1930s Depression. The squared metal sheets are generally recycled tins that have been flattened and then crimped to create a roofing material. The crimping was done by a special machine that was sold for this purpose. HERCON criteria B & F

It is of aesthetic significance for its vernacular qualities, and this includes the adobe brickwork, and the recycled crimped sheets. HERCON criterion D

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 750 Andrews Road KYABRAM  
**Address** 750 Andrews Road KYABRAM **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Victorian Period (1851-1901)

## Description

### Physical Description

750 Andrews Road Merrigum is a typical 19th/early 20th century timber vernacular house. The symmetrical facade with the central door flanked on either side by a timber sash window is representative of this vernacular building type, and of vernacular construction in this region. It has been clad with timber weatherboards and the hipped roof is corrugated metal. The brick chimneys have a simple brick cornice. The verandah returns to both sides and has a straight profile. The verandah posts are a later addition.

## Statement of Significance

### What is Significant?

The house at 750 Andrews Road, Kyabram is significant.

The features associated with its date of construction such as the symmetrical facade, timber-framed sash windows and the hipped corrugated metal roof and decorative brick chimneys are of significance.

The surrounding setting contributes to its significance.

The primitive vertical timber shed is of significance. This includes the vertical timbers and the gable roof clad with corrugated metal. This building contributes to an understanding of the type of outbuildings that were constructed during the 19th and early 20th century in the region, both in relation to its materials and design.

### How is it Significant?

The house and shed are of local historic, technical and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The house is of historic significance for its association with the agricultural development of Merrigum during late 19th and early 20th century.

# HERITAGE CITATION REPORT

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The house is of aesthetic significance for its representative vernacular architecture. This is found in the typical proportions, the timber cladding, the symmetrical facade and the hipped galvanised metal roof. HERCON criterion D

The vertical timber shed demonstrates a typical response to the construction of rudimentary outbuildings. This includes the use of roughly dressed timber slabs, the simple proportions and the use of a gable roof. HERCON criterion A

The shed is of aesthetic significance for its pleasing proportions, weathered timber and rough gable roof with lean-to at the rear.

This style of building was once an ubiquitous feature in rural Victoria but is now increasingly rare. HERCON criteria D & B

The shed is of technical significance for its rudimentary construction techniques. HERCON criterion F

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

This information is provided for guidance only and does not supersede official documents, particularly the planning scheme. Planning controls should be verified by checking the relevant municipal planning scheme.

# HERITAGE CITATION REPORT

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**Name** 620 Dunbar Road KYABRAM (mud brick shed)  
**Address** 620 Dunbar Road KYABRAM **Significance Level** Local  
**Place Type** Shed  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

The Merrigum district came within the lands of the Bangerang Aboriginal peoples.

In November 1844, the St Germain's pastoral run of almost 77,000 acres [31,161 ha] was established by Henry Walker, having been split off from Ardpatrick to the east: Merrigum was in the far south reaches of the run. Successive pastoral tenants were Boyle and McLean (August 1845 to August 1849), Thomas and E.L. Splatt (to April 1850), followed by Thomas Splatt alone. The brothers Frederick and Alfred Burchett then took over St Germain's in April 1851, superseded by the dominant squatting family of the western Goulburn Valley, the Winters, initially the brothers John and James Winter and William Winter-Irving (to April 1870), then Irving Winter to March 1871. William Wilson and James MacBain succeeded Irving Winter, MacBain alone from January 1872.

Selectors moved in under the Land Act 1869, the 'selection before survey' Act which, by counting rents paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'.

## Technical History

Early fruit drying industries in Australia relied on drying fruit on trays in the sun and the industry therefore tended to be confined to the dry inland areas such as Mildura and the Goulburn Valley. In 1898 a *Government Handbook of Victoria*[1] described the practice of fruit drying and particularly noted that areas with irrigation were needed for the production of these crops. This meant that the earliest dried fruit areas were chiefly found in Mildura and parts of the Goulburn Valley.

By 1893 the *Agricultural Gazette of New South Wales*[2] was praising the introduction of evaporation and drying kilns for fruits and raisins as they aided the expansion of the industry. The *Gazette* promoted the construction of a kiln/drying room with a furnace and heated flues to dry the fruit. The dimensions were 15.2m x 8.4m and 2.4m high. It proposed the construction of cob walls [450 mm thick]. Cob was not a popular earth construction technique; adobe (mud brick) or pise became the more prevalent earth construction in the 19th and 20th centuries. It is possible that this shed at 620 Dunbar Road, Kyabram was influenced by government publications such as those mentioned. It is also possible that a primitive flue/heating system was used to finish off the drying process.

Mud brick construction, either for farm buildings or dwellings, was never widespread in the Goulburn Valley. It seems to have been utilised largely in the first three decades of the twentieth century, primarily as a cheap form of construction or

# HERITAGE CITATION REPORT

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for its thermal qualities. It was often used in the construction of dairies and coolrooms.

A number of publications such as immigrant handbooks, agricultural gazettes and periodicals carried instructions on earth construction, including adobe. Examples can be found from the mid 19th century onwards.

In this instance it is probable that the mud bricks were chosen for their thermal qualities, as there are no other outbuildings here that have been constructed from mud and this shed clearly demonstrates characteristics associated with fruit drying and /or fruit storage technologies.

The other advantage of mud brick if used in association with flues or other heating systems is that it is not flammable. Also by the late 19th /early 20th century, corrugated metal was cheap and readily available, and because of this was the most common material used in the construction of the all-purpose shed.

[1] *An Australian Colony, the Government Handbook of Victoria*, Melbourne, 1898, p 62

[2] *Agricultural Gazette of New South Wales*, 1893, Sydney, p 36

## Description

### Physical Description

The mud brick shed is constructed from sundried mud bricks with brick quoining. The gable is clad with timber weatherboard and there are timber fascias. The door is timber with timber ledging. There is a pressed metal roof hood to the entrance door. The timber landing has timber posts.

## Statement of Significance

### What is Significant?

The mud brick shed at 620 Dunbar Road, Kyabram is significant.

### How is it Significant?

The mud brick shed is of local historic, aesthetic and technical significance to the City of Greater Shepparton.

### Why is it Significant?

This building is of historic significance for its association with early fruit and grape-growing in the Merrigum locality. It is representative of the pioneering phase of the industry - a period of experimentation with irrigation, crop varieties, cultivation, production and marketing. HERCON criterion A

It is of technical significance as a representative example of this locally rare form of construction.

Its use as a thermally responsive material for the production of dried fruits and its association with contemporary technical publications is technically and historically significant. HERCON criteria A & F



# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 195 Major Plains Road MAJOR PLAINS (Boorinda Homestead)  
**Address** 195 Major Plains Road MAJOR PLAINS **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Interwar Period (c.1919-c.1940)

## History and Historical Context

Boorinda is situated on the lands of the Noorilim peoples. The Benalla squatting run was established in 1840 by Edward Grimes, the last pastoral tenant being Robert Rutherford, with the lease forfeited in 1882.

On 15 and 16 November 1859 squatters Charles Beggs (then lessee of the Benalla run) and Thomas Turnbull of the neighbouring Emu Plains run had purchased large sections of these runs at a public auction of surveyed Country Allotments.[1] The auction system was biased towards the squatters, and Beggs, who acquired 2404 acres of the Benalla run (Allotments 35-40, 57-62, 83-88, 106-110 Parish of Dookie, County of Moira) and Turnbull, who purchased at least 1500 acres [973 ha], were the only purchasers at the auction.[2] Boorinda is located on land which was purchased at this time by Beggs.

It is likely that subsequent owners, the Wilson brothers, constructed the first stage of Boorinda. On 13 May 1891, their partnership having been dissolved, the brothers were advertising Boorinda (the first appearance of the name) for sale at auction, consisting at this time of 390 acres [158 ha], well-organised and soundly-fenced into seven paddocks. The property also boasted an established dwelling and farm buildings:

*'Nine-roomed W.B. residence (including storerooms, bathroom, kitchen and servants' room) with two 1000 gal tanks attached; W.B. stable, block floor, four stalls, two loose boxes, harness and man's room, feed room, buggy shed, with 1000 gal tank attached; good substantial stock-yards, drafting yards and piggery, all in perfect order, and well-arranged.'* [3]

'Flower, fruit and kitchen gardens' had been set up, and forty acres were under vines, in this pioneering viticultural area (by the mid 1890's there were at least 35 vineyards in the district).[4] Its proximity to the Dookie College, by now well-established, was also a drawcard.

Joseph Henry Grey, a later owner, advertised the homestead and property in similar vein in June 1899. He had enlarged the property to 1790 acres, and the house to twelve rooms:

*'Superb Estate known as Boorinda, close to Dookie Railway, Town and Dookie College, fenced into numerous paddocks, with A1 sheep-proof fences, homestead of 12 rooms and out offices, wine cellar 90 x 33, blocked stables and loose boxes, men's house, U.G. tanks, engine-house, and wool-shed 75 x 30, with shearing board; well; good water laid on to house, etc., 40 acres vines, 22 of fruit trees in bearing, splendid dry sheep country, rich crop land. Splendid drafting yards for sheep and cattle.'*[5]

## HERITAGE CITATION REPORT

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It is the Gibson family, particularly Kathrine Gibson, with whom Boorinda is primarily identified. Gavin Harold Gibson, son of the owner of a successful Flinders Lane leather company,[6] purchased Boorinda from Grey on 12 August 1899,[7] and extended the holding by the addition of 175 acres [71 ha] in June 1906 and 400 acres [162 ha] in September 1911,[8] amassing over 2500 acres [1012 ha] comprising Allotments 63-66, 70, 75, 79-87, 107, 109 and 110, and part of Allotments 57-62, 69, 76 and 88, Parish of Dookie, County of Moira.

Gibson had been educated at Melbourne Grammar School, and later in England; he then spent some years gaining experience on a large station in Queensland.[9] When he made the Dookie purchase in 1899, he settled in the district, marrying in 1900.[10] Gibson managed Boorinda as a wheat and sheep property, having 400 to 500 acres under wheat each year.[11] Like many farmers within the orbit of the Dookie College and its wheat-breeding experiments, he tried the new varieties as soon as they were released, and he distributed them widely. A large area of cereals was harvested each year for hay, and lucerne, carefully tended, was grown without irrigation. Gibson ran crossbred sheep, and used 'Lincoln rams of Dookie College strain'.[12]

Gavin Gibson became a respected figure locally and in the wider area, elected a Councillor of the Shire of Shepparton in 1911, becoming President in 1914-1915. He supported the establishment of a freezing works in Shepparton, of which he became a director.[13] The size of the Gibsons' property and their patrician support for local causes lent an element of squireocracy to the couple, a sense increased by Katherine's Gibson's continued commitment to the local community after Gibson's early death at 43 years on 7 July 1916. Gavin Gibson was buried in the St Kilda cemetery, a special mortuary train sent up from Melbourne conveying his body to the city after Shire Councillors had carried his coffin from Boorinda to the hearse which took it to Dookie Station, where it was farewelled by a large crowd of local residents.[14] He left an estate valued at £21,407.[15]

The Gibsons had extended the homestead in late 1915 or early 1916 at a cost of £7,000,[16] possibly recladding much of the earlier building in brick, and subsuming it within the new building. It was now described as a substantial brick dwelling of ten rooms,[17] seen as a high status and expensive dwelling, and alluded to in one of Gibson's obituaries as 'a palatial residence, which is the admiration of all who see it', and in another as 'a very handsome mansion, fitted up almost in a style of luxury, with the electric light, etc.'[18] Gibson had 'made arrangements for laying out a lawn and a garden.'[19]

Four years later the property was lauded in the *Australasian*:

*The homestead is situated on the eastern slope of a spur from the range, and looks out on the 'Sugarloaf,' between them being a wide valley of cultivation land. It was thus protected on the north and west by high land from hot winds...The home is well worthy of the beautiful landscape in which it is set. There is nothing stiff and formal about it, but skilful architecture has blended the old and newer portions, surrounding the whole with a wide verandah, whose roof is upheld by massive plain pillars, so that gable roofs and corners peep out through the plantation trees with picturesque effect.*

*A distinctive feature is the use made of loose unhewn stones picked up on the hills. These were selected at odd times for their face-markings or lichen growths, and have been artistically built into pillars at the front steps and into broad, low fireplaces carried up to the ceiling in the reception-rooms, each with a blackwood mantel shelf, and above it an alcove formed in the stones, furnished with a statuette. With a bright log fire throwing its heat out into the room, and its flickering light dancing on the curiously marked surfaces of the stones, the effect is unique and charming. The house is lighted by electricity, generated by a 2.5 h.p. petrol engine, which is under the sole control of Mrs. Gibson. The grounds surrounding are tastefully laid out with trees, shrubs, and flowers, among which were noticeable many of the best varieties of roses. Oranges and other fruit trees and a vegetable garden complete the homestead. Faithful to her sex, Mrs. Gibson has placed the grounds under the charge of a Burnley lady gardener, who spends several months in the year at Boorinda, and the result is very satisfactory.*[20]

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After Gavin Gibson's death, Kathrine Gibson ran the large property very successfully, with much of it in the hands of sharefarmers, until her death in 1946; she had purchased the necessary machinery and equipment at the clearing sale after her husband's death. She was 'well-known for her advocacy of progress in various forms,'[21] seen, for example, in her attempts to gain an ambulance for Dookie and district.[22] For decades she conducted fundraising events, for which she became well-known, in the beautiful grounds of Boorinda, for the Dookie branch of the Red Cross and for the local Bush Nursing Association. She was a founder member of the Dookie CWA and the branch's first President. In 1938 she made a gift to the local Dookie College of £1,500 for the construction of a modern brick laboratory as a memorial to her husband;[23] she had also donated equipment and a cot ('to be available for child patients from the Dookie district') to the Alfred Hospital.[24]

Kathrine Gibson died on 7 May 1946. The Gibsons had been childless, and from an estate of £95,000 Gibson left a number of legacies, including one of £1,000 to the Mooroopna Hospital.[25] The contents of Boorinda-Fine furnishings and appointments, including valuable mahogany pieces, antiques and works of art-were sold.[26] On 5 September the 2721 acres then comprising the property were sold in two lots, the 2411 acres on which the homestead stood being purchased by Jeffrey Andrew ('Pat') Tallis; settlement took place on 28 August 1952.[27]

The Tallis family, primarily Pat's son John and his wife Mary, ran a broad acre cropping operation alongside sheep and cattle grazing on the property until the 1990s, when the family moved into viticulture and wine-making.[28]

The property also contains the former manager's house and a third dwelling, which local historian Margaret Feldtmann suggests housed the gardener.[29]

A local story has it that there was once a large cellar near the house, servicing the early vineyard on the property, into which a loaded wagon could be driven, and that this cellar was burnt and then as a result filled in.[30] It is likely that the basis for this belief is the unique barn which had been created, described in a glowing report on the property in the *Australasian* in September 1920:

*The barn is built into the side of the hill, so that carting can be done to the upper floor or to the partly underground basement. Advantage was taken of this situation to erect two large grain bins for wheat and for oats, which are filled on the upper floor, and from which the grain is drawn by shoots [sic]below. They each hold over 900 bags of grain.[31]*

It is possible that there may be archaeological remains of this structure.

[1] Plan: Parish of Dookie; Dookie Centenary Book Committee, *Dookie: the Years to 1988*, Shepparton, 1988, p. 15

[2] Dookie Centenary Book Committee, op. cit.

[3] *Argus*, 13 May 1891, p. 2

[4] Ibid.

[5] *Geelong Advertiser*, 24 June 1899, p. 3

[6] Obituary, *Shepparton News*, 10 July 1916, p. 2

[7] Titles: Vol 2589 Fol 762; Vol 2656 Fol 027;

[8] Titles: Vol 3098 Fol 408; Vol 3557 Fol 298

[9] Obituary, *Shepparton News*, op. cit.

## HERITAGE CITATION REPORT

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[10] Ibid.

[11] *Australasian*, 11 September 1920, p. 7

[12] Ibid.

[13] Obituary, *Shepparton News*, op. cit.

[14] Obituary, *Shepparton Advertiser*, 10 July 1916, p. 3; obituary *Shepparton News*, op. cit.

[15] *Euroa Gazette*, 7 November 1916, p. 3

[16] *Age*, 6 September 1946, p. 4

[17] Probate papers for Gavin Gibson, accessed on Ancestry, 5 April 2017

[18] Ibid., and probate papers for Gavin Gibson, op. cit.

[19] Obituary, *Shepparton Advertiser*, op. cit.

[20] *Australasian*, 11 September 1920, p. 7

[21] Obituary, *Shepparton Advertiser*, 10 May 1946, p. 2

[22] Ibid.

[23] *Benalla Ensign*, 4 January 1947, p. 3

[24] *Argus*, 12 August 1924, p. 18; *Shepparton News*, 18 October 1917, p. 3

[25] *Benalla Ensign*, 17 November 1938, p. 1

[26] *Benalla Ensign*, 9 August 1946, p.2

[27] *Age*, 6 September 1946 p. 4; Titles: Vol 2589 Fol 762; Vol 2656 Fol 027; Vol 3098 Fol 408; Vol 3557 Fol 298

[28] <http://www.talliswine.com.au/our-journey/> accessed on 6 April 2017

[29] Margaret Feldtmann, personal communication, 4 April 2017

[30] Gaye Sutherland, personal communication, 3 April 2017

[31] *Australasian*, 11 September 1920, p. 7

### Description

#### Physical Description

# HERITAGE CITATION REPORT

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Boorinda Homestead has many distinctive architectural features associated with the period of design. Its basic plan form is asymmetric with the length of the facade recessed with a projecting gable roofed section. The recessed facade has a deep verandah with relatively large squared masonry columns. The windows are set relatively high in the wall and have casement frames. There are few decorative features; instead the design relies on the solidity of form and refined proportions. The roof has been clad with a 'Trimdek' type metal roof. The garden setting provides an appropriate foil for this homestead.

## Statement of Significance

### What is Significant?

Boorinda Homestead at 195 Major Plains Road, Major Plains is significant.

This includes all of the architectural features associated with its Interwar architecture.

The 'Trimdek' profile roof is not significant.

### How is it Significant?

Boorinda Homestead is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

Boorinda is of historic significance for its association with the early pastoral development of this district.

It is of historic significance for its association Gavin and Kathrine Gibson who were prominent community members and land holders in the district during the early to mid 20th century. They bought Boorinda in 1899 and largely built the current homestead in c.1915/16. Kathrine continued with the farm after her husband's death and also continued to support the local community. She advocated for an ambulance for Dookie and she made a gift to the local Dookie College of £1500 for the construction of a modern brick laboratory as a memorial to her husband; she also donated equipment and a cot ('to be available for child patients from the Dookie district') to the Alfred Hospital. HERCON criterion A

Boorinda Homestead is of aesthetic significance for its austere Interwar architecture. It is a rare homestead for the region both in terms of its scale, as well as its design. HERCON criterion E

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 1090 Byrneside-Kyabram Road MERRIGUM  
(Tottenhams House)  
**Address** 1090 Byrneside-Kyabram Road MERRIGUM **Significance Level** Local  
**Place Type** House  
**Citation Date** 2014

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

**Architectural Style** Interwar Period (c.1919-c.1940)  
Moderne

## History and Historical Context

The reinforced concrete dwelling designed by Bendigo architect Geoffrey Eathorne was constructed by Bendigo builder Lyell Shephard (sub-contracted by building contractor Albert Clough, also of Bendigo), for Arthur and Peggy Tottenham in 1939-40, after their original home had been destroyed by fire. It was seen as the 'first modern concrete house in the area'; few others followed. Reputedly its unusual angled alignment was to provide a cooler interior for Peggy, who suffered in the heat of the northern plains.

Architect Geoffrey Eathorne was born and raised in Bendigo, the son of a Bull Street blacksmith. A well-known Bendigo architect of the period, he was a partner in the practice of Garvin and Eathorne from 1920 until at least 1944, a firm which had its origins in the stonemasonry company William Beebe & Son. An important early commission (1929) was the new St. Andrew's Presbyterian Church in Myers Street, Bendigo, which remains one of the firm's more notable works. In 1934 Garvin and Eathorne were supervising architects for the erection of the new wing of the Bendigo Hospital, designed by the prominent Melbourne practice of Stephenson and Meldrum (which was specialising in hospital design), and Eathorne was appointed honorary architect to the Bendigo Benevolent Asylum in 1936. In 1941 Eathorne was retained by the Bendigo City Council to solve problems in the construction of the city's new Civic Building. Garvin and Eathorne's practice extended beyond Bendigo, as seen in the firm's tender advertisement in October 1940 for 'additions and alterations' to the Nurses' Home at the Wycheproof Hospital. Roseview, Eathorne's 1939 moderne design for the residence of Bendigo Mayor and prominent businessman George Pethard, has remained a landmark heritage building in that city.

It seems that the Tottenham house was the only concrete dwelling designed by Eathorne or the partnership. It is unclear whether the architect or the inventive Tottenham was responsible for the design of the unusual rollers of flywire fitted into metal frames within the casement windows, which could to be wound down when the windows were open.

Arthur Tottenham and his wife were English immigrants, and Arthur became a very successful orchardist in the Merrigum district. The use of an architect, unusual in such a small country town, and Tottenham's seeming fascination with the potential of concrete, attest, like Henry and Farry Greenwood's mud brick buildings, also in Merrigum, to the resourcefulness of an individual farmer and his willingness to experiment. Arthur Tottenham, Henry Greenwood and the latter's son Farry were all opinionated, individualistic and practical men. Not merely driven by economic pressures, they shared a determination to try something different which interested them.

## References:

# HERITAGE CITATION REPORT

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Hilda Tottenham, daughter-in-law of Arthur Tottenham and occupant of the house (1950s to 2012), conversation, 16 September 2014

Stuart, I M, and Butcher, M, 'Building Materials', in Butcher, M, and Collins, YMJ, *Bendigo at Work: An Industrial History*, published by Holland House for the National Trust of Australia (Victoria), Bendigo and District Branch, Strathdale, Vic.

*Bendigo Advertiser*, 20 July 1991

*Argus*, 5 December 1929, 13 January 1934, 15 July 1936, 23 October 1940, 16 September 1941

National Trust (Victoria) Database: entry for Roseview, Bendigo

## Description

### Physical Description

An Inter-War bungalow of reinforced concrete, with some Moderne influences/detailing. It is asymmetrically organised, with a hipped roof and tall chimneys. Roof is of terra cotta tiles, with boxed eaves. The building is clad with a thick layer of render, lightly textured. Principal windows are tripartite, with a central glass section flanked by casements; windows in the service rooms are single casements. In all window openings, horizontality was emphasised by wide horizontal glazing bars.

A flat-roofed garage of concrete blocks dates from the 1950s.

Also remaining are an underground tank for rainwater, a septic tank, and the base of a garden sprinkler system, all of concrete and constructed on site, presumably concurrently with construction of the house.

## Statement of Significance

### What is Significant?

The house at 1090 Byrneside-Kyabram Road, Merrigum, known also as the Tottenham house.

### How is it Significant?

It is of local historic, technical and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance as one of the buildings designed by Geoffrey Eathorne, a prominent regional architect. It is the only concrete house designed by Eathorne. HERCON criterion A



# HERITAGE CITATION REPORT

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It is of technical significance as it is a relatively early moderne concrete house in the region. It is of technical significance for the design of the unusual rollers of flywire fitted into metal frames within the casement windows, which could be wound down when the windows were open. HERCON criterion F

It is of aesthetic significance for its Modern architecture combined with the innovative architectural use of an atypical residential construction material. HERCON criterion E

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 595 Dunbar Road MERRIGUM (Argus log building)  
**Address** 595 Dunbar Road MERRIGUM **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended** VHR Yes HI Yes PS Yes  
**Heritage Protection**

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

### Log Construction in the Goulburn Valley

Research into the parish of Girgarre East has revealed that 47.5% of all initial buildings constructed by selectors were of log, predominantly with a bark roof. Bark was the second most common material for walls, accounting for nearly 18 per cent. The Girgarre East parish is, in terms of vegetation, climate and topography, representative of the wider Goulburn Valley, so the findings can be thus generalised, and indeed a cursory examination of selection files (from which the information can be extracted) seems to indicate that log cabin construction was common from Glenrowan in the east to the Terricks in the west. This is because the more fissile timbers such as red gum (*Eucalyptus camaldulensis*) or stringy bark species were not endemic (except along waterways); instead grey box (*Eucalyptus macrocarpa*), a timber almost impossible to split into slabs, predominated.

### Place History

Welshman and farm labourer Tom Richards 'pegged out' his 98.4 ha [240 acre] selection on 25 August 1873, taking advantage of the 'selection before survey' Land Act of 1869, which opened up the northern plains of Victoria. The date of construction is unclear, as this building was not one of the initial and substantial group of log buildings listed by Richards on his lease application of 25 August 1877. The apparently original corrugated iron of the hipped roof is of the Davis Crown brand, which was produced in the 1890s. This may have been a replacement for an initial bark roof, but physical evidence suggests that the existence of an adzed log used to carry a gutter points to the likelihood that the roof was always of corrugated iron, and thus the building probably dates to the 1890s.

### References

R.S. Burn, *The Colonists' and Emigrants' Handbook of the Mechanical Arts*, London, 1854, p. 43.

J.K. Andrews, manuscript known as 'History of Merrigum' and 'Memories of an Old-Timer', unpublished, 1954.

Anne Tyson, statistical survey of buildings listed in lease applications for all allotments in the parish of Girgarre East, 1999, unpublished.

Anne Tyson, 'The Log buildings of Merrigum and the context of their construction.' Research Project undertaken in 2001 as part of a Master of Arts (Public History) at Monash University.

## Description

### Physical Description

The building has been constructed from logs and measures 7.6m [25 feet] by 3.6m [16 feet] with a hipped roof of corrugated galvanised metal (Davis Crown brand). The structure demonstrates typical log construction methods. It has been built from grey box (*Eucalyptus microcarpa*) but later repairs have been undertaken using Murray pine (*Callitris glauca*) logs from a nearby stand.

There are U-shaped notches cut into the upper surfaces of the logs at the corners, and chocks (smaller pieces of timber), are wedged between the logs on either side of the door for stability. The interstices vary in width because the thickness and straightness of the logs vary. The gaps are filled with applications of pug, a clay based mixture. Much of this has weathered or crumbled away, but it is evident that on the interior the pug was smoothed out to provide a crude but effective flush finish.

The building is an unusual example of its type in being raised, and having a floor and an underfloor space. In this its construction is very similar to that suggested in one of the handbooks produced in Britain for intending emigrants, R.S. Burns' *Colonists' and Emigrants' Handbook* of 1854:

*The first logs should be placed all around the trench, so as to form an enclosure, and the logs laid in the trench to at least half their depth. By this arrangement, the first layer of logs will be above the ground, so that if planks are used to form a floor resting on the logs, a distance will be left between the ground and the underside flooring; by this means the floor will be freer from damp than if merely resting on the ground.*

In Richard's building, the bottom logs of the long walls are utilised as bearers, although these are not as deeply trenched as Burns recommends. Across these, smaller logs are positioned at intervals of eighteen inches [460mm] to act as floor joists. A floor of sawn timber has been laid over these sapling joists. Such floors were rare. At least two different types of floorboards are evident and it is unclear what, if any, of the floor is original. The typical floor found in log buildings was earthen and this was often pugged with clay. The clay could have a number of additives such as animal manure, blood or ashes and this would assist it to harden.

The adzed log that was used to support the gutters is an unusual surviving construction detail.

The fact that this building had a floor suggests that it was used as a dwelling or used for the storage of grain or similar.

## Statement of Significance

### What is Significant?

The Argus log building at 595 Dunbar Road, Merrigum is significant.

The pastoral setting with its scattering of grey box trees contributes to its significance.

# HERITAGE CITATION REPORT

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## How is it Significant?

This structure is of local historic, technical and aesthetic cultural heritage significance to the City of Greater Shepparton.

It is of cultural heritage significance to the State of Victoria.

## Why is it Significant?

It is of historic significance for its association with the settlement of the Merrigum area during the Land Selection period.

It is of historic significance for its apparent association with the emigrant's manual, R S Burn *Colonists' and Emigrants' Handbook* (1854). HERCON criterion A

It is a rare surviving example of alog building with a floor and the other features associated with this construction type. HERCON criterion B

It is a rare surviving example of this once widespread construction type, exhibiting both common features of the type and the rare inclusion of a floor. HERCON criterion F

It is of aesthetic significance as a rustic and picturesque timber structure that is located in a typical Goulburn Valley rural landscape. HERCON criterion E

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 745 Dunbar Road MERRIGUM (McLeods Homestead)  
**Address** 745 Dunbar Road MERRIGUM **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

The Merrigum district came within the lands of the Bangerang Aboriginal peoples.

In November 1844, the St Germain's pastoral run of almost 77,000 acres [31,161 ha] was established by Henry Walker, having been split off from Ardpatrick to the east: Merrigum was in the far south reaches of the run. Successive pastoral tenants were Boyle and McLean (August 1845 to August 1849), Thomas and E.L. Splatt (to April 1850), followed by Thomas Splatt alone. The brothers Frederick and Alfred Burchett then took over St Germain's in April 1851, superseded by the dominant squatting family of the western Goulburn Valley, the Winters, initially the brothers John and James Winter and William Winter-Irving (to April 1870), then Irving Winter to March 1871. William Wilson and James MacBain succeeded Irving Winter, MacBain alone from January 1872.

Selectors moved in under the Land Act 1869, the 'selection before survey' Act which, by counting rents paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'.

It is unclear when eighteen year old John McLeod had selected or received the licence for the 38 acres [15.4 ha] of Allotment 78, Parish of Kyabram East, County of Rodney, as the selection file is missing, but much can be deduced from the files for his other selections.[1] The family had left Streatham near Skipton in the Western District, an unusual place of origin for selectors in the Goulburn Valley. Before he was nineteen, Donald McLeod held selections totalling 278 acres [113 ha]. He notes in his lease applications that his selections were devoted to 'cultivation and grass'; the McLeods with their joint acreage were becoming small graziers, although still producing wheat and other cereals. The family did not follow the pattern of many of the successful larger families, who by the late 1880s and early 1890s, were engaged in mixed farming, combining the cultivation of wheat, oats and barley with dairying and the raising of fat cattle, as historian Charles Fahey has pointed out.[2] Donald McLeod received freehold to Allotment 78 on 5 May 1885, and to his other three selections by early May 1887.

Descendants believe that the two log buildings (HO145, Hermes No 156136) on the site were purpose-built as farm buildings, the smaller as a fowl house, and the larger, of Murray or cypress pine, as a smithy, or blacksmith's shop, and that neither was ever lived in.[3] It seems that McLeod up until his marriage lived with his parents on an allotment about a mile away.

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At the time of his marriage in 1886, Donald McLeod built a small weatherboard dwelling on Allotment 78, Parish of Kyabram East.[4] This house, which he had clearly extended, is now part of the rear section of Valley Field homestead.

McLeod built the brick section of the homestead in 1904.[5]

From becoming 'boss cockies' (selectors who amassed large holdings by family co-operation, farm amalgamations, and buying out less successful selectors) in the late nineteenth century, the McLeod family at Merrigum became very successful graziers in the twentieth, producing wool, fat lambs and fat cattle. They also moved into dairying for a short period around 1915,[6] leaving the vernacular cow bails at Valley Field.

Descendants of Donald McLeod, his son Gordon followed by granddaughter Bessie and her husband Norm Grills, farmed the property until 2003. The house is now situated on a 16 acre [6.5 ha] allotment; the site includes the house, the log buildings (HO145, Hermes No 156136), the cow bails and a woolshed dating from the early twentieth century. A workman's hut of the same period may still be extant.

[1] PROV: Selection files for Donald McLeod: Allotment 56, Kyabram East (VPRS 625-570-44993), Allotment 52, Kyabram East (VPRS 626-834-3331), Allotment 77, Kyabram East (VPRS 626-834-3332). File for Allotment 78, Kyabram East is missing.

[2] Charles Fahey, 'The Wealth of Farmers: A Victorian Regional Study 1879-1901' in *Historical Studies*, Vol. 21, No.82, April 1984, p. 48 and passim.

[3] Una Miller, grand-daughter of Donald McLeod, phone conversation, 12 October 1997.

[4] Ibid.

[5] Ibid.

[6] Norm Grills, husband of Bessie, a grand-daughter of Donald McLeod, and proprietor of Valley Field c.1940-c.1980, conversation, 12 October 1997.

## Description

### Physical Description

The homestead at 745 Dunbar Road, Merrigum is a good representative example of a late Victorian vernacular building.

The typical late Victorian architectural features from this period are largely found on the facade. The symmetry of the

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facade is the overarching element, and this is supported by the central timber front door with side lights and highlights, the double hung timber sash windows, the hipped roof (clad with short sheets of corrugated metal), the brick chimneys (with polychromatic brickwork) and the return convex verandah and verandah posts. The verandah posts have retained a cornice at frieze height and this is evidence of an earlier decorative frieze and brackets. All of these architectural features support the Victorian character of this homestead.

At the rear of the homestead there are domestic structures that appear to be of an earlier period. These are also typical vernacular buildings. The stepped brickwork of the chimneys is particularly fine and this type of brick chimney finish while not common is more peculiar to earlier Victorian buildings.

## Statement of Significance

### What is Significant?

The late Victorian brick homestead at 745 Dunbar Road, Merrigum is significant. The additional structures to the rear are also of significance.

This includes all of the architectural features associated with its late Victorian architecture: the hipped roof (clad with corrugated metal), the convex verandah and the timber front door and flanking timber window joinery.

The fence, gate and garden setting contribute to the significance.

### How is it Significant?

745 Dunbar Road, Merrigum is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The homestead is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th century. The scale and design of the homestead contribute to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

The homestead is of aesthetic significance for its typical late Victorian architectural features. HERCON criterion D

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	Yes The palm tree to the rear is of significance to the place.
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No



# HERITAGE CITATION REPORT

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**Name** 33-39 Judd Avenue MERRIGUM (former Carnation Company milk factory)  
**Address** 33-39 Judd Avenue MERRIGUM **Significance Level** Local  
**Place Type** Other - Manufacturing & Processing  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Postwar Period (1945-1965)

## History and Historical Context

The Merrigum area was part of the lands of the Kailtheban group of the Bangerang peoples. The St Germain's pastoral run (76,910 acres or 32,217 ha) was established by Henry Walker in November 1844, the Merrigum locality being situated in the southern backblocks of this huge station. Other pastoral tenants followed, the longest tenure being that of the Burchett brothers, from April 1852 to February 1867, when the Winter family, who soon retained leases on the majority of the runs of the western Goulburn Valley, acquired the station. The last leaseholder was parliamentarian and absentee squatter James MacBain, later Sir James, and the lease was cancelled in 1884.

Selectors moved in under the Land Act 1869, the 'selection before survey' Act which, by counting rents paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'. Most selectors arrived in the Merrigum locality in 1873. John Stook applied for Allotment 83, Parish of Kyabram East, County of Rodney, comprising 159 acres, on 19 June 1873; after the initial three-year licence period, his lease was approved on 18 October 1876, but on 7 March 1881, Stook successfully applied to transfer his allotment to John Murphy. Murphy received freehold on 11 June 1884.[1]

John Murphy's brother James had selected the 160 acre allotment to the east of his brother's, across what would become Merrigum's main street. No survey of the township was conducted; when it became clear in 1887 that a railway station would be sited at the crossroad and the town develop there, Tatura businessmen purchased allotments on James Murphy's selection, establishing Merrigum's first store and butcher's shop. Allotments on John Murphy's selection were progressively purchased by the Railways, local identities including the town's first blacksmith, and in 1912 by a Kyabram real estate dealer, Alexander McKenzie, who carried out a small subdivision.

An allotment of 12 acres in McKenzie's subdivision, on the north-west of the township, was purchased by the proprietor of one of Merrigum's two general stores, James P 'Percy' Judd, on 2 September 1913.[2] Judd held it until the property (which contained a number of huts, Judd having used it as a farm),[3] was purchased by the newly-created Australian subsidiary of the American milk-processing company Carnation Milk ('Milk from contented cows') in early 1949.[4]

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The coming of the Carnation Company Pty Ltd has been aptly characterised by foundation historian of the western Goulburn Valley WH Bossence as 'the most momentous event Merrigum has ever seen'.<sup>[5]</sup> The Carnation Milk Products of the USA, following the huge sales of condensed milk during World War 2, had been searching for a year for a site for an Australian condensery to boost low winter intake in the northern hemisphere. Victoria had been the company's choice, but in late 1948 the Government refused to issue a new licence, either for the company's desired area, the Western District (where local dairy producers were in fact divided over the introduction of an American company and also the move away from cream production to whole milk),<sup>[6]</sup> or indeed anywhere in Victoria. A chance meeting with a company representative at a Melbourne conference in June 1948 led Butter Factory manager Robert Marshall and the board of directors to offer the Merrigum Butter Factory licence to the Carnation Company. An Australian offshoot of the American company, the Carnation Milk Coy. Pty. Ltd., was established in April 1949, with £100,000 capital in 20,000 shares of £5.<sup>[7]</sup> Ralph Wilson from the parent company's Canadian branch became the Managing Director, opening a Head Office in Melbourne. The Australian company officially took over the Merrigum Butter Factory on 1 July 1950.<sup>[8]</sup> The condensery it was to build on the new site was one of six large milk-processing plants being constructed at the time in Victoria by overseas companies or with overseas capital (USA, British and Swiss), looking to the emerging 'Eastern' (Asian) market.<sup>[9]</sup>

Lewis Constructions, an eminent construction firm, gained the contract for the new £425,000 condensery in July 1950, and preparatory work on the site commenced that month, supervised by a parent company engineer, Clarence Weekes of Wisconsin.<sup>[10]</sup> It was projected that the complete works would take eighteen months, depending on the availability of materials, particularly steel, in the difficult post-war period; the first hold-up in fact came as early as October 1950, with a shortage of both steel and cement.<sup>[11]</sup> A construction workforce of 40 men was foreseen, and it was hoped to use local labour, though the full number would not be locally available.<sup>[12]</sup> A railway siding was constructed to facilitate receipt of goods and dispatch of products. A bore 150 feet [45.7m] deep was producing 16,000 gallons [72,737.44 litres] of water per hour, although, as the factory's daily needs were 40,000 gallons 181,843.6 litres], another bore was being sunk to 300 feet [91.4m]. All the required 250,000 concrete bricks were to be made on the site.<sup>[13]</sup> Interestingly, the earliest position advertised, in March 1950 before any advertisements for tradesmen, was that of a stenographer-clerk, 'male or female, 19 to 25 years, with experience. Merrigum (Goulburn Valley district). First-class opportunities for advancement with American organisation.' <sup>[14]</sup>

Lewis Constructions brought with it some members of its current labour force, including Jack Davies, who became an invaluable member of the local football team. Word of mouth locally and migrant networks seems to have led to a construction labour force composed largely of migrants, a number of whom, like Jack Davies, remained in the town to work at the completed factory.

In early August 1950 top soil from the site was bulldozed to fill a depression on one end.<sup>[15]</sup> The central section of the factory-the receipt area, the 'kitchen', the 'porch' on the east which contained the offices and laboratory-was constructed of the concrete bricks, the walls and roof of the large warehouse section, the engineering workshops on the northern end of the building, and the separate truck repair shed being of corrugated cement sheet (at this period containing asbestos). Bags of cement, much of it from China, arrived in Merrigum by rail, were held in a shed behind JP Judd's general store, and were transported around to the site, where large cement mixers were used to produce the mixture for the concrete bricks.<sup>[16]</sup> It is unclear whether the latter were produced by hand using simple moulds, or whether a machine was utilized, although the latter seems more likely, given the scale of this construction.

## HERITAGE CITATION REPORT

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Construction continued through 1951 into 1952, and progress can be traced by the employment advertisements for the skilled tradesmen needed: carpenters were advertised for in August 1950 ('Long Job. Good conditions'), a plumber was needed by early April 1951 ('approx. nine months work'), more plumbers in September 1951, pipe fitters in October and November 1951 ('6 months' country work in new Condensery. Only Qualified Men Need Apply'), and the new condensery was ready for painting in November 1951 ('Foreman Painter ... To take Charge of Painting at new Condensery, Merrigum'). Pipe and mechanical fitters ('Overtime') were needed again in January 1952.[17] All advertisements assured respondents that accommodation was provided or available, initially 'Hotel accommodation provided', later 'Guest House Accomodation Arranged, Liberal Rates', the later referring to Merrigum's only two-storey house, which was conducted as a Coffee Palace/guest house.

A weatherboard Manager's residence was constructed to the east along School Road (now Judd Avenue), and between that and the factory, a simple two-room building known as the 'Guest House' for the visits of Carnation's Australian head, Ralph Wilson, or other company dignitaries. In the 1970s or 1980s this became the laboratory.[18]

Staff were brought in from overseas to fill certain positions. The Manager, Bert Palmer, experienced in the production of evaporated milk, arrived from Dumfries, Scotland in December 1951, and a Dutch chemist, John G Molenaar from Schoonhoven, was in charge of the laboratory.[19] Al Kingma from Holland came in as foreman,[20] and Eric Crowley, previously of the Warragul office of the Victorian Department of Agriculture, was appointed Field Officer. A Milk Grader was required in early September 1952, ('Must be Single').[21] Many of the semi-skilled and unskilled workers who took up positions in the factory were post-war migrants, coming particularly from Italy and Holland (a country with expertise in milk processing), but also from Germany and other European countries, and from Britain. Some of the Italian workers were in fact veterans of World War 2. A number of the single workers lived in 'The Cubicle', the former garage on the north corner of Pearce Street which the Carnation Company had purchased. With the immigrant orchard hands, farm labourers and aspiring orchardists and farmers who were also arriving in the locality, the workers at Carnation cemented Merrigum newly as a multicultural township, one of the rural localities experiencing European migrants in numbers for the first time.

During construction of the new condensery, butter production continued at the butter factory under Robert Marshall, while suppliers (whose herds averaged 34 cows) were being persuaded by Eric Crowley to change from cream and pig production to whole milk, and purchase 'ripple coolers' to ensure freshness for the once-a-day collection; as with the cream collection which preceded it, the new whole milk collection was initially still via eight-gallon [36.4 litre] cans, picked up by the company's trucks.[22]

On 12 May 1952, the new condensery came into operation, with approximately 30 suppliers,[23] manufacturing evaporated (unsweetened) milk along with the mooted condensed, which was becoming less important to the company as the world market was slowly becoming saturated.

The last butter at the old butter factory was made in early 1954, and the redundant butter-making equipment was sold in March that year.[24]

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By 1954 most suppliers had added cooling towers to provide the coldest water possible to the ripple coolers, but in 1957 the company flagged with its suppliers the need to switch completely to bulk collection of milk by tanker and the upgrading of farm milk storage to refrigerated bulk vats within ten years: a 100% changeover was in fact achieved in 6 years, by 1963.[25] Eric Crowley's nurturing and productive relationship with dairy farmers supplying the company led to a high retention rate among suppliers.

The warehouse section was extended to the south in 1961, construction again being of corrugated cement sheeting.

The interiors of the factory and warehouse were continually repainted in white for cleanliness: Johnny Carson, a Pole with an Anglicised surname, was later joined in this task by 'Joe the Painter', a Czech. This (inadvertently) had the added benefit in the warehouse area of covering the asbestos-containing cement sheet walls and underside of the roof with layer upon layer of paint, reducing the chance of flaking or crumbling of the cement sheets.

After a time the Merrigum factory was directed to concentrate on evaporated milk and build up an Australian market for it, necessitating the appointment of additional sales representatives encouraging the use of Carnation evaporated milk for baby feeding, ice cream-making, coffee-creaming, etc.[26] The company also advertised for demonstrators ('Aged under 40 years') to give demonstrations in grocery stores and at agricultural Shows and exhibitions.[27] Evaporated skim milk production commenced in 1976, and packaging of externally-sourced skim milk powder in 1977 and 'Coffee-Mate' in 1980.[28]

A separate large warehousing section was added to the west in 1979-80, of steel girders and concrete, with a gabled roof of corrugated iron; the section between the two warehouse areas where rail trucks entered on the spur line was covered with a simple flat roof.

The factory was the town's largest employer, with up to 140 people employed in the early years, reducing to around 70 (80-85 during peak production) as labour-saving equipment was introduced.[29]

In July 1985, the Swiss company Nestle took over Carnation in the largest non-oil merger in history up to that time.[30] At Merrigum, all powder operations (packaging of skim milk powder and Coffee Mate) were transferred to Nestle's plant at Dennington near Warnambool. Then in early May 1986, all remnant (liquid) production was transferred from Merrigum to Nestle's factory at Tongala, 21 kms to the north-west.[31]

During the period of the plant's operation from 1952 until 1986, export sales varied from 10 to 15 per cent of total sales. Peak sales had occurred in the early 1970s, with total sales of all products at 100,000 cases monthly, dropping to around

## HERITAGE CITATION REPORT

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65,000 in 1985.[32]

The Carnation Company's factory had been the most important factor in Merrigum's boom years of the 1960s, 1970s and early 1980s. Besides being the town's biggest employer, attracting families and lifting enrolment at the Merrigum State School No 1874, the factory, under its astute and competent Manager Bert Palmer, became part of the fabric of the small town, participating fully in the life of the community. For a number of years the factory lawn, decked with stings of coloured light globes, was the venue for the town's annual Carols by Candlelight, with the words of carols sung with American accents flashed up on a large screen for the audience to sing along with, and Toppa ice creams, made with Carnation Milk, dispensed to the crowd. New Year's Eve celebrations at the Merrigum Hall were conducted for a decade or so by the Company, with the road closed off, and the annual Carnation Ball, organised by the Carnation Social Club, was taken very seriously and was a highlight of the town's social calendar for many employees, suppliers and others. Palmer also organized events for the town's children. In addition he instituted the practice of sending truckloads of fruit to the needy in Melbourne and elsewhere each year.[33] Although expecting a fair day's work from his employees, he was also philanthropic to them (as he was to the town in general) and often generous-spirited, offering extra overtime, for example, to an employee facing hardship,[34] and he received loyalty in return.

The factory and site were purchased by Murrayland Fruit Juices in 1989, and a subsidiary, Merrigum Fruit Processors, began producing pear, apple and citrus juices, although the only original equipment used was the refrigeration.[35] Juice operations ceased in 1989,[36] and the northern section of the factory was subsequently used for a short time as a pottery, and later as a private dwelling. The warehouse sections have been utilized for 'dry' storage, holding cans and other materials for local and regional food processors, but the entire factory complex now appears unused and is deteriorating. The Manager's house is occupied as a private dwelling, but the 'Guest House' is vacant.

[1] VPRS 625/464/34617

[2] Title: Vol 3627 Fol 725381;

[3] Bill Lawler, Map (watercolour) 'The Township of Merrigum and Inhabitants of Merrigum Circa. 1930', n.d.

[4] *Riverine Herald*, 5 May 1949, p. 4

[5] WH Bossence, *Tatura and the Shire of Rodney*, Melbourne, 1969, p.84

[6] *Camperdown Chronicle*, 13 December 1948, p. 2

[7] *Age*, 16 April 1949, p. 4

[8] *Riverine Herald*, 5 May 1949, p. 4

[9] *Weekly Times*, 2 August 1950, p. 20

[10] Memories of Eric Crowley, first Field Officer at the factory, *Kyabram Free Press*, 7 May 2007, p. 7

[11] *Riverine Herald*, 1 August 1950, p. 1; *Argus*, 6 October 1950, p. 15

[12] *Ibid.*

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[13] Ibid.

[14] *Argus*, 18 March 1950, p. 35

[15] *Riverine Herald*, 1 August 1950, p. 1

[16] Leo Cavicchiolo, former Carnation Company employee whose father was involved in the building of the factory, personal communication, 17 January 2017

[17] *Argus*, 10 August 1950, p. 17; *Shepparton Advertiser*, 6 April 1951, p. 11, p. 7; *Shepparton Advertiser*, 7 September 1951, p. 7; *Argus*, 31 October 1951, p. 24; *Shepparton Advertiser*, 2 November 1951; Ibid; *Argus*, 26 January 1952, p.34

[18] John Lawler, former employee, personal communication 17 January 2017

[19] Memories of Eric Crowley, first Field Officer at the factory, *Kyabram Free Press*, 7 May 2007, p. 7

[20] Ibid.

[21] *Shepparton Advertiser*, 7 September 1951

[22] Memories of Eric Crowley, op. cit.

[23] Ibid.

[24] *Age*, 20 March 1954, p. 20

[25] Bill McCullagh (Manager of the Carnation Milk factory during its last year of operation) with Eric Crowley, letter dated 18 April 1986 to John Purdey, Shire of Rodney, containing a brief history of the Company's time at Merrigum, for inclusion in a publication celebrating the centenary of the Shire of Rodney.

[26] Memories of Eric Crowley, op. cit.

[27] *Argus*, 18 May 1955, p. 4

[28] Bill McCullagh, op. cit.

[29] Memories of Eric Crowley, op. cit.; Bill McCullagh, op. cit.

[30] *Los Angeles Times*, 5 January 1965, accessed on 15 January at [http://articles.latimes.com/1985-01-05/business/11646\\_1\\_ftc-approval](http://articles.latimes.com/1985-01-05/business/11646_1_ftc-approval)

[31] Bill McCullagh, op. cit.

[32] Ibid.

[33] WH Bossence, op. cit.

[34] Leo Cavicchiolo, op. cit.

[35] *Kyabram Free Press*, 3 February 1989, p. 1

[36] Information from John Lawler (former employee) Collection.

## Description

### Physical Description

The northern end of the complex includes the original single and double-storeyed sections built from concrete block work. The advantage of this material was that it could be constructed on site, it has a good thermal performance and it is load bearing. This was important, as building materials were in poor supply during the post war period. This section included the receival area, the 'kitchen,' and the 'porch' on the east which contained the offices and laboratory.

The original gabled warehouse section, of corrugated cement sheet (at this period containing asbestos), is attached to the south of the concrete block section. The corrugated cement sheet was lightweight and easy to construct and this was also an important consideration as the work force was not highly skilled.

The further gabled warehousing section on the south, again of corrugated cement sheet, dates from 1961, and the separate warehouse on the west (1979-80), again gabled in form, is constructed of steel girders and concrete with a roof of corrugated iron. The section between these two later warehouse areas, where rail trucks entered on the spur line, is covered with a simple flat roof.

The design of the factory is predicated on the type of construction materials - solid external walls with openings as required for functional purposes. The original primary facade is distinguished by the multi-paned windows, the signage and the single storey block to the front. Factories such as these in the immediate post war period were functional in their architecture with few resources available for architectural refinement. The austerity of the design is modern but this was more as a consequence of the types of buildings materials that were available and the varying skills of the labour force.

## Statement of Significance

### What is Significant?

The former Carnation Factory and all surviving evidence of the former use of this building (and this includes the railway siding, the former Manager's house and the former Guest House) are of significance.

### How is it Significant?

The former factory complex is of significance to the State of Victoria and it is of local significance to the City of Greater Shepparton.

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## **How is it Significant?**

The former factory complex is of state historic significance for its association with the post war decentralisation of industry with an increasing emphasis on international trade. It is of significance as one of the first large scale industries that were developed in Victoria during the post war period and with its product destined for the international markets. HERCON criterion A

It is of local significance as the factory came into existence in response to a local initiative by the Merrigum Butter Factory manager where he offered the Merrigum Butter Factory licence to the Carnation Company. This was after unsuccessful negotiations with the State Government. The relationship between the American parent company, the local Australian Company and the Merrigum community had profound impact on the local economy during the 1960s - early 1980s. The factory also had an impact on the social and community life of Merrigum. The factory attracted families to the township, the school flourished and through astute management the factory was fully integrated into the life of the community. HERCON criteria A & G

The former factory has technical significance at a State level as it demonstrates the type of building construction that developed as a consequence of the post war shortages of building materials. HERCON criterion F

The design of the factory is of State and local significance as it demonstrates a typical post war architecture and one that was informed by the availability of materials, shortages of skilled labour and the construction of what was essentially a new building type within the genre of local manufacturing. It demonstrates a move away from local manufactured output and commensurate scaled buildings to an international industry with an unprecedented scale of production for Victoria. HERCON criteria A & E

The former factory is a rare manufacturing building type both at State and local level. HERCON criterion B



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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 715 Byrneside-Kyabram Road MERRIGUM  
(Greenwoods House and Coolstore)  
**Address** 715 Byrneside-Kyabram Road MERRIGUM **Significance Level** Local  
**Place Type** Homestead building, Cool room  
**Citation Date** 2014

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

**Architectural Style** Federation/Edwardian Period  
(1902-c.1918), Postwar Period  
(1945-1965)

## History and Historical Context

### House

The house was built in 1908 by the owner, Henry F Greenwood, pioneer fruit grower of Merrigum, as the family home of four rooms. The mud bricks were made on the site and traces of straw are visible. A set coat (outer layer) has then been applied. A small serving hatch opens from the interior on to the verandah. The box bay window is of brick, and probably dates to the later brick extensions, possibly to emphasise that the front entrance of the extended house has been brought around to the east to face the impressive entrance avenue Canary Island date palms (*Phoenix canariensis*). Two small dormer-type gabled ventilators with wooden louvres, a metal gable-tip decoration, a louvred metal ventilator in the gable end, terracotta chimney pots (replacements) and the corbelled brick courses of the chimneys bring a touch of Federation Picturesque to this simple construction. The mud brick section was extended during World War Two to house Land Army girls.

Greenwood built two further mud brick buildings, 'pickers' huts', on the orchard some time between 1910 and 1920. To one of these, Greenwood's son Farry added two rooms to the original three in 1942 to create the first home for him and his wife Audrey: the bricks were composed of 'topsoil and straw', shaped in moulds and then turned every day. Neither pickers' hut remains in existence.

### Coolstore

Farry Greenwood built the cool store in 1947 from large mud bricks he made on-site. Straw is evident in the bricks, and it seems a coat of cow dung, now widely exposed, was applied to the bricks to seal and waterproof the building. A thin layer of what was possibly a mud slurry provided the final coat, now largely degraded on the external faces. Greenwood believed, and proved locally what was known in wider circles, that the mud brick walls could be load-bearing. This was against the advice of local builders, who considered that corner poles would be necessary. The coolstore was in operation for forty years, but is now used for storage on this important organic orchard.

The existence of such mud brick buildings, uncommon in the Goulburn Valley, attests, like the existence of Arthur Tottenham's concrete house (also at Merrigum), to the resourcefulness of an individual farmer and his willingness to experiment. Henry Greenwood, his son Farry, and Arthur Tottenham were all opinionated, individualistic and practical men. Not merely driven by economic pressures, they shared a determination to try something different which interested them.

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## References:

Information from Audrey Greenwood, 29 July 2001

## Description

### Physical Condition

**House:** A gabled mud brick house which is now subsumed on the south and west by later brick additions, leaving two faces exposed. The mud brick has been rendered with a roughcast stucco or similar. A box-like bay window projects under the verandah on the east face. Original verandah posts have been replaced with wrought iron pillars. Two small gabled ventilators project on the north side of the roof.

**Coolstore:** A long mud brick building, now the south-eastern part of a substantial later cool store and packing shed complex. It appears that the mud bricks, the faces of which measure roughly 1 foot 6 inches [457mm] by 6 inches [152mm], have been coated with a cow manure mixture and then finished with a layer of another material, now degrading. Iron roofing dates to the extensive additions. Remnants of what appears to be a metal cooling system remain in the roof. The cool store is divided into three rooms, the entrances finished with regular bricks. All walls are approximately three feet [914mm] thick.

## Statement of Significance

### What is Significant?

The house known as Greenwood's mud brick house and the mud brick coolstore. The Canary Island palms (*Phoenix canariensis*) are of significance.

### How is it Significant?

The house known as Greenwood's mud brick house is of local historic, technical and aesthetic cultural heritage significance to the City of Greater Shepparton.

The mud brick coolstore is of local historic and technical cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

# HERITAGE CITATION REPORT

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Greenwood's mud brick house and coolstore are of historic and technical significance. The homestead was built in 1908 from bricks made on the site.

The mud brick structures demonstrate a resourcefulness that was not evident elsewhere in the region and as such they are a rare exemplar of this type of vernacular construction. The homestead is one of a very small number of domestic mud brick buildings from this period in the municipality. The cool store was built in 1947 and demonstrates the difficulty of sourcing building materials during the immediate post war period when building materials were rationed.

The homestead and the coolstore are of historic significance for their association with the Greenwood family, a pioneering family of the district. HERCON criteria A, B & F

The homestead is of aesthetic significance for its Federation-era architectural elements and the later additions. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

Yes The Canary Island palms (*Phoenix canariensis*) are of significance

**Fences & Outbuildings**

Yes The mud brick cool store is of significance.

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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<b>Name</b>	102 Morrissey Street MERRIGUM (Blacksmith and Motor Garage)	
<b>Address</b>	102 Morrissey Street MERRIGUM	<b>Significance Level</b> Local
<b>Place Type</b>	Garage	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection**      VHR No HI No PS Yes

## History and Historical Context

Mathaus (Mat) Rosan opened a blacksmith shop in this building some time between 1911 and 1913. This was the second smithy in the township: the Pavey brothers, who had opened their smithy in Merrigum in 1887, were still operating next to the Post Office. Rosan had purchased the land from his father-in-law, William Pearce, who had married Mary Cathcart, widow of the selector of the original 320 acre selection.

Rosan carried out the normal range of smithy work: fashioning horseshoes and fitting them, working on gigs and other vehicles, and making and repairing farm tools, hardware and equipment. When cars became common in the 1920s, the business became a motor garage. Mat Rosan and his (second) wife left Merrigum in early 1936. Eddie Pederick took over the business, and successive owners included Len Doeke, Bob Crocker, and Athol Gale.

## Description

### Physical Description

A large, gabled shed of galvanised corrugated iron, with a skillion addition on the south-east, a wide opening on the north-west side and two doors of differing sizes on the street front. The gable is capped with a continuous ridge ventilator of corrugated iron, now in some disrepair.

Remnant painted signage is just visible in the gable end, including the words 'MOTOR GARAGE'.

## Statement of Significance

### What is Significant?

The former Blacksmith and Motor Garage at 102 Morrissey Street, Merrigum.

### How is it Significant?

The former blacksmith's and garage is of local historic significance to the City of Greater Shepparton.

# HERITAGE CITATION REPORT

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## Why is it Significant?

The former blacksmith's shop and garage is of historic significance as the only surviving building that was used as a blacksmith when horses were an important feature of commercial and social life in Merrigum. HERCON criterion A

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 104-108 Morrissey Street MERRIGUM (Water Tower)  
**Address** 104-108 Morrissey Street MERRIGUM **Significance Level** Local  
**Place Type** Water Tower  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

The concrete tower was constructed by John Monash's Reinforced Concrete and Monier Pipe Construction Company in late 1923 to provide water for the 500 inhabitants of the small town, although the Merrigum Waterworks Trust, consisting of seven Commissioners, was not constituted until 1 July 1925. Previously, town water had been pumped by the Merrigum Butter Factory from the Bray Channel (Channel No 7) and distributed through a system of wooden piping. Water was now drawn from the Bray Channel adjacent to the tower, stored in a receiving dam, and treated with disinfection to remove pathogenic bacteria en route to storage in the tank and reticulation by the new piping system.

In 2003 water sourcing and treatment at Merrigum were discontinued, supply to the town being piped from Kyabram. The 1923 tank is still used to ensure adequate pressure for the town supply.

*Shepparton Advertiser*, 3 May 1923, p. 6; 27 September 1923, p. 8; 1 November 1923, p. 8; 3 January 1924, p. 6

## Description

### Physical Description

A 4000 gallon (18,184 litre) shallow cylindrical water tank supported by four legs, all of reinforced concrete.

## Statement of Significance

### What is Significant?

The Water Tower at 104-108 Morrissey Street, Merrigum is significant.

### How is it Significant?

It is of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

# HERITAGE CITATION REPORT

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It is of historic significance for its association with the Merrigum Waterworks Trust and the provision of reticulated water to Merrigum. HERCON criterion A

It is of technical significance for the technologies used in the supply of water. HERCON criterion F

It is of aesthetic significance for its landmark qualities. HERCON criterion E

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No



# HERITAGE CITATION REPORT

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**Name** 113-117 Morrissey Street MERRIGUM (the former Merrigum Butter Factory)  
**Address** 113-117 Morrissey Street MERRIGUM **Significance Level** Local  
**Place Type** Factory/ Plant  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Interwar Period (c.1919-c.1940)  
Moderne

## History and Historical Context

### Beginnings: 1895

The Merrigum Butter Factory was the first cooperative butter factory in the western Goulburn Valley, preceding butter factories in the larger neighbouring towns of Tatura (1907) and Kyabram (1912). It was established by progressive farmers in this small town following their 1894 investigation of butter factories in the Euroa district, and the opening of Shepparton's butter factory in mid October that year.

The Merrigum Butter Factory and Farmers' Frozen Produce Company was registered on 18 March 1895, with the secondary aim of providing cool storage for milk, meat, fruit and other perishables. The first manager was Harold H Hobbs.

The first factory building was a simple wooden gabled structure, measuring 45 feet [12.8m] by 42 feet [13.7m], with a brick floor; the engine house was separate. It was located on the current site on land donated by the selector James Murphy. Water was supplied from the adjacent Bray Channel (Channel No.7) and also held in an underground tank. Total establishment costs were £1,260, including £345 for the building.

The factory was opened with a banquet and much fanfare on 11 September 1895. It took whole milk and cream at this time, the latter averaging 18 cans a day by November 1895. Buttermilk, the waste product, was to be disposed of on the site or sold. Unlike many other Victorian butter factories, it had no creameries supplying it (creameries simply separated the cream before transferring it to the nearest butter factory). On 11 October the first consignment of the factory's 'Curlew' brand - three and a half tons - were despatched to Melbourne. Half of all butter produced was to be sold on the domestic market, and half exported to London (advances in refrigeration now making export possible), although this position was not consistently held throughout the factory's history.

By late October 1895 the factory was producing four tons of butter a week, and early in 1896 Merrigum butter was receiving average prices in London, Western District factories gaining the highest prices, with Gippsland yet to come into its own.

### 1901 building

The original factory was totally destroyed by fire early in the morning of 9 November 1900, the wooden building and combustible materials such as ammonia burning with such ferocity that the flames were seen in Kyabram, 10 km distant.

# HERITAGE CITATION REPORT

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The replacement building, designed by the well-known Melbourne architectural firm of Sydney Smith and Ogg, was constructed by Merrigum builder BC Miller (whose timber yard was adjacent to the factory), and was opened on 25 July 1901 by Hon W Martin, the Secretary for Agriculture. At the inevitable banquet he praised the prospects for the butter industry, now under the factory system: the volume of butter produced in Victoria had increased eightfold since 1899.

The new building consisted of two square pyramidal-roofed adjoining sections lying parallel with the road, each surmounted by a ventilation lantern. The stout, square brick chimney rose from the north-west corner. Cream and milk collection was via a double-storey hoist section on the west facade, as had been the case with the 1895 building.

Early in 1905, the factory was enlarged, Peter Costello was now the secretary and manager, and from a debt of over £1000 in 1901, only £130 remained. Merrigum butter was realising 'a highly satisfactory price on the London market—within a few shillings per ton of the great Western District factories.' The balance sheet for the second six months of 1910 showed Merrigum with a profit of £339.11.10, compared to Rushworth's £6.6.0, and with Shepparton 'just able to hold its own'. District general stores were taking Merrigum butter.

The Merrigum Butter factory was instrumental in the establishment of the town's water supply, pumping from the Bray channel. Unlike the Kyabram and Tatura factories, which generated electricity and supplied those towns before the arrival of SEC power, the Merrigum Butter factory only moved to electricity some time after SEC power arrived in the town in 1927.

## **1931-32 building**

In 1931 a large extension to the factory, 'on modern lines, for the economical and hygienic handling of cream,' was commenced on the west end of the factory, approximately doubling its size. Designed by AE Castles, architect and Shire of Deakin engineer, the new factory was of brick, the interior featuring 'walls of white and dados of jade green'. The receiving area for the cream cans was in the centre of the new street frontage, served by 'a semi-circular raised road'. The contiguous 1901 building now became a cool storage facility for fruit.

The new factory was opened on Friday 18 November 1932 by the Minister for Agriculture, ex-premier Hon John Allan, Kyabram farmer and Country Party politician. More than 200 attended. Merrigum founding father and Rodney Shire Council president John Lilford was just completing his thirty-fifth year as a director of the company, the last 26 years as Chairman: Lilford would retire two years later, to be succeeded by AJ Chapman. The company was still pumping water for the town supply, using a centrifugal pump with a capacity of 5000 gallons per hour.

The 1930s were years of quiet success and expansion for the company, particularly under the progressive management of dynamic manager/secretary, AL Graham, manager also from 1932 of the Gunbower butter factory. Graham became a key figure in the Victorian dairying industry, twice president of the Victorian Dairy Factory Managers' and Secretaries' Association, and an important member of many committees, known throughout Australia. Locally, he had earlier pioneered bottled pasteurised milk in Shepparton with his own company. At his death in March 1938, RW Marshall was appointed to the position.

## **1938 building**

In 1938 the factory was remodelled and enlarged, substantially resulting in the building as it is currently (2014). The new 'moderne' facade was built approximately 2.5m [8 feet] forward of the 1931-32 building, which was largely retained, the former front wall and its pediment bearing the concrete plaque reading 'Merrigum Butter Factory 1931' remaining inside the new frontage, a feature possibly retained due to nostalgia. The plaque is now only visible from above. The gabled roof of the 1931-32 western section with its rows of ventilators was retained, but the weatherboard side walls and two pyramidal-roofed sections of the 1901 eastern building were replaced, the walls with galvanised corrugated iron.

# HERITAGE CITATION REPORT

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The late 1930s and the 1940s were also successful years despite the intervention of WW2 and the resulting staff shortages, with butter output generally increasing, outdoing the factory in the larger neighbouring town of Kyabram most years.

## Closure

The end came in the early 1950s. Carnation Milk Products of the USA had been searching for a site for a southern hemisphere condensery to process milk sourced in the northern winter. Victoria had been the company's choice, but the Government refused to issue a new licence. A chance meeting with a company representative at a Melbourne conference in June 1948 led manager Robert Marshall and the board of directors to offer the Merrigum Butter Factory licence to the Carnation Company. An Australian offshoot of the American company was established, the Carnation Milk Coy. Pty. Ltd., with £100,000 capital, and it set about building the new condensery in Merrigum on a separate site. It officially took over the Merrigum butter factory on 1 July 1950. During construction of the new condensery, butter production continued under Robert Marshall, while suppliers (whose herds averaged 34 cows) were being persuaded to change from cream and pig production to whole milk. On 12 May 1952, the new condensery came into operation, manufacturing evaporated milk rather than the mooted condensed, which had become economically unviable. The last butter at the old factory was made in 1954.

Subsequently, local orchardist Geoff Youlden took over the building as a cool store and packing shed, producing a vernacular coolroom in the 1932 building by lining the walls with stacked cork.

## References

Minutes of the Merrigum Butter Factory and Farmers' Frozen Produce Company, 1895 and passim (held at Merrigum Historical Society).

*The Argus*, passim, including 16 November 1894 and 7 October 1904.

*Kyabram Free Press*, 1 December 1898.

*Riverine Herald*, passim and Monday 19 August 1895.

*Australasian*, 27 July 1895, 19 October 1895, 26 September 1896, 10 October 1896.

*Geelong Advertiser*, 23 May 1896.

*Broadford Courier and Reedy Creek Times*, 26 May 1905.

*Weekly Times*, 5 August 1914.

Bossence, W.H., *Kyabram*, Melbourne, 1963.

Bossence, W.H., *Tatura*, Melbourne, 1969.

## Description

### Physical Description

A streamlined 'moderne' factory facade built in 1938 in the Inter-War Functionalist style fronts a composite

# HERITAGE CITATION REPORT

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1901/1932/1938 butter factory building, part brick and part horizontal galvanised corrugated iron, with later metal additions.

This striking facade, with its smooth surface of flat brick, extends round to half the depth of the building on its eastern side, and for approximately 7.7m [25 feet] on the west. Horizontality is emphasised by a painted concrete string course which connects the tops of the metal-framed windows and the two receiving bays. Roof lines are concealed behind the upper courses of the facade.

A small, separate, gabled weatherboard office building is located at the south-east near the roadway, date of construction unknown.

The original 1895 underground tank survives in very good condition on the east of the factory.

## Statement of Significance

### What is Significant?

The former Merrigum Butter factory at 113-117 Morrissey Street, Merrigum is significant.

This includes the surviving physical evidence of the major development phases: 1895 - underground tank, 1931-32 factory and 1938 additions.

### How is it Significant?

The former Butter Factory is of local historic, technical and aesthetic significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance as the site of the first co-operative butter factory in the western Goulburn Valley. The first factory was constructed in 1895 and after it burnt down a new factory was constructed in 1931-2 and 1938. HERCON criterion A

It is of historic and technical significance for the use of the 1931-32 factory as a cool store, a local orchardist having lined the walls with stacked cork for insulation. HERCON criteria A & F

It is of historic significance for its association with the establishment of the town's water supply, pumping water from the Bray channel. HERCON criterion A

It is of historic and technical significance for the surviving evidence of early 20th century factory design. HERCON

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criteria A & F

It is of aesthetic significance for its streamlined moderne styling. The first factory was designed by Melbourne architects Sydney Smith and Ogg [1931-32] and a later addition by A E Castles, architect and Shire of Deakin engineer, although it is unclear who designed the moderne facade of 1938. HERCON criterion E

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 13 Pearce Street MERRIGUM (the Dutch House)  
**Address** 13 Pearce Street MERRIGUM **Significance Level** Local  
**Place Type** House  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Mid-Twentieth Century (1940-60) Austerity

## History and Historical Context

The 'Dutch House' was brought to Australia with the Wolbers family who migrated from the Netherlands in the 1950s, possibly on assisted passages after that nation's 1951 formal migration agreement with Australia. Post-war currency regulations limited the sum which could be taken out of Holland, and the Wolbers family decided to transfer some of its funds to Australia in the form of what would now be called a 'kit home'. Employment for the father and two sons at the Carnation Milk Company's new factory in Merrigum had been pre-arranged. Packed in large wooden crates (one of which still survives, addressed 'CP Wolbers, Carnation Comp, Merrigum, Vict, Australia'), the house was transported from the Melbourne wharf on a company truck, and erected in a sparsely-settled new street in the small town.

Each room of the pre-fabricated dwelling had double doors opening to the outside, these doorways now filled in or replaced with windows. Original external doors were of timber, the top half of each consisting of a large glass panel. All windows, originally wooden-framed casements, have been replaced, and some resized, although the generous dimensions of the wide living room window match the original. Flooring was of continuous cork, which has been replaced. Interior walls seem to be of cement sheet, ceilings possibly of plyboard or 'Swedish Wallboard'. The roofing iron is sarked internally with tongue and groove boards. The kitchen is equipped with the original simple sink cupboards and a taller cupboard; the shallow terrazzo-type sink, tile-lined, has been removed.

Seventy per cent of Dutch post war migration between 1949 and 1970, a time when the Netherlands government actively encouraged emigration to relieve housing shortages and economic distress, was to Australia. Here a housing shortage and restrictions on the availability of building materials during the 1950's forced many Dutch (and other) migrants to find temporary accommodation. Commonly this was in migrant hostels, boarding houses, tents, garages, caravans, flats or sheds. Migrants routinely brought household goods, especially items such as linen, to their new country: a small number came equipped, like the Wolbers family, with their own accommodation. Heritage consultant Meredith Walker has noted that:

*Some of the Dutch families who migrated to Australia in the early 1950s were aware of the shortage of building materials, and arranged the shipment of prefabricated timber houses to Australia. This was not a common practice but it was not rare either. Prefabricated houses are known to have been built by Dutch migrants in the Sydney suburbs of Dundas and Engadine as well as in Wollongong. These houses were timber framed and clad with horizontal or vertical timber boards.*

## References

Personal communication, D Wolbers, 16 September 2015.

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Conversation with owner, Marg Moore, 3 November 2014. Ms Moore lived at the neighbouring property when the house was erected.

Meredith Walker, 'First accommodation for Migrants arriving in Wollongong post World War 2', Migration Heritage Project, Wollongong Migration Heritage Thematic Study 'Places Project', 2007.  
<http://www.wollongong.nsw.gov.au/services/artculture/Documents/Migration%20Public%20Art%202014/Essay%20-%20First%20accommodation%20for%20migrants%20arriving%20in%20Wollongong%20post%20WW2.pdf>

## Description

### Physical Condition

The Dutch house is a relatively small, square house clad with cement sheet, with a low pyramidal roof of corrugated metal. At the apex of the roof there is a square timber-louvred ventilator. The facade has a recessed porch with windows on either side of the recess. A shallow verandah has been added to the rear.

## Statement of Significance

### What is Significant?

The house at 13 Pearce Street Merrigum known as the Dutch House is significant. Its suburban setting contributes to its significance.

### How is it Significant?

The Dutch House is of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The Dutch House is of historic significance as it is a locally rare example of an imported pre-fabricated migrant house. Building material rationing and housing shortages in post war Victoria (c1950s), compounded in this case by post-war restrictions on the export of currency from a war-ravaged European nation, meant that some migrants brought their house with them when they migrated.

It is of historic significance as it demonstrates the demographic changes that were taking place in Merrigum (and the Goulburn Valley), as Dutch, Italian, Albanian, Greek and other migrants arrived seeking employment on the land or in processing factories. HERCON criteria A & B

It is of technical significance for its prefabrication techniques and the surviving building materials. HERCON Criterion F

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It is of aesthetic significance for its restrained modernist architecture. This architectural expression was rare in the region during the post-war period. HERCON criteria E & B

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No



# HERITAGE CITATION REPORT

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**Name** 82 Waverley Avenue MERRIGUM (Mud brick shed)  
**Address** 82 Waverley Avenue MERRIGUM **Significance Level** Local  
**Place Type** Fruit Shed/Apple store  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Federation/Edwardian Period (1902-c.1918)

## History and Historical Context

### Place History

The mud brick shed may date from around 1909 when Silas V Newnham purchased the property from pioneer Merrigum orchardist F H Greenwood. Newnham and subsequently his widow were involved in fruit production; this included currant-drying for a number of decades in the early twentieth century.

The Newnhams grew fruit on this site, and in 1913 purchased a one-acre township allotment across the road from William Pearce, where they planted grapes, mainly Zante currants, and established currant-drying racks and a small cannery; by 1930, only the ruins of both remained.

Orchard blocks, largely of forty acres, became available in Merrigum when Brown Brothers, F H Greenwood and others subdivided parts of selections in 1893. Brown Brothers, following the Chaffey and Ardmona examples, advertised blocks here as part of the 'irrigation colony of Ontario', a name lifted from the Chaffey brothers' irrigation colony of that name in California, although locally Ontario came to signify not Merrigum but a locality just to the east of the present township of Lancaster.

### Technical History

Early fruit drying industries in Australia relied on drying fruit on trays in the sun and the industry therefore tended to be confined to the dry inland areas such as Mildura and the Goulburn Valley. In 1898 a *Government Handbook of Victoria* [1] described the practice of fruit drying and particularly noted that areas with irrigation were needed for the production of these crops. This meant that the earliest dried fruit areas were chiefly found in Mildura and parts of the Goulburn Valley.

By 1893 the *Agricultural Gazette of New South Wales*[2] was praising the introduction of evaporation and drying kilns for fruits and raisins as they aided the expansion of the industry. The *Gazette* promoted the construction of a kiln/drying room with a furnace and heated flues to dry the fruit. The dimensions were 15.2m x 8.4m and 2.4m high. It proposed the construction of cob walls [450 mm thick]. Cob was not a popular earth construction technique; adobe (mud brick) or pise became the more prevalent earth construction in the 19th and 20th centuries. It is possible that this shed was influenced by government publications such as those mentioned. It is also possible that a primitive flue/heating system was used to finish off the drying process.

Mud brick construction, either for farm buildings or dwellings, was never widespread in the Goulburn Valley. It seems to

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have been utilised largely in the first three decades of the twentieth century, primarily as a cheap form of construction or for its thermal qualities. It was often used in the construction of dairies and coolrooms.

A number of publications such as immigrant handbooks, agricultural gazettes and periodicals carried instructions on earth construction, including adobe. Examples can be found from the mid 19th century onwards.

In this instance it is probable that the mud bricks were chosen for their thermal qualities, as there are no other outbuildings here that have been constructed from mud and this shed clearly demonstrates characteristics associated with fruit drying and /or fruit storage technologies.

The other advantage of mud brick if used in association with flues or other heating systems is that it is not flammable. Also by the late 19th /early 20th century, corrugated metal was cheap and readily available, and because of this was the most common material used in the construction of the all-purpose shed.

[1] *An Australian Colony, the Government Handbook of Victoria*, Melbourne, 1898, p 62

[2] *Agricultural Gazette of New South Wales*, 1893, Sydney, p 36

## Description

### Physical Description

A large mud brick shed with a corrugated and galvanised metal roof. The mud bricks have been laid as a single skin of stretcher bond. The gable ends are clad with timber weatherboards and each has a square window with three glazed panes. A large section of the east face is open, with a heavy externally-mounted sliding door constructed of vertical timbers. Immediately above the door is a single horizontal line of adjustable metal louvres used for ventilation; there is flywire to this opening. There is a framed section within south-west corner. This is possibly a later construction, and may have been used as a storage bay for fodder or implements.

## Statement of Significance

### What is Significant?

The mud brick shed at 82 Waverley Avenue, Merrigum is significant.

### How is it Significant?

The mud brick shed is of local historic and technical cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant ?

This building is of historic significance for its association with early fruit and grape-growing in the Merrigum locality. It is representative of the pioneering phase of the industry - a period of experimentation with irrigation, crop varieties, cultivation, production and marketing. HERCON criterion A

It is of technical significance as a representative example of this locally rare form of construction.

Its use as a thermally responsive material for the production of dried fruits and its association with contemporary

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technical publications is technically and historically significant. HERCON criteria A & F

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 111-113 Waverley Avenue MERRIGUM (Bills Water Trough)  
**Address** 111-113 Waverley Avenue MERRIGUM **Significance Level** Local  
**Place Type** Memorial  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

The Bills water trough at the Merrigum Museum is one of a number installed at that time in towns within the Shire of Rodney; others were placed at Mooroopna, Kyabram, Murchison and Tatura. The trough was removed from its original site on the west side of the main street in the 1960s when street widening took place, and was placed at the Museum in the late 1980s.

The trough is one of numerous examples of those donated through a trust set up by George and Annis Bills. George Bills was born in Brighton, England in 1859. He migrated with his family to New Zealand and subsequently to Echuca in 1873. In 1882 he opened a bird dealer's shop in Brisbane, where he met and married Annis Swann who had immigrated from Sheffield in England. He and his brother developed a highly profitable business making wire mattresses.

George became a Life Governor of the RSPCA in 1924.

George and Annis Bills had no children, and following the death of George in 1927, a trust fund was set up, believed to be around £70,000-£80,000, for the welfare of animals. One of the purposes of the trust, as set out in George Bills' will, was to:

*'..construct and erect and pay for horse troughs wherever they may be of the opinion that such horse troughs are desirable for the relief of horses and other dumb animals either in Australasia, in the British Islands or in any other part of the world subject to the consent of the proper authorities being obtained.'*[1]

Initially the troughs were individually designed and constructed. However, by the early 1930s, J.B. Phillips, a relative of the Bills, became the head contractor. Working to a standard design he produced the troughs in Auburn Road in Hawthorn. The troughs were pre-cast concrete with a curved pediment bearing the inscription 'Donated by Annis & George Bills Australia'.[2]

Manufacture was subsequently handled by Rocla, who produced troughs to the same design in Victoria and later in Junee in New South Wales. With the rise of motorised transport, demand for the troughs declined and production had ceased by the end of World War II. Aside from the horse troughs, the trust was involved with other animal welfare projects

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including the establishment of the George Bills RSPCA Rescue Centre at Burwood East, Victoria which opened in 1964.[3]

A local council could apply for a town horse trough. Troughs were likely to be placed at the entrance to a town, so horses could have a drink after a trip to town; others were placed near to sale yards to cater for horses and dogs (there was also often a dog bowl attached on the end of a trough).[4]

Each trough cost \$13 plus transport and installation. The majority of the troughs were installed in Victoria and NSW between 1930 and 1939. Up until the end of the 1930's, there were around 900 troughs distributed by the Bills Trust throughout Australia.[5]

Replica Bills troughs, concrete, to scale, and evidently much sought after, are currently being produced in a limited edition of one hundred by an enthusiast, John Ricketts, in homage to this Australian icon.

[1] *Latrobe City Heritage Study, Volume 3: Heritage Place and Precinct Citations*, July 2010, p. 349

[2] [https://en.wikipedia.org/wiki/Bills\\_horse\\_troughs](https://en.wikipedia.org/wiki/Bills_horse_troughs) accessed on 23 March 2017

[3] [https://en.wikipedia.org/wiki/Bills\\_horse\\_troughs](https://en.wikipedia.org/wiki/Bills_horse_troughs) accessed on 23 March 2017

[4] Linda Barraclough, <https://open.abc.net.au/explore/1429> accessed on 23 March 2017

[5] Andrew Smith, on the website of George Gemmill, Stanhope, Australia's Bill's expert, at <https://billswatertroughs.wordpress.com/page/3/>

## Description

### Physical Description

The troughs are pre-cast concrete with a curved pediment bearing the inscription 'Donated by Annis & George Bills Australia'.

## Statement of Significance

### What is Significant?

The concrete Bills water trough is significant.

### How is it Significant?

# HERITAGE CITATION REPORT

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It is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

It is of historic significance as one of many concrete horse troughs that were installed in Victoria and New South Wales between 1930 and 1939.

They are of historic significance for their association with the Bills' Trust fund which was set up by the philanthropists George and Annis Bills. The trough demonstrates an unusual philanthropic trust (for its period) as it deals with the welfare of horses in particular and other animals as needed. It also demonstrates the extent to which horses were still part of everyday street life up until World War II. HERCON criterion A

It is of aesthetic significance for its style and design. The trough contributes to the streetscape values, and now to the exterior exhibition at the Museum. HERCON criterion D

The condition and integrity of this water trough is high. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	114-120 Waverley Avenue MERRIGUM (office)	
<b>Address</b>	114-120 Waverley Avenue MERRIGUM	<b>Significance Level</b> Local
<b>Place Type</b>	Office building	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Postwar Period (1945-1965)
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## History and Historical Context

The Merrigum area was part of the lands of the Kailtheban group of the Bangerang peoples. The St Germain's pastoral run (76,910 acres or 32,217 ha) was established by Henry Walker in November 1844, the Merrigum locality being situated in the southern backblocks of this huge station. Other pastoral tenants followed, the longest tenure being that of the Burchett brothers, from April 1852 to February 1867, when the Winter family, who soon retained leases on the majority of the runs of the western Goulburn Valley, acquired the station. The last leaseholder was parliamentarian and absentee squatter James MacBain, later Sir James, and the lease was cancelled in 1884.

Selectors moved in under the Land Act 1869, the 'selection before survey' Act which, by counting rents paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'; most arrived in the Merrigum locality in 1873. John Stook applied for Allotment 83, Parish of Kyabram East, County of Rodney, comprising 159 acres, on 19 June 1873; after the initial three year licence period, his lease was approved on 18 October 1876. On 7 March 1881, Stook applied to transfer his allotment to John Murphy: two days earlier he had applied to transfer one acre at the north-east corner to the local Wesleyan Church, land he had apparently earlier informally donated, the Wesleyans having built their first church, a log building, on the site in 1875. This caused a problem, but Murphy received the lease on 15 August 1876, and freehold on 11 June 1884, transferring the one-acre site to the Wesleyans in April 1886.

John Murphy's brother James had selected the 160 acre allotment to the east of his brother's, across what would become Merrigum's main street. No survey of the township was conducted; when it became clear in 1887 that a railway station would be sited at the crossroads and the town develop there, Tatura businessmen purchased allotments on James Murphy's selection, establishing Merrigum's first store and butcher's shop. Allotments on John Murphy's selection were progressively purchased by the Railways, local identities including the town's first blacksmith, and in 1912 by a Kyabram real estate dealer, who carried out a small subdivision.

The first land purchased from John Murphy included the site of the former solicitor's office. Gerald Henry Byrne, son of local contract surveyor Lewis Byrne (who had surveyed almost all selections in the area and after whom the neighbouring locality of Byrneside is named) on 14 December 1888 acquired what had become the southern section of the property, a triangular block resulting from the Railway's acquisition in 1886 or 1887 of the south corner of Byrne's allotment. Hugh G Downing succeeded Byrne on 13 August 1901; he subdivided the property into three, the southern section being

## HERITAGE CITATION REPORT

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purchased by Andrew Thompson on 17 April 1902, followed by John Lancaster on 27 November 1903, who possibly established a business on the site. The property transferred to Richard E James on 13 May 1920, who further subdivided it into two. The northern section was acquired on 28 April 1921 by Madeline Curtis, who may have run a lolly shop on the site, and then by Thomas J Hargreaves on 11 March 1924; at the time Curtis and her husband were opening the new café they had built across the road. Hargreaves operated the Bon Ton Café and lolly shop on the site. He was succeeded by James Roberts on 23 April 1929, but on 24 September 1933 the building, the rear of which had been temporarily occupied as living quarters by employees of local orchardist W Foster, was destroyed by fire, along with the adjacent boarding house conducted by the Fullarton family. Two weeks later, on 9 October, the site was purchased by storekeeper JP 'Percy' Judd.

On 14 November 1935, John Sawers of Kyabram law practice Morrison and Sawers purchased the site to establish a branch office. The firm had already, according to a local newspaper, commenced construction of a building of concrete bricks or blocks, doubtless encouraged by the very public-spirited Percy Judd, who had earlier been instrumental in obtaining banking services for the town.

The concrete blocks were probably made using a hand-operated tamping machine utilising a rock-faced side plate, although blocks could also be produced in simple wooden or metal moulds. The machines were the Australian versions of the concrete block-making machines which had originated primarily in the USA, though also in the UK, creating hollow or solid blocks which farmers and other novices, along with builders, could easily produce. The Midget Giant Block Making Machine was marketed from 1906 by the Durable Cement Block Machine Co of Flinders Street, Melbourne, and the almost identical Emu block-making machine from 1909 by E H Jones and T W B Halliday, of the Emu Engineering Works. From soon after their inception in Australia around 1905, the machines were particularly directed towards farmers, the Midget Giant heavily advertised in the *Age* from September 1907, in the *Weekly Times*-with an illustration of the machine-from July 1908, and in some country newspapers, including those in Bendigo. It was also shown at the Melbourne Show. It was billed as 'the new Building Machine,' allowing users to produce 'their own Cement or Lime Bricks for Houses, Silos, Dairies, Cow Shed Floors, from sand, gravel &c, without skilled labour'.

In the municipality, Roseneath on Pogue Road, Toolamba has an extension built with such blocks dating to around 1908 or 1909, and some houses at Zeerust are of this construction.

Miles Lewis has further detailed later machines, and the block sizes resulting from their use, but none he refers to accord with these blocks, which measure 18 inches [457 mm] by 6 inches [152 mm] on the face, and are 9 [229 mm] inches in depth: the mixture contains small pebbles. A rock-faced version has been used on the facade and the south wall, the two aspects which were going to be revealed, it being likely that another building almost abutted it on the north, and consequently that wall, not being seen, could be of flat-faced blocks. It is unclear whether the concrete blocks from which the building is constructed are hollow, interlocking, or which machine, mould or factory process produced them.

A representative of Morrison and Sawers visited weekly, it seems, though this is somewhat unclear, and how long it continued is unknown. The firm had originated in Kyabram in 1880, founded by Charles Argyle, solicitor of Murchison and Tatura. The practice was purchased by Donald C Morrison in 1899, who conducted business in Kyabram, Murchison, and Tatura. He was joined by John B Sawers in 1909, and the firm set up an office in Shepparton in 1912, and at Merrigum in 1935 in this building; by the mid twentieth century the practice had offices at Kyabram, Tongala, Stanhope,



# HERITAGE CITATION REPORT

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Merrigum, Rushworth, and at Richmond in the city.

Morrison and Sawers eventually ceased visiting Merrigum as transport improved: Stan Coldwell recalls a notice inserted in the *Kyabram Free Press* notifying clients that the practice would no longer operate from the Merrigum premises. Violet Sawers, widow of John Sawers, and the other executors of Sawers estate sold the property to Jeanne Borthwick on 16 January 1968; the building was used as a veterinary depot at one time, and later by a hairdresser. In 1998 the Youlden family, well-known Merrigum orchardists, purchased the property and adjoining allotment, and the building was used for storage. The amalgamated property subsequently changed hands, in 2011, and a non-denominational Christian group now conducts an opportunity shop and welfare service from the concrete building, and has repaired and repainted the exterior, conscious of retaining its heritage value.

## References:

Selection file for Allotment 83, Parish of Kyabram East (John Stook): VPRS 625/464/34617

Map: Parish of Kyabram East

Title: Vol 2102 Fol 420205

*Age*, 22 May 1908, p.8

*Argus*, 16 July 1924, p. 10

*Argus*, 25 September 1933, p. 14

*Goulburn Valley Stock and Property Journal*, 13 November 1935, p. 6

Miles Lewis, 'Australian Building: A Cultural Investigation', 7.06: Blocks, accessed via request from milesbl@unimelb.edu.au on 19 December 2016

<http://www.morsaw.com.au/about>, accessed on 1 January 2017

WH Bossence, *Kyabram*, Melbourne, 1963

WH Bossence, *Tatura and the Shire of Rodney*, Melbourne, 1969

WH Bossence, *Murchison: The J.G. Kenny Memorial History*, Melbourne, 1965

Felicity Reid, personal communication, 3 January 2017

## Statement of Significance

### What is Significant?

The office building at 114-120 Waverley Avenue, Merrigum is significant.

# HERITAGE CITATION REPORT

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## How is it Significant?

The office building is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

The office is of historic significance for its association with the post war development of Merrigum. This period is characterised by growth and change that can be largely attributed to the construction and development of the Carnation Milk Factory. HERCON criterion A

It is of aesthetic and technical significance for its use of pressed cement blocks. The face plate of the press created the appearance of roughly dressed stone work. The blocks were a relatively common building material during the post war period because of the rationing of building materials. HERCON criteria E & F

The design of the building is utilitarian and appears to reflect the tenets of a relatively naïve interpretation of post-war regional modernism. It is an unusual and rare architectural expression in the region. HERCON criteria B & E

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 122 Waverley Avenue MERRIGUM (former Billiard Parlour)  
**Address** 122 Waverley Avenue MERRIGUM **Significance Level** Local  
**Place Type** Billiards Hall  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Interwar Period (c.1919-c.1940)

## History and Historical Context

The Merrigum area was part of the lands of the Kailtheban group of the Bangerang peoples. The St Germain's pastoral run (76,910 acres or 32,217 ha) was established by Henry Walker in November 1844, the Merrigum locality being situated in the southern backblocks of this huge station. Other pastoral tenants followed, the longest tenure being that of the Burchett brothers, from April 1852 to February 1867, when the Winter family, who soon retained leases on the majority of the runs of the western Goulburn Valley, acquired the station. The last leaseholder was parliamentarian and absentee squatter James MacBain, later Sir James, and the lease was cancelled in 1884.

Selectors moved in under the Land Act 1869, the 'selection before survey' Act which, by counting rents paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'; most arrived in the Merrigum locality in 1873. John Stook applied for Allotment 83, Parish of Kyabram East, County of Rodney, comprising 159 acres, on 19 June 1873; after the initial three-year licence period, his lease was approved on 18 October 1876. On 7 March 1881, Stook applied to transfer his allotment to John Murphy: two days earlier he had applied to transfer one acre at the north-east corner to the local Wesleyan Church, land he had apparently earlier informally donated, the Wesleyans having built their first church, a log building, on the site in 1875. This caused a problem, but Murphy received the lease on 15 August 1876, and freehold on 11 June 1884, transferring the one-acre site to the Wesleyans in April 1886.

John Murphy's brother James had selected the 160 acre allotment to the east of his brother's, across what would become Merrigum's main street. No survey of the township was conducted; when it became clear in 1887 that a railway station would be sited at the crossroad and the town develop there, Tatura businessmen purchased allotments on James Murphy's selection, establishing Merrigum's first store and butcher's shop. Allotments on John Murphy's selection were progressively purchased by the Railways, local identities including the town's first blacksmith, and in 1912 by a Kyabram real estate dealer, who carried out a small subdivision.

The first land purchased from John Murphy included the site of the former solicitor's office. Gerald Henry Byrne, son of local contract surveyor Lewis Byrne (who had surveyed almost all selections in the area and after whom the neighbouring locality of Byrneside is named) on 14 December 1888 acquired what had become the southern section of the property, a triangular block resulting from the Railway's acquisition in 1886 or 1887 of the south corner of Byrne's allotment. Hugh

## HERITAGE CITATION REPORT

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G Downing succeeded Byrne on 13 August 1901; he subdivided the property into three, the northern section being purchased on 17 April 1902 by Charles Pavey, who with his father and brother had set up Merrigum's first smithy on the adjacent allotment.

Pavey disposed of the property to another blacksmith, John Davison Wilson, on 3 October 1913. Wilson, after years of conducting a smithy and a timber yard on the joint site, leased the building to George Arthur Jukes and John Ralph Jukes on 25 January 1927. The brothers had apparently established a tobacconists and billiard saloon in the premises months before, in August 1926. It seems likely the building had been purpose-built by Wilson in 1926 for this use. Local sisters Elizabeth and Agnes Hearn, daughters of an original selector, purchased the property soon after, on 4 April 1929, and continued letting it to the Jukes.

Stuart Wilson, then a small boy and reared in a strongly Methodist home, remembered the billiard saloon in the early 1930s:

*Further along the street there was another dubious establishment, the billiards saloon. Run by a wiry little Scot [Lawrence George Clark], it was also an S.P. bookie haunt and illegal betting house. On the way home from school, boys lingered to gather the dead matches which littered the footpath outside, in order to make small models, and to collect the cards of cricketers and footballers that were inside cigarette packets, or to add different matchbox tops to their collections. Obviously a cloud of cigarette smoke enveloped the pool tables, as it was a place frequented by drifters and the unemployed who had found their way to this small town in the Depression time.*

Stan Coldwell, who came to Merrigum in 1939, has slightly different memories of the 1940s:

*Scotty Clark had a bad leg and used a walking stick; he was a good fellow. He ran a tight ship. There was no bashing the ball around on the table: he'd ban you from playing. The hairdresser was in the front room, and the billiard saloon behind it. The billiard table went to RSL clubrooms; they opened in 1959.*

The Jukes brothers may at one stage have sublet to, or co-run the business with, Albert Camm, who received a new billiard table licence for Merrigum in January 1935, and was listed in electoral rolls in 1936 and 1937 as a barber, although it is more likely that Camm briefly set up a competing business in other premises.

The property was acquired by James Lewis Vagg on 14 November 1944, who continued to operate the billiard saloon and a barber's shop in the premises; by now daily oversight was in the hands of one of the Vagg family ('the younger one', Nance Tyson recollected, but who that was is unclear). By February 1950 Vagg was advertising the property as 'Freehold business premises, Billiard Table, Barber's Chair, and 5-roomed Dwelling. Business Premises Suitable Conduct any Type of Business,' and on 1 October 1952 the property passed to local war widow, Grace Roberta 'Berta' Banfield. Her recently widowed sister Marjorie Pascoe established a haberdashery and clothing store in the building. Such a business would not have been profitable earlier, but this coincided with the period of Merrigum's highest population due to the establishment in the town of the Carnation Milk Company's condensery. At times a hairdresser conducted a business behind the shop, and the family lived in the residential section at the rear.

The property changed hands in 1965, and, having being used as a fast food outlet at one time, is now a dwelling.

# HERITAGE CITATION REPORT

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## References:

Selection file for Allotment 83, Parish of Kyabram East (John Stook): VPRS 625/464/34617.

Map: Parish of Kyabram East.

Titles: Vol 1676 Fol 335075; Vol 2102 Fol 420205; Vol 1826 Fol 365175.

Stuart Wilson, reminiscences entitled 'Highways, Byways and Pathways: A Family Story', 2006.

Stan Coldwell, personal communication, 5 January 2017.

*Argus*, 22 January 1935, p. 7.

Nance Tyson, personal communication, 7 August 2004.

*Argus*, 11 February 1950, p. 16.

## Description

### Physical Condition

The former Billiard Parlour is distinguished by its simple vernacular architecture. It is a rectangular building with a gable roof and a symmetrical facade and there is a transverse gable section to the rear. The walls are clad to dado height with timber weatherboards and the remaining wall area is clad with pressed fibre sheeting and timber battens. The roof is clad with corrugated metal.

The symmetrical facade has a central door with timber framed windows on either side. The large windows would have provided natural light.

## Statement of Significance

### What is Significant?

The former Billiard Parlour at 161 Waverley Avenue, Merrigum is of significance.

### How is it Significant?

The former Billiard Parlour is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The former Billiard Parlour is of local historic and social significance for its association with recreation and community activities in Merrigum. HERCON criteria A & G

# HERITAGE CITATION REPORT

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It provides tangible physical evidence of the impact of the development of irrigation practices and the intensification of agricultural industries such as horticulture and dairying and how these industries resulted in an increased prosperity and development of the township. The former Billiard Parlour is of aesthetic significance for its simple vernacular architecture. The rectangular building with its gable roof, symmetrical facade and transverse gable section to the rear demonstrate a utility that is common for the period. HERCON criterion A

The design with its large windows at the front demonstrates a typical architectural and technical response to a period prior to the universal introduction of electricity. Buildings were often designed with large windows that would maximise natural light in order to limit a reliance on other alternative forms of lighting such as acetylene gas plants, kerosene lamps and similar.

The cladding with dado height timber weatherboards and the remaining wall clad with pressed fibre sheeting and timber battens is a design feature and also a pragmatic approach to utility. HERCON criteria D & F

## Recommendations 2014

**External Paint Controls**

Yes
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**Internal Alteration Controls**

No
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**Tree Controls**

No
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**Fences & Outbuildings**

No
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**Prohibited Uses May Be Permitted**

Yes
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**Incorporated Plan**

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**Aboriginal Heritage Place**

No
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# HERITAGE CITATION REPORT

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<b>Name</b>	35 Flynnns Road MOORILIM	
<b>Address</b>	35 Flynnns Road MOORILIM	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	<b>VHR</b> No <b>HI</b> No <b>PS</b> Yes
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## History and Historical Context

The Moorilim locality was part of the lands of the Ngurraillam Aboriginal peoples, and subsequently within the Noorilim pastoral run, established in 1840 by Frederick Manton. The run was divided into two parts in 1858; the lease of the Noorilim run, within which section Moorilim fell, was cancelled in 1870, William Drayton Taylor being the last pastoral tenant. William Winter-Irving, one of the four Winter brothers who had held pastoral leases covering much of the western Goulburn Valley from 1867, was able to acquire freehold to much of the run.

Murchison, early gateway town to the Goulburn Valley, was surveyed in 1854, taking in the headquarters area of the former Aboriginal Protectorate: as a major crossing point from the central goldfields to the north-eastern fields, the location had been cemented as the site for the township by the punt, hotel and store established by vigneron Ludovic Marie in 1853.

Selectors had moved in to the south and east of Murchison under both the 1865 and 1869 Land Acts, and the hamlet of Moorilim to the east of Murchison on the crossing of Muddy Creek (now known as Pranjip Creek) grew up, centred on Michael Kearney's hotel and store (1871) and the State School, which opened in 1875.

James Donegan received the Crown Grant for Allotments 183A, 184 and 185, Parish of Dargalong, County of Moira, comprising '320 acres more or less' [129.5 ha] on 26 February 1879,[1] possibly having selected the allotments ten years earlier under the 1865 Act.

John Flynn of Dargalong (an area immediately to the south which had been selected earlier) purchased the property on 5 June 1884.[2] This move was following a typical pattern whereby farmers were moving north into the Goulburn Valley proper, which had opened up under the 1869 Act, even after the initial selection period of the early 1870s. Galway-born John Flynn had immigrated to Australia in 1871 at the age of 31 with his mother and younger brothers and sisters, travelling on the *Western Empire*. [3] At Noorilim he produced fat cattle.[4]

## HERITAGE CITATION REPORT

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The property passed to his brother Patrick Flynn on 3 December 1903,[5] and then four years later to Patrick's son Thomas Francis Flynn.[6]

Thomas Francis Flynn acquired the property on 19 October 1907, and it is he with whom this property and house are mainly identified, as he farmed and resided here until his death in 1961, probably assisted by his son Francis Joseph Flynn in later years. Thomas Flynn built the house he called Killarney some time between the purchase date and October 1911, when he is recorded as selling sheep from the property of that name.[7] The house may date to around September 1910, when he married.[8]

Part of a set of detailed building specifications for Killarney has been found, titled on the front page 'Specifications of work to be done and materials to be used in erection of Wooden Villa for Mr. T.F. Flynn, Moorililm.'[9] The hand-written and undated document, very informative about the eventual appearance of the house and about building practices then current, comprises sixteen pages of handwritten, detailed instructions covering every aspect of construction. Ten pages are directed to the carpenter and joiner, one to the bricklayer, and two each to the plumber and the painter.

Examples of directions include the following:

*Timber: All timbers to be of the best of their respective kinds, dry and free from defects, and where not otherwise mentioned the word softwood shall be taken to mean red deal, yellow pine, kauri or californian redwood, which ever may be easiest obtainable for the purpose intended.*

*Plates: Ground plates and bearers under the joists to be of 4 [inch] x 3 red gum, the bearers for joists to be 2 in dining room and best bedroom, and one in centre of other rooms and verandah.*

*Rafters to be of 4 x 1 spaced about 3 ft C. to C. to rest on joints and birdsmouthed onto pole plate of 3 x 1 securely nailed to joists.*

*Hood: Construct hood over front window as shown on plan, brackets made of 6 x 2 oregon cut to shape and 4 x 2 oregon framing.*

*Chimneys: Build with good and sound hard bricks the three chimneys as shown with footings 9" wider than the fireplaces, to be on solid bottom, and carried up with 9" brackets to the height above arch, then to drop off to a 9 x 9 flue.*

*Roof: Cover roofs of house and verandahs with 26. gauge gal. cor. iron, Phoenix, Lysaugh [sic], or other approved brand to have not less than 6" lap at joints and double lap at sides.*

*Paint: Outside. Knot, prime, stop and paint with two coats the whole of the outside woodwork usually painted. Priming to have a good proportion of red lead, the remaining coats white lead and oil in colours to be selected.*

Four additional pages of scribbled notes consist of one page about quantities, for example, of canvas needed for the walls of the passage, dining room and front bedroom, and three pages relating to the parts of a motor car, possibly the couple's new purchase.



## HERITAGE CITATION REPORT

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All ceilings, along with the walls of two back bedrooms and the bathroom, were lined with varnished tongue and groove boards of red deal (Scots Pine, *Pinus sylvestris*); passage, hall and dining room had timber dadoes. The walls of the parlour and the front bedroom were papered, and also the walls of the passage, hall and dining room above the dado. The front door had an openable transom light, and sidelights above lower timber panels. Windows in the parlour and dining room were to be 'casement sashes', the bottom section opening outwards, the top of Muraneze glass (coloured glass self-patterned with a daisy motif) in a colour chosen by the proprietor. All other windows were double-hung sashes. Doors had four inch [10 cm] architraves. The bathroom was internal.

Flynn was a successful sheep grazier, producing both meat and wool;[10] his brand was noted in one sales report as being 'TF over Killarney.'[11]

Thomas Flynn died on 12 June 1960 at Moorilim. The property passed to his son Francis Joseph Flynn on 21 November 1961,[12] and thence to a succession of other members of the Flynn family.

The house is little altered.

[1] Title: Vol 1096 Fol 075

[2] Title: Vol 1575 Fol 804

[3] <https://www.ancestry.com.au/family-tree/person/tree/88438280/person/30568460201/facts> accessed on 14 April 2017

[4] For example *Australasian*, 3 December 1898, p. 38

[5] Title: Vol 1575 Fol 804

[6] Title: Vol 2964 Fol 777

[7] *Australasian*, 28 October 1911 p. 15

[8] <https://www.ancestry.com.au/family-tree/person/tree/88438280/person/30568460201/facts> accessed on 14 April 2017

[9] 'Specifications of work to be done and materials to be used in erection of Wooden Villa for Mr. T.F. Flynn, Moorilim' and additional notes, undated, held by the Murchison Historical Society.

[10] For example, *Argus*, 4 February 1914, p. 3; *Goulburn Valley Stock and Property Journal*, 17 October 1923, p. 4

[11] *Murchison Advertiser*, 27 April 1917, p. 2

# HERITAGE CITATION REPORT

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[12] Title: Vol 8369 Fol 092

## Statement of Significance

### What is Significant?

The homestead at 35 Flynnns Road, Moorilim is significant.

### How is it Significant?

The homestead is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The homestead is of local heritage significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th and early 20th century. The scale and design of the homestead contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

It is of aesthetic significance for its representative architecture. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 5470 Goulburn Valley Highway MOORILIM (Muddy Creek subway under East Goulburn Main Channel)  
**Address** 5470 Goulburn Valley Highway MOORILIM **Significance Level** Local  
**Place Type** Irrigation Channel/Canal  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

*The following information is taken from 'John Monash: Engineering enterprise prior to World War One' at <<http://www.aholgate.com/water/subways.html#recce1>>*

In August 1906, after discussions with the Victorian Water Supply Department, John Monash was invited to design and build a subway entirely in reinforced concrete to carry the East Goulburn Main Channel beneath Muddy Creek (now largely known by its alternative name, Pranjip Creek) near Moorilim. This was a first for the Victorian Water Supply Department: the tube, or barrel, of a subway would normally have been built in cast-iron or steel, and the wing walls and apron in mass (unreinforced) concrete.

The required capacity was 20,000 cubic feet [566,000 litres] per minute, and the head of water above the floor of the subway would be 24 ft [7.32m]. The Department set the limit on leakage through the tube walls at 10 cubic feet per minute [283 litres]).

Stuart Murray, Chief Engineer of the Victorian Water Supply Department and soon to be Chairman of the new State Rivers and Water Supply Commission, was cautious about the 'new' material and demanded that the concrete tube be provided with a lining of brickwork or steel to ensure impermeability. This would have made it uncompetitive with traditional forms, and would have promoted the idea, contrary to Monash's interests, that reinforced concrete was inappropriate for the task. Monash countered with an offer on behalf of his company, the Reinforced Concrete and Monier Pipe Construction Co (RCMPC), to construct the tube without lining, to subject it to test, and to provide a brick lining at cost, should the permeability of the concrete exceed a level specified by the Department.

Monash made two visits to the site, locating sand and other materials, and sites for storage. The contract with the VWS was signed on 20 December 1906, and the foreman's reports from the site commence on 31 December. Tests were conducted at the end of May 1907, and permeability was found to be only half the limit specified. After the definitive test, Monash travelled back to Melbourne on the train with the senior VWS engineers who 'expressed themselves fully satisfied'.

The remaining nine subways needed to take the East Goulburn Main Channel from the Goulburn Weir under watercourses east of the Goulburn River, from north of Wahring to beyond the Broken River, were designed by the Victorian Water Supply Department and built by Monash's firm as General Contractor.

## Description

## Physical Description

Goulburn-Murray Water easement, between 5470 Keady's Road and 1650 Shepparton-Longwood Road, Moorilim. A reinforced concrete subway or underground syphon constructed under the Muddy (or Pranjip) Creek at Moorilim to take the Goulburn Eastern Main Channel under the creek. The Channel conveys irrigation water from the Goulburn Weir to the eastern Goulburn Valley; subways were necessary to ensure that the Channel did not impede the natural drainage provided by the small local waterways.

The tube or barrel is approximately 231 feet [70.4m] in length, and approximately 10 to 12 feet [3.05 to 3.66m] in diameter. Wing walls at the entrance narrow the width of the Channel and direct the water into the subway. At the outlet, wing walls again smooth the flow as it spreads out to the full width of the Channel. At both ends, concrete aprons prevent the increased velocity of flow from scouring the bed of the Channel.

## Statement of Significance

### What is Significant?

The Muddy Creek subway as part of the East Goulburn Main Channel is significant.

This includes the wing walls at the entrance that direct the water into the subway, the wing walls at the outlet and the concrete aprons at both ends of the subway.

### How is it Significant?

It is of local historic and technical cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance for its association with the early development of irrigation. HERCON criterion A

It is of historic and technical significance for its association with John Monash. HERCON criteria A & F

It is of technical significance as the first concrete subway (reinforced or otherwise) used by the Victorian Water Supply Department. HERCON criterion F

It is a rare construction type for its period of construction. HERCON criterion B

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 5475 Goulburn Valley Highway MOORILIM  
(Moorilim Hotel)  
**Address** 5475 Goulburn Valley Highway MOORILIM **Significance Level** Local  
**Place Type** Hotel  
**Citation Date** 2014

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

*Information on Michael Kearney is derived largely from the Arcadia & District Progress Association's website (see References):*

The hotel on the west bank of Muddy (later Pranjip) Creek at Moorilim was conducted by the Kearney family for fifty-one years. Moorilim was originally known as Muddy Creek, the name being changed to Moorilim in 1892.

Irish-born Michael Kearney migrated to Australia aboard the ship *British Empire* in 1857 at the age of twenty one years. He disembarked at Moreton Bay, Brisbane, and subsequently settled at Kyneton in Victoria, where on April 22nd 1861 he married Jane Dunne, aged seventeen, who had migrated from Tipperary. Jane gave birth to ten children over the next fifteen years, but tragically only three survived to adulthood. On 27 July 1876 Jane died from health complications, leaving Michael to raise the four remaining children.

At Kyneton, Kearney was a licensed victualler or publican, running a hotel named The Woolpack. With land around Kyneton and central Victoria having been claimed by selectors following the gold rushes of the early 1850s, the Kearneys, like many others from the area, looked eastward and north to where land was still available for selection. Many journeyed across from the Kyneton area to take up land in the Goulburn Valley.

Kearney was one of the first to select in the Arcadia area, choosing some of the best land in the north west corner of the parish, which assured him at most times of a plentiful supply of water from the Goulburn River. He named his selection Castle Bend.

Journeying from Kyneton to Castle Bend at Arcadia, Kearney saw an opportunity to conduct a business at the crossing of the Muddy Creek at Moorilim, this road being one of the main routes for travellers from the goldfields of Ballarat and Bendigo to the goldfields of north-eastern Victoria. He erected a hotel and general store on the west side of the creek, and opened for business around 10 June 1871. In time, the business came to include a butcher's shop and ironmongery. It was also, local historian Joyce Hammond claims, a Cobb and Co stopping point. Earlier, in 1867, a contract had been let to John Greaves to build a bridge over Muddy Creek at a cost of £710.

In 1879, at 43, Michael Kearney married nineteen year-old Arcadia school teacher Louisa Pistoria, and they raised the three children from Kearney's first marriage. Two, Gus (Augustus Daniel) and Bert (Michael Joseph), also distinguished themselves in the sporting arena at State level, both in tennis, and Gus in Australian Rules football. Michael and Louisa also raised ten children of their own.

## HERITAGE CITATION REPORT

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Following the opening of the Murchison-Shepparton rail line in 1880, Kearney established a timber mill on his property Castle Bend, where a plentiful supply of redgum was available for milling. To facilitate the transport of the milled timber he built a rail siding and a short rail line from the main line to the mill.

A map of the Parishes of Dargalong, Molka and Arcadia dated 1866 shows Kearney having 148 ha [361 acres] in the Arcadia Parish, which formed part of Castle Bend. By 1875 he is listed in the Benalla Shire rate book as having 523 ha [1276 acres], and by the year 1900 was listed in the Euroa Shire rate book as having 700.7 ha [1709 acres]. He had extended his farming interests into the Molka area as well.

Kearney was one of the local landowners who in 1897 met to vehemently oppose the proposed Eastern Goulburn Irrigation Scheme (to bring irrigation to the east of the Goulburn River, including to Shepparton), believing it to be 'inimical to the best interests of this part of the Euroa and Goulburn shires.' Here he was not on the side of history.

Four years later the prevailing drought may have been part of the reason that the Castle Bend property was advertised for sale, held on 21 October 1901. The sale advertisement showed that Kearney had an extensive acreage there under crop, amounting to 287 ha [700 acres], a huge achievement. The oral history of the Kearney family suggests that Michael employed up to eighty people at times.

In 1909 Kearney again sold a large parcel of land extending from the Arcadia Parish into the Molka Parish; 698.23ha [1703 acres] were auctioned, this land being of poorer quality than the land at Castle Bend. Access to water was not as assured, although one allotment had access to the new East Goulburn Main Channel which Kearney had earlier so strongly opposed.

Following the sales of his extensive property in 1901 and 1909, Kearney concentrated on the running of his hotel and store, known as the Commercial Hotel, or Kearney's Hotel. However he suffered ill health in the latter part of his life, and died at his home at Moorilim on 15 June 1915, aged seventy-nine.

Following his death, his wife Louisa and daughter Nora continued to run the hotel, store and post office at Muddy Creek. In 1922 a telephone exchange was established there.

In 1924 the Kearneys sold the business. It was purchased by Edith Grace Rainford. Licensee from 6 August 1924 was James Edward Darby, and from 13 October 1926, Alice Trease. The licence ceased on 31 December 1928 under the provisions of the Licensing Reduction Board, and the hotel was closed. The Kearney family sold the hotel and the separate house on 24 November 1928. The hotel building was advertised as consisting of '11 rooms, also kitchen, pantry, scullery, Post Office, large store rooms, splendid stables, sheds and numerous outbuildings.' The house, offered as Lot 2, was a 'weatherboard Villa residence (in very good order), containing 4 good rooms, Lathe and plaster, and kitchen, bathroom, store room.' Kearney Brothers, the family's Murchison real estate company conducted by sons Leo and Bert, handled the sale.

Engineer and pioneer of concrete in Australia, John Monash (later war hero and Sir John), stayed at this hotel for one night in late October 1906 when he was supervising his ground-breaking concrete subway for the East Goulburn Main Channel under the Muddy Creek half a mile south of the hotel. Mrs Louisa Kearney later rented out a shed at the hotel for the storage of concrete for the subway. Monash's notes at the time included the following, which gives us some sense of life at the hotel/store/post office:

*Mrs Louisa Kearney of the Moorilim Hotel would be willing to receive mail for the foreman. Regular mails left Melbourne at 6:15 a.m. on Tuesdays, Thursdays, and Saturdays, and reached Moorilim at 12.15 p.m. the same day. Despite this, Mrs Kearney said she received mail most days &quot;as a rule&quot;. Telegrams, if sent on mail days before 11 a.m., would be brought to Moorilim with the mail. On other days they could be sent care of Mrs Barry at Murchison East. Mrs Kearney had a large iron shed that she was willing to rent for storage of cement, and could lend the*

# HERITAGE CITATION REPORT

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*use of a dray whenever required.*

## References:

Register of Defunct Hotel Licences, PROV

Hammond, Joyce, *Bridging the Gap: Shire of Goulburn 1871-1971*, Shepparton, 1971

*Euroa Advertiser*, 25 June 1897

Victorian Government Gazette, 3 September 1867

<http://arcadia.org.au/default.asp?ID=59>

<http://www.aholgate.com/water/subways.html#recce1>

## Description

### Physical Description

The former hotel is a low slung building with a hipped corrugated metal roof with brick chimneys. The verandah has regularly spaced posts. The windows are regularly spaced and do not all have the same proportions. The walls have been rendered.

## Statement of Significance

### What is Significant?

Former Kearney's Hotel (also known originally as the Muddy Creek Hotel, and later as the Commercial Hotel), Moorilim.

### How is it Significant?

It is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic and social significance as it is one of the few largely unaltered early wayside inns of the municipality. HERCON criteria A & G

It is of aesthetic significance for its vernacular architecture. The utilitarian Victorian vernacular architecture is an unusual example in this region for this building type. HERCON criterion E



# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 4 Alexandra Street MOORoopNA  
**Address** 4 Alexandra Street MOORoopNA **Significance Level** Local  
**Place Type** House  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Federation/Edwardian Period (1902-c.1918)

## History and Historical Context

The township of Mooroopna did not arise from a government survey, but was sold as private allotments by WS Archer, who had settled on a small farm there in about 1860. The subdivision of pastoral runs for farm selections in the early 1870s was stimulus for the sale of town lots by Archer in 1874. Mooroopna drew ahead of Shepparton until the railway line was taken through the latter.

Schools were opened at Mooroopna (1873), Mooroopna North (1874) and Mooroopna North West (1878). Mooroopna farm selections were used for vineyards and orchards (Darveniza's Excelsior Winery dates from 1871), but the district supported a strong wheat industry until irrigation became more widespread after the Waranga Basin (1909) was completed. The Mooroopna Flour Mill (1878) continued until the 1970s and was converted for the production of animal feed products. Mooroopna was the first township in the Goulburn Valley to have reticulated water, supplied privately in 1876.

In 1893 the 'Ardmona Irrigation Colony' west of Mooroopna was promoted, utilising water from the Goulburn River. This was provided by the Rodney Irrigation Trust until the establishment of the State Rivers and Water Supply Commission in 1905. A colonial government bonus for the planting of vines and fruit trees stimulated orcharding, and bonuses were offered for fruit production and mechanisation. West Brothers nursery at Mooroopna supplied varieties of stone fruit, pome and citrus trees, and grape vines for wine and dried fruit.

During the interwar period Mooroopna's population growth was modest, the main growth factor being the opening of the Ardmona fruit cannery in 1925. Timber milling gradually declined, ending in 1988.

(Derived in part from Victorian Places, <http://www.victorianplaces.com.au/mooroopna>, accessed 2 May 2017.)

## Description

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4 Alexandra Street MOORoopNA  
Hermes No 200573 Place Citation Report

22-Jun-2017

12:26 PM

## Physical Description

The Edwardian house at 4 Alexandra Street Mooroopna demonstrates most of the features associated with the vernacular expression of this style. The Edwardian architecture is characterised by the asymmetrical layout, the projecting gable and recessed hipped roof section with verandah. This includes features such as the recessed verandah and the cast metal frieze, timber sash windows and the corrugated metal cladding and face brick chimney.

## Statement of Significance

### What is Significant?

The house at 4 Alexandra Street, Mooroopna is significant.

This includes all the architectural features associated with the Edwardian period. The asymmetrical facade with the projecting gable front and recessed hipped roof section is integral to its significance. Features found on the gable front such as the timber finial, the timber bracketed pediment to the sash window and the coloured glass sidelights contribute to the significance. The verandah and cast metal frieze and brackets and the timber sash windows are of significance.

### How is it Significant?

The house is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

4 Alexandra Street is of historic significance as it provides tangible physical evidence of the establishment of Mooroopna. This period is characterised by an increasing prosperity as a consequence of the development of irrigation and agricultural industries. HERCON criterion A

The house demonstrates most of the features associated with the vernacular expression of this style. Its regional generic architecture is representative of a period of growth that has left a readily identifiable character within the township. HERCON criterion D

These values have been identified in the following group of houses 4, 10 and 13 Alexandra Street, and 10 Park Street, Mooroopna.

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 10 Alexandra Street MOORoopNA  
**Address** 10 Alexandra Street MOORoopNA **Significance Level** Local  
**Place Type** House  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Federation/Edwardian Period (1902-c.1918)

## Description

### Physical Description

The turn of the 20th century house at 10 Alexandra Street, Mooroopna demonstrates most of the features associated with the vernacular expression of this style. The house has a symmetrical facade with a central door with timber-framed sash windows. The hipped roof has transverse gablet vents. The roof is clad with corrugated metal roofing and the walls are clad with timber weatherboards.

## Statement of Significance

### What is Significant?

10 Alexandra Street, Mooroopna is significant.

This includes all of the architectural features associated with its turn of the century architecture. Features such as the symmetrical facade and timber sash windows and the hipped roof with transverse gablet vents contribute to its significance.

### How is it Significant?

10 Alexandra Street is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

10 Alexandra Street is of historic significance as it provides tangible physical evidence of the establishment of Mooroopna. This period is characterised by an increasing prosperity as a consequence of the development of irrigation and agricultural industries. HERCON criterion A

The house demonstrates many of the features associated with the vernacular expression of this style. Its regional generic architecture is representative of a period of growth that has left a readily identifiable character within the township. HERCON criterion D

These cultural values have been identified in the following group of houses: 4, 10 and 13 Alexandra Street, and 10 Park

# HERITAGE CITATION REPORT

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Street, Mooroopna.

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 13 Alexandra Street MOORoopNA  
**Address** 13 Alexandra Street MOORoopNA **Significance Level** Local  
**Place Type** House  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Federation/Edwardian Period (1902-c.1918)

## Description

### Physical Description

The turn of the 20th century architecture demonstrates most of the features associated with the vernacular expression of this style. The house has a symmetrical facade with a central door with sidelights and this is flanked by timber framed sash windows. The hipped roof is clad with galvanised corrugated short roofing sheets and has transverse gablet vents. The walls are clad with timber weatherboards.

## Statement of Significance

### What is Significant?

13 Alexandra Street, Mooroopna is significant.

This includes all of the architectural features associated with its turn of the century architecture, such as the symmetrical facade, timber sash windows and the hipped roof with transverse gablet vents.

### How is it Significant?

13 Alexandra Street is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

13 Alexandra Street is of historic significance as it provides tangible physical evidence of the establishment of Mooroopna. This period is characterised by an increasing prosperity as a consequence of the development of irrigation and agricultural industries. HERCON criterion A

The house demonstrates many of the features associated with the vernacular expression of this style and period. Its regional generic architecture is representative of a period of growth that has left a readily identifiable character within the township. HERCON criterion D

# HERITAGE CITATION REPORT

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These values have been identified in the following group of houses 4, 10 and 13 Alexandra Street, and 10 Park Street, Mooroopna.

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No



# HERITAGE CITATION REPORT

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**Name** 14 Alexandra Street MOORoopNA (former Methodist Church)  
**Address** 14 Alexandra Street MOORoopNA **Significance Level** Local  
**Place Type** Shed  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Victorian Period (1851-1901)  
Gothic Revival

## History and Historical Context

The Mooroopna Methodist church was constructed in 1879 by the local United Free Methodist congregation.

The earliest Non-Conformist services in Mooroopna were conducted by laymen, often farmers and blacksmiths, in the homes of settlers, sometimes in the homes of Presbyterians. In 1872 Rev. JH Law conducted the first recorded Methodist service by a minister, in Russell's barn in Echuca Road (near the site of the current Mooroopna Secondary College), with the congregation sitting on wheat bags. Russell rode from Toolamba, which was the first centre of Methodism in the area, being settled earlier than Mooroopna. Interestingly, it was not the more mainstream Wesleyans but the small United Free Methodist branch of Methodism which established the denomination locally, and which was dominant here until the union of the four Methodist groups in 1902. Services were sometimes held at James Martin's house five miles out of Mooroopna at Ardmona, and at the Athenaeum Hall. As foundation historian of Mooroopna DM McLennan noted, the ministers received a warm welcome in all Protestant homes as they travelled around.

A Catholic chapel and the Presbyterian church were built in the town in 1877, and the Anglican church building followed that of the Methodists in 1879.

Land for the Methodist church building was purchased on 29 August 1878. The bricks were fired locally by a Mr Clarkson. The new church was opened by its first minister, Rev. Isaacs. Other early ministers were Revs Richards, RJ Garde, F Clemens, D Porteus, T Reid and JH Cain.

Methodism has always empowered and depended on lay people, including, unlike other Christian denominations, relying on them as preachers. 'The strength of Mooroopna Methodists lay in the years of work of several stalwarts, especially the lay preachers and businessmen FJ Camp and HR Stevens', the author of *Mooroopna to 1988* noted. The former, newspaper proprietor, Councillor and President of the Shire of Rodney, and a man described in *Mooroopna to 1988* as being 'associated with all public movements for the advancement of Mooroopna and district', was Circuit Steward, representative at Synod, local preacher and Sunday School Superintendent. HR Stevens, with his wife, contributed for many decades, she as church organist, he also as Sunday School Superintendent and local preacher. Other prominent early members of the church included John Knight, John Kittle, J Anselmi and W Hill and family.

Initially a house at the corner of Park and Elizabeth Street was built or purchased as a parsonage, but in 1914, as historian of Methodism in the Goulburn Valley Myrtle Ford quotes from church documents, 'it was determined that a new parsonage be built on land adjoining the church at a cost not exceeding £400; that the present parsonage be sold for not less than £125; and that steps be taken to raise £125 throughout the circuit.' Nevertheless it was necessary to borrow £100

# HERITAGE CITATION REPORT

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from the Methodist Conference loan fund. The parsonage was built that year by J and JE Kittle, the first residents being Rev and Mrs H Palmer. It is now in private hands.

In common with much of Mooroopna, the church was subject to flooding, and the building and furnishings were considerably damaged in 1916 and also in 1974, although flood mitigation work had been undertaken on the site in 1917.

A major renovation was undertaken in 1936 or 1937, made possible by a bequest from the estate of John Knight. In 1941, when Rev Pearce Barber took up a military chaplaincy, his wife Doreen, who unusually for a woman was a fully accredited local preacher, ran the pastorate. Doreen Barber was the first woman to apply for entry into the Methodist ministry in Victoria.

A Sunday School Hall was erected behind the Church in around 1919, although Sunday School had been conducted from the inception of the church; that building was destroyed by fire in 1961. The church porch was remodelled in 1967 in memory of Clive and Ellen Hill, and a new floor laid in 1964, donated by John MacKenzie Taylor.

Centenary celebrations were held in April 1972, a simple plaque being erected to commemorate the event. Church attendance across society was declining, and in 1975 the Mooroopna Methodists and Presbyterians joined in a united parish. The Methodist church buildings, smaller than the Vahland-designed Presbyterian Church and its associated buildings, were now used only for meetings, youth gatherings, child care, etc. In June 1977, with the union of the Methodist, Presbyterian and Congregational Churches, Mooroopna Methodists and Presbyterians became a congregation of the Uniting Church of Australia, based at the Presbyterian Church and hall.

The former Mooroopna Methodist church was sold in 1987 and is now a private home.

## References:

*The Australasian*, 28 June 1879, p. 24

D M McLennan, *History of Mooroopna, Ardmona and District 1841-1936*, Mooroopna 1936

Myrtle Ford, *Methodist Church in the Goulburn Valley 1873-1977*, Shepparton, 1977

Historical Society of Mooroopna, *Mooroopna to 1988*, Shepparton, 1989

## Description

### Physical Description

#### Brief description

Originally a red face brick building it has since been painted. The church is a Gothic Revival building - albeit with basic Gothic styling. This includes the lancet windows, the pointed oculus, the drip moulds, brick buttresses and the steeply pitched gable roofs.

## Statement of Significance

### What is Significant?

# HERITAGE CITATION REPORT

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The former Methodist Church, 14 Alexandra Street, Mooroopna is significant.

## How is it Significant?

The former Methodist Church is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

The former Methodist church of historic and social significance for its association with the establishment of Methodism in Mooroopna.

It is of historic significance as it was the United Free Methodist branch of Methodism which established the denomination locally, and not the more mainstream Wesleyan branch. The United Free Methodist branch remained dominant until the union of the four Methodist groups in 1902.

It is of historic significance as one of the earliest surviving buildings in Mooroopna. HERCON criterion A

It is of aesthetic significance for its representative Gothic Revival architecture. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

No
No
No
No
No
-
No

**Internal Alteration Controls**

**Tree Controls**

**Fences & Outbuildings**

**Prohibited Uses May Be Permitted**

**Incorporated Plan**

**Aboriginal Heritage Place**

# HERITAGE CITATION REPORT

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**Name** 16 Alexandra Street MOORoopNA (former parsonage)  
**Address** 16 Alexandra Street MOORoopNA **Significance Level** Local  
**Place Type** Presbytery/Rectory/ Vicarage/Manse  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Federation/Edwardian Period (1902-c.1918)

## History and Historical Context

The former Methodist parsonage in Mooroopna was built in 1914 by local builders and devoted Methodists J and JE Kittle; this family business constructed many of the early Wesleyan and Methodist churches of the Goulburn Valley. The parsonage replaced a house at the corner of Park and Elizabeth Streets which had earlier been purpose-built or purchased to serve that purpose.

The Methodist church, adjacent to the parsonage on the east, was constructed in 1879 by the local United Free Methodist congregation.

The earliest Non-Conformist services in Mooroopna were conducted by laymen, often farmers and blacksmiths, in the homes of settlers, sometimes in the homes of Presbyterians. In 1872 Rev. JH Law conducted the first recorded Methodist service by a minister, in Russell's barn in Echuca Road (near the site of the current Mooroopna Secondary College), with the congregation sitting on wheat bags. Russell rode from Toolamba, which was the first centre of Methodism in the area, being settled earlier than Mooroopna. Interestingly, it was not the more mainstream Wesleyans but the small United Free Methodist branch of Methodism which established the denomination locally, and which was dominant here until the union of the four Methodist groups in 1902. Services were sometimes held at James Martin's house five miles out of Mooroopna at Ardmona, and at the Athenaeum Hall. As foundation historian of Mooroopna DM McLennan noted, the ministers received a warm welcome in all Protestant homes as they travelled around.

A Catholic chapel and the Presbyterian church were built in the town in 1877, and the Anglican church building followed that of the Methodists in 1879.

Land for the Methodist church building was purchased on 29 August 1878. The bricks were fired locally by a Mr Clarkson. The new church was opened by its first minister, Rev. Isaacs. Other early ministers were Revs Richards, RJ Garde, F Clemens, D Porteus, T Reid and JH Cain.

Methodism has always empowered and depended on lay people, including, unlike other Christian denominations, relying on them as preachers. 'The strength of Mooroopna Methodists lay in the years of work of several stalwarts, especially the lay preachers and businessmen FJ Camp and HR Stevens', the author of *Mooroopna to 1988* noted. The former, newspaper proprietor, Councillor and President of the Shire of Rodney, and a man described in *Mooroopna to 1988* as being 'associated with all public movements for the advancement of Mooroopna and district', was Circuit Steward, representative at Synod, local preacher and Sunday School Superintendent. HR Stevens, with his wife, contributed for many decades, she as church organist, he also as Sunday School Superintendent and local preacher. Other prominent

# HERITAGE CITATION REPORT

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early members of the church included John Knight, John Kittle, J Anselmi and W Hill and family.

In 1914, as historian of Methodism in the Goulburn Valley Myrtle Ford quotes from church documents, 'it was determined that a new parsonage be built on land adjoining the church at a cost not exceeding £400; that the present parsonage be sold for not less than £125; and that steps be taken to raise £125 throughout the circuit.' Nevertheless it was necessary to borrow £100 from the Methodist Conference loan fund. The first residents were Rev and Mrs H Palmer.

In common with much of Mooroopna, the church and parsonage were subject to flooding, and the church building and furnishings were considerably damaged in 1916 and also in 1974, although flood mitigation work had been undertaken on the site in 1917.

From the late 1960s, church attendance across society was declining, and in 1975 the Mooroopna Methodists and Presbyterians joined in a united parish. The Methodist church buildings, smaller than the Vahland-designed Presbyterian Church and its associated buildings, were now used only for meetings, youth gatherings, child care, etc. In June 1977, with the union of the Methodist, Presbyterian and Congregational Churches, Mooroopna Methodists and Presbyterians became a congregation of the Uniting Church of Australia, based at the Presbyterian church and hall.

The former parsonage is now in private hands, and the former Mooroopna Methodist church is also a private home, having been sold in 1987.

## References:

*The Australasian*, 28 June 1879, p. 24

DM McLennan, *History of Mooroopna, Ardmona and District 1841-1936*, Mooroopna 1936

Myrtle Ford, *Methodist Church in the Goulburn Valley 1873-1977*, Shepparton, 1977

Historical Society of Mooroopna, *Mooroopna to 1988*, Shepparton, 1989

## Description

### Physical Description

The house at 16 Alexandra Street Mooroopna demonstrates most of the built characteristics associated with regional housing from the early 20th century.

The design relies on its asymmetry, with a projecting front and a pair of double-hung sash windows with window hoods. The recessed section has a bullnosed verandah with a front door with sidelights and highlights, and a single timber-framed double-hung sash window. The roof to the main section is hipped and has a gablet; the projecting front has a hipped roof clad with corrugated galvanised metal. The brick chimneys have brick cornices. The timber picket fence was built later but is sympathetic to the period.

## Statement of Significance

### What is Significant?

The former Methodist parsonage is of significance.

# HERITAGE CITATION REPORT

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The architectural features associated with the early 20th century building such as the timber fretwork and timber joinery details, the timber weatherboard cladding and the corrugated metal cladding, all contribute to the significance of the place. The setting with setback from the front boundary is of significance.

## How is it Significant?

The former parsonage is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

It is of historic and social significance for its association with the establishment of Methodism in Mooroopna. HERCON criterion A

It is of aesthetic significance for its early 20th century architecture. Its architectural expression relies on the asymmetrical facade with the projecting front and recessed bullnosed verandah. The decorative timber joinery (timber fretwork, timber verandah posts, timber detailing to the window hood and timber window and door frames) are also typical for the period and region. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 23 Camp Street MOOROOPNA  
**Address** 23 Camp Street MOOROOPNA **Significance Level** Local  
**Place Type** Cottage  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

The residential development of Camp Street, Mooroopna is associated with the growth of the Cannery. 23 Camp Street is a representative example of the type of housing associated with the early 20th century development of the factory.

## Description

### Physical Description

The cottage at 23 Camp Street, Mooroopna demonstrates the critical features associated with turn of the 20th century vernacular architecture. The cottage has a symmetrical facade with a central door, flanked on either side by timber sash windows. It has a hipped roof clad with short sheets of corrugated metal and has a face brick chimney with brick cornice. The walls are clad with timber weatherboards. The front yard is defined by a low hedge and a timber gate.

## Statement of Significance

### What is Significant?

The cottage at 23 Camp Street, Mooroopna is significant.

This includes all of the architectural features associated with this building such as the vernacular expression seen in the symmetrical facade with central door and timber sash windows on either side of the door, the straight profile verandah with timber posts and stylish timber brackets, the hipped roof clad with short sheets of corrugated metal, the brick chimneys with brick cornice and the weatherboard cladding.

### How is it Significant?

The cottage is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The cottage is of historic significance as it provides tangible physical evidence of the type of residential development that occurred in the vicinity of the Ardmona Cannery during the turn of the 20th century. It assists in understanding the pattern of settlement associated with the industrial development in conjunction with the railway line and the access it

# HERITAGE CITATION REPORT

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provided to markets. HERCON criterion A

The cottage is of aesthetic significance for its representative turn of the 20th century vernacular residential architecture. Its integrity contributes to its significance. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No



# HERITAGE CITATION REPORT

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**Name** 24 Camp Street Mooroopna (former Ardmona Cannery Managers house)  
**Address** 24 Camp Street MOOROOPNA **Significance Level** Local  
**Place Type** House  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Interwar Period (c.1919-c.1940)  
American Bungalow

## History and Historical Context

The Interwar Bungalow was the former manager's house at the Ardmona Cannery. It was built during a development phase of the factory which was driven by the development of irrigation and horticultural industries in the region and the expansion of overseas and local markets.

## Description

### Physical Description

The former manager's house is representative of a regional version of Interwar Bungalow architecture. It is a relatively large timber house clad with timber weatherboards. The facade is distinguished by multiple gables with a large and dominant gable as the main roof area. The gable has timber strapping. The minor gable has paired timber sash windows and the main recessed gable has triplet timber sash windows with multi-paned upper sashes. The front porch area has substantial face brick columns.

## Statement of Significance

### What is Significant?

The former Ardmona Cannery manager's house at 24 Camp Street, Mooroopna.

This includes all of the architectural features associated with its Interwar Bungalow styling, such as the double gabled facade, the porch with its face brick pillars, the paired timber sash windows and window hoods, the band of triple timber sash window with the multi-paned upper sash, the timber strapping to the gable, the weatherboard cladding and the corrugated metal roof.

### How is it Significant?

The former manager's house is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

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## Why is it Significant?

The former manager's house is of historic significance for its association with the development of the Ardmona Cannery. It illustrates the scale and type of house that was associated with this significant industry during the early 20th century. This period is associated with a development phase of the factory which was driven by the expansion of irrigation and horticultural industries in the region and the development of overseas and local markets. HERCON criterion A

The former manager's house is of aesthetic significance for its representative Interwar Bungalow architecture. It is good representative example for the region. This period was a time of growth, development and prosperity in the region and there are many examples (ranging in scale and extent of architectural finesse) throughout the townships and rural areas. This house is demonstrative of the mid-range group of houses from this period; its scale and illustration of representative detailing, such as the paired windows, the triplet windows, the change of glazing (multi-paned on the triplet windows) and the use of substantial masonry columns, contribute to its significance. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

-

**Aboriginal Heritage Place**

Yes

# HERITAGE CITATION REPORT

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**Name** 440 Echuca Road MOORoopNA (Mooroopna Cemetery)  
**Address** 440 Echuca Road MOORoopNA **Significance Level** Local  
**Place Type** Cemetery/Graveyard/Burial Ground  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI Yes PS Yes

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

Four hectares [ten acres] of land was temporarily reserved on 10 July 1876 in the Parish of Mooroopna, County of Rodney, for cemetery purposes; this was on the outskirts of the township on the Echuca road, across the Goulburn River from the Shepparton cemetery.

It is clear, however, that the cemetery site was in use in 1875 before this formal gazetting, the earliest burial being that of Robert George Crawford, a young boy of five years and seven months, on 17 October 1875. His family lived in Pine Lodge east of Shepparton, and it might be conjectured that the child had been a patient at the fledgling Mooroopna Hospital when he died. Two other burials took place in 1875, those of Rose Augusta Mills, 28 years, on 11 November, and John Clancy, 55 years, on 4 December. The fourth burial at the cemetery was that of Samuel Smith, 42 years, on 3 January 1876.

The process of having land officially reserved for a cemetery had been initially interrupted when it was found that the application had been for land reserved under Section 110 of the Land Act 1869, which protected a range of improvements, often dams, carried out by squatters. This had meant that Mooroopna had failed to receive any of the funds available for cemeteries in 1875, as MLA Duncan Gillies pointed out in November 1876, when asked the cause of the delay in appointing trustees, which had only taken place on 2 October 1876. It is probable that the current site was already in use as the cemetery in 1875 and was that described as being under Section 110, as a dam existed on the site, doubtless one of the dams of the Ardpatrick squatting run (the Pre-emptive Right or home block of this run was to the north-east of the cemetery site), and that the Section 110 was removed, allowing the site to be gazetted for the cemetery on 10 July 1876. The inaugural Trustees were Michael Kavanagh, James Martin, Anthony Dockery, William Davis and William Russell, a Trustee of the relevant faith for each section.

The first regulations, in the *Government Gazette* of 16 February 1877, included the necessity to pay when ordering a grave or 'before the ground or vault is open', and the need for 'a drawing of every stone, font, pedestal, and plan of every monument or tablet, and a copy of every epitaph or inscription, to be submitted to the trustees for approval, who are to determine and fix the position of any unobjectional monument according to the description, size, and character thereof, having reference to the general plan of ornamenting the said cemetery in an appropriate manner'.

In April 1877 Simon Fraser and Duncan Gillies, local MLAs for Rodney, were boasting of the cemetery grant of £50 gained for Mooroopna, along with £25 for Toolamba.

William Meaklim and Daniel Murray replaced Russell and Dockery in September 1880 after the latter two resigned. Prominent Mooroopna pioneer Frederick Young joined his friend Michael Kavanagh as a trustee in February 1886 at D

## HERITAGE CITATION REPORT

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Murray's resignation.

In 1876 14 burials took place, 52 in 1877, 51 in 1878 and 70 in 1895. Most in this period were of children, usually dying from infectious diseases such as diphtheria or scarlet fever. The first known 'pauper' or 'public' burial took place in 1880. These were always at the east end of the cemetery until 1903, when a section was set aside in each denominational sector. In 1974, the number of such burials was twenty-four, but numbers fell to eight in 1979 with the opening of the Pine Lodge lawn cemetery.

A further 2.05 ha (five acres) adjoining the cemetery were reserved on 21 February 1881.

The north-eastern area contains the unmarked graves of 937 persons of many nationalities who died between 1881 and 1944 in the Mooroopna Base Hospital. This area is now marked by a plaque installed in 1997 carrying the inscription, 'And they carried their swag outback'.

In the same area there are graves of ethnic Chinese dating from the 19th century, many marked with Chinese inscriptions. Some were doubtless miners from Rushworth or Whroo who had come to the fledgling Mooroopna Hospital for treatment. By contrast, the graves of the Wongs, an extensive and well-known Chinese family of long standing in Mooroopna, and long integrated in the community, are largely located in the Methodist section.

Until the coming of the lawn cemetery, local Aboriginal people also chose the Methodist section, which was shared with the Church of Christ. Many Aboriginals who had walked off the Cummerangunja settlement in 1939 and settled on the river flats between Shepparton and Mooroopna were later buried in that section, although the body of leader William Cooper was returned to Cummerangunja for burial.

By the 1970s the cemetery had become rundown, facing possible closure by the Health Department, and the opening of the new lawn section at the Pine Lodge cemetery east of Shepparton was drawing custom away. A new Trust was formed, and a continuing commitment of finance and hundreds of hours of voluntary labour from local service clubs, including the Lions branch, resulted in a rejuvenated Mooroopna cemetery.

A lawn section, where ashes are also interred, followed in 1981, the first burial there being that of well-known and respected local identity Max Connors. Burials in this section in the first ten years numbered over 5000.

By the early 1990s all areas had been beautified, with some 200 shrubs and trees being planted; particularly notable has been the contribution of Bill Ferrari. A rose garden was established in the Lawn section by local Guides and Brownies.

In July 2015 Mooroopna CWA and the Mooroopna Men's Shed placed two seats overlooking the lawn cemetery for women who have lost children.

The large number of burials at Mooroopna in relation to the size of the town reflects the presence locally of the Mooroopna Hospital, the region's Base Hospital for a century from the 1870s.

### References:

Historical Society of Mooroopna, *Mooroopna Memories 1993*, Mooroopna 1993

Historical Society of Mooroopna, *Mooroopna to 1988*, Shepparton, 1989

*Argus*, 3 November 1876, p. 6

*Riverine Herald*, 5 April 1877, p. 2

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*Australasian*, 19 May 1877, p. 21

*Victorian Government Gazette*, No. 48, Jul 14, 1876

*Victorian Government Gazette*, No. 72, Oct 06, 1876

*Victorian Government Gazette*, No. 19, Feb 16, 1877

*Victorian Government Gazette*, No. 110, Sep 24, 1880

*Victorian Government Gazette*, No. 17, Feb 25, 1881

*Victorian Government Gazette*, No. 26, Feb 26, 1886

Bill Ferrari, Mooroopna Cemetery Trust, personal communication, 31 May, 21 July 2015

Val and Geoff Hill, Mooroopna Historical Society, personal communication, 31 May, 15 July 2015

Carol Judkins (grave photos), <http://www.rootsweb.ancestry.com/~ausvsac/Mooroopna.htm>

<http://www.mmg.com.au/local-news/shepparton/mooroopna-cemetery-seats-for-reflection-1.95961>

## Description

### Physical Description

The cemetery is located on a flat site with a number of substantial stone memorials. Of these many have retained their original cast iron railings. The eucalypt backdrop to the cemetery contributes to its aesthetic significance. The cotton palms (*Washingtonia robusta*) are a distinctive element within the layout of the cemetery. This is due to their size and the regularity of their planting.

## Statement of Significance

### What is Significant?

The Mooroopna Cemetery is of significance. The cotton palm (*Washingtonia robusta*) avenue at the southern end of the cemetery grounds contributes to its significance.

### How is it Significant?

It is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic and social significance for its role as the primary place of burial since 1877.

It is of historic and social significance for the unmarked graves of 937 persons who died between 1881 and 1944 whilst

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patients at the Mooroopna Base Hospital. HERCON criteria A & G

It is of historic significance for the surviving graves of ethnic Chinese. HERCON criterion A

It is of aesthetic significance for its grave stones, cast iron fencing, memorials and the landscaping including the cotton palms (*Washingtonian robusta*). HERCON criterion D

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

Yes The Washingtonia Palms contribute to the significance of the cemetery.

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 90 McFarlane Road and 2 Fairway Drive  
MOORoopNA (Howes Paddock)

**Address** 2 Fairway Drive MOORoopNA 90 90 McFarlane Road MOORoopNA **Significance Level** Local

**Place Type** Historic Landscape

**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

Howe's Paddock has had a number of uses during the late 19th and early 20th century. Perhaps the most significant was as a place that was used for small business to develop industries associated with the fruit industry and as a place that could tap into the resident population at Mooroopna Flats.

## Description

### Physical Description

The paddock contains remnant features such as fences, earthworks, exotic trees and a pattern of use associated with some industrial uses.

## Statement of Significance

### What is Significant?

Howe's Paddock at Mooroopna Flats is significant.

### How is it Significant?

Howe's Paddock is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

Howe's Paddock is of historic and social significance for its association with the Mooroopna Flats occupation. Many of the residents (and former residents) from Mooroopna Flats gained some form of seasonal work from a number of small businesses that were located in the paddock. HERCON criteria A & G

Howe's Paddock of aesthetic significance for its contribution to the cultural landscape values found within this immediate area. HERCON criterion D

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	Yes
<b>Fences &amp; Outbuildings</b>	Yes
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	Yes



# HERITAGE CITATION REPORT

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<b>Name</b>	1 and 1A McLennan Street MOORoopNA (Chinamans Garden)		
<b>Address</b>	1 and 1A McLennan Street MOORoopNA	<b>Significance Level</b>	Local
<b>Place Type</b>	Market Garden		
<b>Citation Date</b>	2014		

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

This site is named in memory of Ah Wong (1840-1930), also known as Chan Wong, Chan Ah Wong and Wong Ah Tat. Wong signed himself 'Ah Wong': official registration of his death records him as 'Chan Wong'. With his wife (or partner), Lancashire-born widow Mary Yates, and family, Wong conducted a successful market garden here from at least 1877, having that year been granted a garden licence for one acre under Section 47 of the Land Act of 1869. Wong died in 1930, aged 87. Numbers of his descendants still live in Mooroopna and district, the only Chinese family to settle permanently in the town. Along with Chinese families in Shepparton, the Wong family has been part of a larger Chinese community in the Goulburn Valley.

It had been believed by some that Ah Wong had arrived in Mooroopna, like those others representing many nationalities, when travelling from the goldfields of central Victoria across to the new finds in the Ovens Valley centred on Beechworth. In fact the family tells how he migrated to Australia around 1860, journeying to the Bendigo goldfields and becoming the Chinese cook at one of the town's hotels. The couple moved to Mooroopna by 1877, possibly via a stay at the Whroo goldfield, finally obtaining the one-acre site freehold on 31 May 1904. Two houses eventuated on the site, built, it seems, in 1906: the four-roomed house in which the family lived, and a second on piles or stilts, occupied by Mary's son Frank Yates and his wife Lottie Colliver of Shepparton. One of the houses was subsequently moved to 26 Morrell Street, Mooroopna, where it may still exist, much extended.

The area Ah Wong cultivated was sheltered, and he grew excellent vegetables, possibly giving advice to or sharing tips with John West, irrigation and orchard pioneer and agricultural journalist, who lived next door for a time in the 1880s. Laurie Wong remembered accompanying his grandfather on the regular vegetable deliveries to customers as far away as Undera and Ardmona.

The site was subject to flooding, although Wong protected it by creating levees such as that separating the property from that of a Mr MacFarlane. A letter dating from the last two decades of the nineteenth century, day and month indecipherable, survives, in which 'Ah Wong, Gardener' offers the Council £1.5.0 for an apparently superseded pump from a Shire dam.

The family moved to Ardmona before the flood of 1916, then to the Midland Highway west of Mooroopna (here setting up another market garden), and subsequently to Morrell Street in the town. The Crown resumed the market garden land.

Rich soil from the site was later carted to the 'public street gardens of Mooroopna', according to the author of Mooroopna's foundation history, D M McLennan.

The area is still referred to as Chinaman's Garden, its upkeep being a project of the Mooroopna Rotary Club; it is popular

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for passive recreation and wedding photos. A rotunda sits in the centre of the area.

It is from this location that water first enters the town in significant river flooding.

Ah Wong is also celebrated in the nearby infrastructure of the Peter Ross-Edwards Causeway (the Midland Highway 'high road' connecting Mooroopna and Shepparton), the second bridge east from Mooroopna bearing his name.

Because of the proximity to the Goulburn River, the gardens were frequently inundated, and the 1916 record flood virtually wiped the plots away.

## References:

Births, Deaths and Marriages, Historical Index Detailed Results 1930, Deaths 1930, registration number 11002

Births, Deaths and Marriages, Historical Index, Victoria Deaths 1836-1985 Transcriptions, 1883, registration number 12024

Ah Wong, letter, late nineteenth century, held by Mooroopna Historical Society

Notes, typed, 'The Wong Family of Mooroopna' held by Mooroopna Historical Society

Notes, handwritten, 'The Chinese Garden 1906' held by Mooroopna Historical Society

Notes, handwritten, no title, re. Ah Chan's houses, held by Mooroopna Historical Society

'The House from the Chinese Gardens', typed notes held by Mooroopna Historical Society

D M McLennan, *History of Mooroopna, Ardmona and District 1841-1936*, Mooroopna 1936, p. 54

Map, Mooroopna Township, VPRS 16171, Mooroopna(Tp)LOImp5549.pdf

Tape, Laurie Wong and 'Chick' Hall, Mooroopna Historical Society Oral History Tape No 3, registration No 90002

Photo (early C20th) of 'Chinaman's Garden's' under flood and the Wong family's two houses, held by Mooroopna Historical Society

*Shepparton News*, 12 November 1985, p. 2

*Riverine Herald*, 20 November 1877, p. 3

City of Greater Shepparton Heritage Study Stage II,

Thematic Environmental History Vol 2 pp 22 - 60

## Description

### Physical Description

A lightly treed area on the banks of the Goulburn River.

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## Statement of Significance

### What is Significant?

The site and any archaeology associated with the former market garden as established by Ah Wong c1877. None of the later 20th century structures are of cultural heritage significance.

### How is it Significant?

It is of local historic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance for its association with early Mooroopna identity Chinese marker gardener Ah Wong and the market garden he established around 1877. Wong migrated to Australia c1860. He went first to Bendigo where he worked as a cook and then in 1877 he moved to Mooroopna. Wong grew and delivered vegetables to many customers in Mooroopna and district. The Wong family were the only Chinese family who settled permanently in Mooroopna.

Wong is also associated with John West, the irrigation and orchard pioneer. Wong and West were neighbours during the 1880s and it is possible that both shared early irrigation techniques. HERCON criterion A

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 35 McLennan Street MOORoopNA (Brick Water Tower)  
**Address** 35 McLennan Street MOORoopNA **Significance Level** Local  
**Place Type** Water Tower  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

The water tower, precursor to the larger one currently in use, was erected in 1886 by the Mooroopna Waterworks Trust, which had been constituted on 12 October 1885, application having been made to set up a Waterworks Trust for Mooroopna in November the previous year.

Even before this, Mooroopna had been the first township in the Goulburn Valley to have reticulated water. From around 1876 a private company, the Mooroopna Water Works Company Limited, had pumped water from the Goulburn River to a large tank on top of O'Farrell's Brewery, from where water was reticulated in pipes, possibly of wood. In around 1880 the company replaced the tank with a larger 10,000 gallon tank on a 60 ft timber stand near the river bank, between the bridge to Kialla and the punt cutting. Cost of supply to residents in 1884 was from £3 to £10 per annum.

The Mooroopna Waterworks Trust of 1885 was established to supply the Township area, a total of 300 acres, which was excised from the area covered by the United Echuca and Waranga Water Trust, the early water trust controlling stock and domestic supply and the fledgling irrigation supply over a huge area to the west of the Goulburn River.

The new Trust constructed the brick water tower and iron storage tank on the banks of the Goulburn River in 1886 at a cost of £988: capacity was 28,500 gallons. The next year, after some wrangling, the new Trust also purchased the plant and equipment of the previous supplier.

The Water Supply Loans Bill of November 1887, allocating funds across Victoria for town supplies and irrigation to the increasingly financially challenged local water trusts (the irrigation trusts were replaced by the State Rivers and Water Supply Commission in 1905), allotted the Mooroopna Waterworks Trust a loan for £1000, the Waterworks Trust of the Shire of Shepparton receiving £12,000. The Mooroopna Waterworks Trust was looking for a further loan in 1894, and in 1896 required £500 'for the purpose of renewing the reticulation pipes and improving general supply'.

The Trust Commissioners were initially appointed by the Government, the first being D M McLennan junior, Fred Brown, J C Anselmi, J Moss, Mark Phillips, and Colin McKenzie. From October 1888 the Trust comprised the Councillors for the Mooroopna riding of the Rodney Shire and two other persons, later changed to three other persons. By the end of that year, Martin Cussen and F J Young, two of Mooroopna's most dynamic community leaders of the period, were Commissioners.

In 1912 a steam pump replaced the Kynock gas engine.

The demands of the Hospital, cannery and flour mill, along with an increase in housing, ensured that water consumption

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continued to rise. In 1926, with well-known Mooroopna identities DM McLennan and JC Anselmi into their fourth decade of service on the Mooroopna Waterworks Trust, the Commissioners had their preferred tender for a larger facility accepted by the SRWSC. (Sir) John Monash's Reinforced Concrete and Monier Pipe Construction Co. Pty. Ltd. erected the new, taller, concrete tower and tank, at a cost of £3,727; it commenced operation in late 1927.

Subsequently, the chemical treatment of the town's water supply took place in the old brick tower. Bags of Limil (a brand of hydrated lime) and dry alum were hoisted into the top floor and fed into two cylindrical chemical feeders. These took the chemicals down through the landing to be mixed with water pumped from the river. The treated water was conveyed to the metal sedimentation tanks on the site, where flocculation took place; the water was then piped to the new concrete tower.

For a period, the old tank was used to hold 'raw' (untreated) water used by Council workers to water street trees, Council parks and gardens, the golf club, some ovals, etc.; at times, to fill the lake west of Ferrari Park; and (at least once) fed into Craigmuir Lake.

The old iron tank was later removed.

### References:

D M McLennan, *History of Mooroopna, Ardmona and District 1841-1936*, Mooroopna, 1936 (reprint 1984, Mooroopna Historical Society)

*Riverine Herald*, 12 September 1884, p. 2

*Riverine Herald*, 24 November 1884, p. 3

*Riverine Herald*, 10 December 1884

*The Argus*, 18 January 1887, p. 13

*The Argus*, 28 April 1888, p. 7

*The Australasian*, 3 November 1888, p. 57

*Victorian Government Gazette*, No. 116, 13 February 1891, p. 846

*Kyabram Union*, 16 February 1894, p. 4

*Numurkah Leader*, 30 July 1896, p. 2

Herb Haigh, personal communication, 23 June 2015

Water Supply Loans Application Act 1926

Water Supply Loans Application Act 1927

*Shepparton Advertiser*, 21 April 1927, p. 4

*Shepparton Advertiser*, 7 November 1927, p. 6

# HERITAGE CITATION REPORT

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## Description

### Physical Description

The Mooroopna tower is a cylindrical brick tower once topped by a riveted wrought-iron water tank.

There is a deeply-recessed arched entrance at ground level facing the street, and two other similar but narrower entrances around the base. Each level has arched windows aligned with the ground floor door. The lower two levels of the tower are marked by string courses, the third or top level by a wide cornice-like rim. The tower is now capped by a concrete lid.

The walls of the tower taper from a thickness of two bricks at the base, to one and a half bricks at the first level, and one brick on the top level.

A small hoist beam protrudes on the front at the floor level of the top floor, and a longer one from higher up above one of the other entrances.

The interior has timber floors supported by timber framing and linked at each level by a timber staircase with handrail.

The tower site includes an office building and sedimentation tanks.

The tower is now used irregularly for storage.

## Statement of Significance

### What is Significant?

The 1886 cylindrical brick water tower and the remnant features such as the hoists and the internal floors and the timber staircases are significant.

### How is it Significant?

The water tower is of local historic, technical and aesthetic significance to the City of Greater Shepparton.

### Why is it Significant?

The water tower is of historic significance as it provides tangible physical evidence of the development of Mooroopna. It provides evidence as to the type of water systems that were developed during the establishment of Mooroopna. HERCON criterion A

# HERITAGE CITATION REPORT

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It is of technical significance for the technologies associated with the brick construction methodology. These technologies are now no longer common practice. HERCON criterion F

It is a rare surviving type as one of six surviving brick water towers in Victoria. HERCON criterion B

It is of aesthetic significance for its landmark qualities and its fine brickwork. HERCON criterion E

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 162 McLennan Street MOORoopna (Bills Water Trough in front of Ferrari Park)  
**Address** 162 McLennan Street MOORoopna **Significance Level** Local  
**Place Type** Horse Trough  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Interwar Period (c.1919-c.1940)

## History and Historical Context

The water trough was installed at Mooroopna on the north-west corner of McLennan and Morrell Street in 1935, one of a number installed at that time in local towns; others were placed at Tatura, Kyabram and Merrigum. The question of a water trough had exercised the town for the previous twelve months, the Progress Association particularly being involved.

The Mooroopna trough was removed from its original site in the 1960s when street widening was in progress, and stored in the Council depot until Mooroopna Kiwanis arranged its installation in its current site in the 1980s.

The trough is one of numerous examples of those donated through a trust set up by George and Annis Bills. George Bills was born in Brighton, England in 1859. He migrated with his family to New Zealand and subsequently to Echuca in 1873. In 1882 he opened a bird dealer's shop in Brisbane, where he met and married Annis Swann who had immigrated from Sheffield in England. He and his brothers set up a very successful business, Busby's Best Bedding (BBB), which manufactured spring mattresses. George became a Life Governor of the RSPCA in 1924.

George and Annis had no children, and following the death of George in 1927, a trust fund was set up, believed to be around £70,000 - £80,000. One of the purposes of the trust, as set out in George Bills' will, was to:

*'..construct and erect and pay for horse troughs wherever they may be of the opinion that such horse troughs are desirable for the relief of horses and other dumb animals either in Australasia, in the British Islands or in any other part of the world subject to the consent of the proper authorities being obtained.'*

Each trough cost £13 plus transport and installation. The majority of the troughs were installed in Victoria and NSW between 1930 and 1939.

The Mooroopna trough, like Tatura's, is still located on a street site, the Merrigum trough at that town's Museum.

## References:

*Shepparton Advertiser*, 5 February 1935, p. 4

[https://en.wikipedia.org/wiki/Bills\\_horse\\_troughs](https://en.wikipedia.org/wiki/Bills_horse_troughs)



# HERITAGE CITATION REPORT

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## Description

### Physical Description

The trough is a simple rectangular cast cement trough with a concrete back.

## Statement of Significance

### What is Significant?

The concrete Bills' water trough is significant.

### How is it Significant?

It is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance as one of many concrete horse troughs that were installed in Victoria and New South Wales between 1930 and 1939.

They are of historic significance for their association with the Bills' Trust fund which was set up by the philanthropists George and Annis Bills. The trough demonstrates an unusual philanthropic trust (for its period) as it deals with the welfare of horses in particular and other animals as needed. It also demonstrates the extent to which horses were still part of everyday street life up until World War II. HERCON criterion A

It is of aesthetic significance for its style and design. The trough contributes to the streetscape values. The condition and integrity of the water trough is high. HERCON criterion D

## Recommendations 2014

### External Paint Controls

No
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### Internal Alteration Controls

No
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### Tree Controls

No
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### Fences & Outbuildings

No
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### Prohibited Uses May Be Permitted

No
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### Incorporated Plan

-
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### Aboriginal Heritage Place

No
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# HERITAGE CITATION REPORT

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**Name** 209-231 McLennan Street MOORoopNA (Turkish Mosque)  
**Address** 209-231 McLennan MOORoopNA **Significance Level** Local  
**Place Type** Mosque  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR Yes HI No PS Yes

**Architectural Style** Postwar Period (1945-1965)

## History and Historical Context

Prior to the construction of the Mosque at Mooroopna the Shepparton Mosque was used by the district's Muslims. The Turkish community, wishing to build a mosque in Tatura, started raising funds in 1977 for a new mosque in Mooroopna. The fund raising committee included Bekir Bekler, Hamid Oz, Mevlut Cagala and Ismail Coskun. Land was bought in 1982 and in 1986 the Goulburn Valley Islamic Mosque was formed. The foundation stone was laid in 1986 and services commenced in July 1988 with Bekir Gul as the first permanent imam. The first Executive consisted of Hikmet Koysal, President, Ismet Uguz, Mazhar Tuna, Sadi Sariusak, and Ahmet Dagdelen.

## Description

### Physical Description

The Turkish Mosque is a striking feature in the Mooroopna urban landscape. The fine white face brickwork and the 18 metre high minaret contribute to the architectural styling. The building has a number of openings on the ground floor and this includes a large entrance.

## Statement of Significance

### What is Significant?

The Turkish Mosque at 209-231 McLennan Street, Mooropona is significant.

This includes all features associated with its architectural expression, such as the fine white brickwork, the pattern of openings and the minaret.

### How is it Significant?

The Turkish Mosque is of historic, social and aesthetic significance to the State of Victoria.

It is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

# HERITAGE CITATION REPORT

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The Mosque is of historic and social significance for its association with successive migrations of Turkish migrants to the region. This group of migrants has made a notable contribution to the cultural life of the district. HERCON criteria A & G

The mosque is of aesthetic significance for its architectural expression. The aesthetic character of the building is defined by its white face brick construction, the pattern of openings and the striking 18 metre minaret. HERCON criterion E

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	Yes
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** Midland Highway and Echuca Road MOORoopNA  
(Mooroopna Memorial Gates Recreation Reserve)

**Address** Midland Highway MOORoopNA **Significance Level** Local

**Place Type** Fence

**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Postwar Period (1945-1965)

## History and Historical Context

The entrance gates were in place by the end of June 1951, constructed at least in part with help of a government grant. They replaced earlier gates probably dating from the opening of the Recreation Reserve in 1904. Initially, the entrance gates had a wooden ticket-box alongside for the purpose of paying for admittance to the racecourse and football ground. The gates incorporate the words 'Mooroopna Reserve'.

The original Mooroopna racecourse had been established in 1880 in an area immediately north of the Mooroopna Cemetery. In 1901, the site was deemed to be inappropriate due to its distance from the centre of town. That land was sold and the present site of 81 acres purchased from Mrs FJ Young at £14 per acre, for a racecourse and 'other public purposes'. Controlled by an elected set of Trustees, it was declared a Reserve in 1903.

The Race Club moved its Victorian-era grandstand to the new ground and prepared a high quality race track, conducting weekly race meetings for fifty years until 1933.

In the late 1960s, the Board of Trustees determined to redevelop the Reserve as a more diverse sporting precinct and, with some controversy, harness and flat racing were moved to other sites (Shepparton and Tatura respectively). At that time, with the end of racing and thus gambling on the site, the Rodney Shire was now legally able to contribute funds and expertise into the redevelopment of the Reserve.

As a part of the redevelopment of the area, the gates were removed, along with the ticket-box, as the 'official' entrance to the facility was changed to the Midland Highway. The ticket-box was discarded due to its poor condition, and the gates and attendant brickwork were stored at Shire depots. In 2000, as a part of Centenary celebrations, the gates were restored to their original site.

Football, cricket, netball, tennis, bowls, croquet and harness racing (which began on the site in 1906 and has returned to the western section) all take place at the Reserve, which also includes a fire brigade demonstration track. The south-east corner is a park reserve named in honour of WB Ferrari.

### References:

*Shepparton Advertiser*, 29 June 1951, p.15

DM McLennan, *History of Mooroopna, Ardmona and District 1841-1936*, Mooroopna, 1936

# HERITAGE CITATION REPORT

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## Description

### Physical Description

The gates have been constructed with four brick pillars. The central pillars support the double gates (used for vehicle entrance) and the small pillars at either end support the pedestrian gates.

The wrought iron has as its main pattern a geometric layout with scrolled console type brackets. The words *Mooroopna Reserve* are located on the central gates.

## Statement of Significance

### What is Significant?

The brick and wrought iron entrance gates to the Recreation Reserve Mooroopna.

### How is it Significant?

The Memorial Gates are of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The gates are of historic and social significance as they were constructed by the community as a memorial to those who fought in World War II. Like many other communities and in particular regional communities gates to public areas were often constructed in memoriam. HERCON criteria A & G

The gates are of aesthetic significance for the design of the gates and in particular the wrought iron pattern. By the 1950s decorative wrought iron was a particularly popular material and used for gates, house fences, balustrades and verandah details. HERCON criterion D

## Recommendations 2014

External Paint Controls

No

Internal Alteration Controls

No

Tree Controls

No

Fences & Outbuildings

No

Prohibited Uses May Be Permitted

No

Incorporated Plan

-

Aboriginal Heritage Place

No

# HERITAGE CITATION REPORT

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<b>Name</b>	Part of Shepparton Regional Park, Midland Highway MOORoopNA (Mooroopna Flats)	
<b>Address</b>	Part of Shepparton Regional Park, Midland Highway MOORoopNA	<b>Significance Level</b> Local
<b>Place Type</b>	Historic Landscape, Occupational site	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection**      VHR Yes HI No PS Yes

## History and Historical Context

The area known as 'The Flats' was an early site of Aboriginal occupation of the Shepparton-Mooroopna area. By the 1870s, when the district was being selected under the 1869 Land Act, few Aborigines remained, disease and dispossession as elsewhere having ravaged the local groups.

In 1874, the area between Mooroopna and Shepparton on the south of the Midland Highway (then known as the Runnymede to Shepparton road) between the Highway and the Goulburn River was gazetted as a reserve for the site of a future Mooroopna township, and is so marked on early sub-divisional maps. However, the land is subject to frequent inundation, and the eventual siting of Mooroopna was by way of purchases of land from selectors William H Morell and William S Archer.

In February 1939 The Flats became home to a large number of Aboriginal families who were involved in the 'Walk Off' from Cumeragunja Settlement near Barmah. The first ever mass strike of Aboriginal people, the Walk Off was due to many factors. From 1928 Aboriginal people were being thrown out of work due to new Workers' Compensation regulations, and the Award wages which now had to be paid to Aboriginals. Wages for labour had come to an end at the settlement in 1929, and there were restrictions on the ability of Aboriginals to farm for themselves at the site. Children were being increasingly removed, and restrictive controls imposed upon the movement and activities of the people, both on the part of the Aborigines Protection Board and by a repressive manager who arrived in 1937. Rations were poor and treatment cruel. The prejudice and ignorance of the wider community, including those in local towns, was a constant. A productive and exemplary farm in its hey-day had turned into more of a concentration camp, Professor Heather Goodhall observed in her book on Aboriginal politics, *Invasion to Embassy: Land in Aboriginal Politics in NSW, 1770-1972*.

The walk-off was led by Jack Patten, with the help of William Cooper. Patten was an experienced Aboriginal activist then living in Sydney; born at Moama, he had attended Cumeragunja school as a child. Both Jack Patten and William Cooper were spokesmen for the dispersed Aboriginal communities of central Victoria and western New South Wales. Patten received a gaol sentence for encouraging Aboriginals to leave the reserve.

The particular site at The Flats at Mooroopna was chosen as Aboriginals had had an extended traditional association with environments in close proximity to rivers such as the Kaiela (Goulburn). In addition, The Flats had been home to some Aboriginal families prior to the Walk Off.

The following description of life as it settled down at The Flats is from RiverConnect, a community project coordinated by the City of Greater Shepparton and the Goulburn Broken Catchment Management Authority to highlight the central importance of the Goulburn and Broken Rivers to the region:

## HERITAGE CITATION REPORT

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*The river provided abundant food including crayfish, red fin, yellow belly, cod, turtle, turtle eggs, swan, duck, crane and water fowl and their eggs. The area also provided possum and rabbit for consumption. Then, the river water was clear, which made fishing and the collection of crays easier. The women would collect most of the fish while the men would hunt for rabbits by smoking them out of their burrows and then hitting them with a boondie (club).*

*The river had a number of water springs, which would run down the banks, providing cold, crystal clear water which was utilised for drinking and to keep food cool. The river was also used for bathing and washing clothes. Pulleys were used to haul water up the steep banks from the river.*

*Housing on The Flats area consisted of tin or bag huts and tents. When newcomers arrived at The Flats, they camped under the bridge whilst building their own dwellings, of which the community contributed and helped by sewing together hessian bags for the walls and collecting scraps of metal for the roof and chimney. Though limited in resources, there was a sense of community with the people creating a real 'home' as best they could.*

*Winter posed many hurdles to overcome when undertaking household chores. Cooking occurred outdoors the majority of the time on individual fires, with the exception of those who had indoor facilities and a chimney in their home. When the weather was bad, it made it difficult to cook and to dry washing. The wet and the damp ground made sickness rife due to the conditions. As many lived in tents it was difficult to keep illness and pneumonia at bay.*

*Flooding was a regular occurrence, but not every year. When the Kaiela (known as the Goulburn River) did flood as it did in 1956, it caused much upheaval and the residents had to uproot and move to higher ground. The higher ground was Daish's Paddock, where KidsTown now is, and was originally the site of the old tip where rubbish was dumped.*

*The river would at times rise so quickly that families would wake up to water in their huts. Families would have to pack all they could carry and make haste towards higher ground. Those families living on Hill 60 didn't have to move for every flood. Due to the higher ground, they could remain on site for the smaller floods. While relocated in Daish's paddock, families would use whatever resources they could obtain from the tip to build temporary huts. Materials such as corrugated iron, plastic, and hessian were recycled from the tip and utilised for the huts as the river would take some time to recede.*

Some non-Aboriginal families, including the Scotts and the Ormistons, also moved to The Flats at around the same time as the Cumerangunja group, establishing themselves on the Mooroopna side of the area.

A police report in September 1946 listed 130 people aged from 8 days to 80 years living on the Flats, with a third of them less than 15 years of age. Lodgings consisted of 29 dwellings, 22 being assortments of tin or hessian bag huts, with the rest being tents. The dwellings housed extended families, and the sense of community was strong.

By the early 1950s approximately 300 people were living on the river flats. During this period a branch of the Save the Children Fund was established in Mooroopna, which set up a kindergarten in one of the huts; later a new kindergarten was built on the site.

Aboriginal elder Uncle Alf 'Boydie' Turner, who did not live at the Flats but who often visited friends there, remembered cycling past to work at the plasterworks in Shepparton and seeing hessian bags placed along the Causeway to screen the humpies and tents from the Queen's view as she passed by during her 1954 visit.

The unsuitable site at The Flats, lacking a good water supply, and pervaded by flies and the stench from the tip, produced appalling living conditions. Much comment was made about the situation, and complaints were received from various authorities, but little was done to improve it until 1957, when a site off Toolamba Road near the Blue Moon fruit packing company was selected and obtained by Mooroopna and District Housing for Aborigines. In early 1958, the new

# HERITAGE CITATION REPORT

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Aboriginal Welfare Board (formed in 1956) and the Housing Commission erected ten prefabricated houses, built entirely of concrete, on the site. The housing project was officially opened and named 'Rumbalara' (meaning rainbow) by the Chief Secretary Arthur Rylah on 11 April 1958, and shortly afterwards families moved in. A kindergarten building from the tip site was relocated to Rumbalara for use as a meeting room.

Rumbalara was not intended as a permanent home for the families who moved into it, but as a stage in their planned re-housing within the wider community; in the next few years dozens of families went through and were re-housed either in Mooroopna or Shepparton. By 1969 most local families had been re-housed, and with no further use, Rumbalara was closed and remained so for some five years. In the 1970s, the Goulburn Murray Aboriginal Co-operative fought the proposed selling of the site to a youth group, and through much persistent pressure on both the State and Federal Governments, was able to purchase Rumbalara for a nominal sum. Established as a Community Centre for cultural and social activities, it also provides education, information and support in areas of special need such as health, housing, welfare and culture.

Subsequently, The Flats have been deemed to be a place of high archaeological and cultural significance (Aboriginal Place) within the meaning of the Aboriginal Heritage Act 2006, and it is an offence to wilfully, recklessly or negligently damage, deface or desecrate the area.

The development of the pathway and the interpretive signage contextualising The Flats is a joint project between Greater Shepparton City Council, RiverConnect and the Yorta Yorta Nations Aboriginal Corporation, supported by the Goulburn Broken Catchment Management Authority and Parks Victoria.

## References:

<http://www.riverconnect.com.au/cultural/theflats>

[http://indigenoustrights.net.au/people/pagination/jack\\_patten](http://indigenoustrights.net.au/people/pagination/jack_patten)

<http://adb.anu.edu.au/biography/patten-john-thomas-jack-7980>

<https://waynera.files.wordpress.com/2010/10/cummerawalkoff-doc.pdf>

Heather Goodhall. 'The Cummeragunja Strike, 1939' in *Invasion to Embassy: Land in Aboriginal Politics in NSW, 1770-1972*, NSW, 1996, pp. 247-258

[http://rumbalara.8k.com/whats\\_new.html](http://rumbalara.8k.com/whats_new.html)

## Description

### Physical Description

The Flats are an open Riverine environment with large open expanses, treed areas and areas of regrowth.

## Statement of Significance

### What is Significant?

The area known as The Flats is a significant cultural area located on the forested flood plain between Shepparton and



# HERITAGE CITATION REPORT

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Mooroopna. The Flats are a significant archaeological site.

## How is it Significant?

The Flats are of cultural heritage significance to the Aboriginal community.

The Flats are of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

The Flats are of significance to the State of Victoria and have potential National Significance.

## Why is it Significant?

The Flats are of cultural heritage significance for their association with the Aboriginal communities who made this place their home during the 20th century. Many of those Aboriginals who lived there were involved in the 'Walk Off' from Cummeragunja Settlement near Barmah. This is a place with rare cultural associations. HERCON criteria A, B & G

The Flats are of cultural heritage significance for their association with the Barnett Report on Poverty.

The Flats are of cultural heritage significance for their association with a number of industries that were established within its environs. These industries provided seasonal work for those who lived on the Flats and in the townships. HERCON criterion A

The Flats are of cultural heritage significance for the natural landscape and riverine plains with the open areas and the surrounding stands of eucalypts. HERCON criterion E

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

Yes The treed natural environment is of significance.

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

-

**Aboriginal Heritage Place**

Yes

# HERITAGE CITATION REPORT

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<b>Name</b>	29 Northgate Street MOORoopNA	
<b>Address</b>	29 Northgate Street MOORoopNA	<b>Significance Level</b> Local
<b>Place Type</b>	Cottage	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection**      **VHR** No **HI** No **PS** Yes

## History and Historical Context

With the advent of the Ardmona cannery being built in Mooroopna in 1924, it was realised that extra housing would be needed for newly hired employees. Enterprising builders Young Bros. and Jack Kittle purchased a number of 'miners' cottages' from Bendigo and Eaglehawk that had become vacant as gold mining declined. These buildings were dismantled and sent by rail to Mooroopna where they were re-erected in various parts of the town. Most have been demolished for new housing, or for commercial premises, and 29 Northgate Street is believed to be such a cottage.

## Description

### Physical Description

A typical vernacular cottage clad with a variety of materials including corrugated metal and sheeting. Features such as the gable roof, the straight verandah and the central front door flanked on either side by windows are typical vernacular design responses for the period.

## Statement of Significance

### What is Significant?

29 Northgate Street, Mooroopna is significant.

This includes the verandah and its largely symmetrical facade.

### How is it Significant?

It is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

# HERITAGE CITATION REPORT

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## Why is it Significant?

It is of historic significance as it provides tangible physical evidence of the impact of the increasing prosperity and economic growth associated with the development of fruit production and associated industrial enterprises.

It is of historic significance as it demonstrates the practice of using recycled buildings to meet the demand for additional accommodation. This was a relatively common response to changing economic circumstances on the goldfields as well as in other areas, such as occurred at Mooroopna during the early 20th century. HERCON criterion A

It is of aesthetic significance for its typical vernacular design and use of common building materials. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

No
No
No
No
No
-
No

**Internal Alteration Controls**

**Tree Controls**

**Fences & Outbuildings**

**Prohibited Uses May Be Permitted**

**Incorporated Plan**

**Aboriginal Heritage Place**

# HERITAGE CITATION REPORT

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**Name** 10 Park Street MOOROOPNA  
**Address** 10 Park Street MOOROOPNA **Significance Level** Local  
**Place Type** House  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Federation/Edwardian Period (1902-c.1918)

## Description

### Physical Description

The turn of the 20th century architecture demonstrates most of the features associated with the vernacular expression of this style. The house has an asymmetrical facade with a central door with a projecting gable front with multi-paned double-hung sash windows. The recessed section has a gable roof and a bullnosed verandah with decorative turned verandah posts and decorative timber capitals, a door and multi-paned double-hung sash windows. The roof is clad with corrugated galvanised metal and is painted red.

## Statement of Significance

### What is significant?

The house at 10 Park Street, Mooroopna is significant.

This includes all architectural features associated with the Edwardian styled building, such as the asymmetrical facade with the projecting gable front and recessed gable roof section with the verandah with timber posts and timber decorative brackets, the double hung multi-paned sash windows and the timber weatherboard cladding.

### How is it Significant?

The house is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

10 Park Street is of historic significance as it provides tangible physical evidence of the establishment of Mooroopna. This period is characterised by an increasing prosperity as a consequence of the development of irrigation and agricultural industries. HERCON criterion A

The house demonstrates many of the features associated with the vernacular expression of this style. Its regional generic architecture is representative of a period of growth that has left a readily identifiable character within the township. HERCON criterion D

# HERITAGE CITATION REPORT

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These values have been identified in the following group of houses 4, 10 and 13 Alexandra Street, and 10 Park Street, Mooroopna.

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	Yes

# HERITAGE CITATION REPORT

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<b>Name</b>	20 Rumbalara Road MOORoopNA (Rumbalara)	
<b>Address</b>	20 Rumbalara Road MOORoopNA	<b>Significance Level</b> Local
<b>Place Type</b>	Post-contact Site	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	<b>VHR</b> Yes <b>HI</b> Yes <b>PS</b> Yes
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<b>Architectural Style</b>	Postwar Period (1945-1965)
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## History and Historical Context

The contemporary history of Rumbalara began on the river flats between Shepparton and Mooroopna in the 1940s. In February 1939 The Flats became home to a large number of Aboriginal families who were involved in the 'Walk Off' from Cummeragunja Settlement near Barmah. The first ever mass strike of Aboriginal people, the Walk Off was due to many factors. From 1928 Aboriginal people were being thrown out of work due to new Workers' Compensation regulations and the Award wages which now had to be paid to Aborigines. Wages for labour had come to an end at the settlement in 1929, and there were restrictions on the ability of Aborigines to farm for themselves at the site. Children were being increasingly removed, and restrictive controls imposed upon the movement and activities of the people, both on the part of the Aborigines Protection Board and by a repressive manager who arrived in 1937. Rations were poor and treatment cruel. The prejudice and ignorance of the wider community, including those in local towns, was a constant. A productive and exemplary farm in its hey-day had turned into more of a concentration camp, Professor Heather Goodhall observed in her book on Aboriginal politics, *Invasion to Embassy: Land in Aboriginal Politics in NSW, 1770-1972*.

The walk-off was led by Jack Patten, with the help of William Cooper. Patten was an experienced Aboriginal activist then living in Sydney; born at Moama, he had attended Cummeragunja school as a child. Both Jack Patten and William Cooper were spokesmen for the dispersed Aboriginal communities of central Victoria and western New South Wales. Patten received a gaol sentence for encouraging Aboriginals to leave the reserve. The particular site at Mooroopna was chosen as Aboriginal people had had an extended traditional association with environments in close proximity to rivers such as the Kaiela (Goulburn). In addition, The Flats had been home to some Aboriginal families prior to the Walk Off.

By the early 1950s approximately 300 people were living on the river flats, moving to higher ground (Daish's Paddock, the then tip, now the Connection) when flood waters came. Eventually, after many consultations The Flats area was accepted as an unhealthy environment. However, nothing was done to improve the situation until 1957.

In 1958, the Aboriginal Welfare Board and the Housing Commission of Victoria erected ten prefabricated houses on five acres of Crown Land excised from a forestry area. On 11 April 1958 the housing project was officially opened by Chief Secretary Arthur Rylah. This was transitional housing: Rumbalara was not intended as permanent housing but as a stage in a plan to re-house Aboriginal families within the wider community. It represented the Housing Commission's first foray into the provision of Aboriginal housing, and was not a success.

## HERITAGE CITATION REPORT

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The dwellings were constructed entirely of concrete and consisted of three small bedrooms, a small living area, no hot water or sewerage. Ten families were first housed at the site. In 1967 hot water and sewerage were installed and the houses were extended by the addition of a bathroom, lavatory and laundry constructed in brick.

Singer Archie Roach spent some of the first year of his life living with his family in one of the concrete houses at Rumbalara.

By 1969 most families had been re-housed, and with no further use Rumbalara closed and remained so for some five years.

In the early 1970s the Goulburn Murray Aboriginal Cooperative fought and opposed the selling of Rumbalara to a youth group. Through much persistence and pressure on both State and Federal Governments, Rumbalara was sold to the Cooperative for a nominal sum. The way was now clear to establish a place where Aboriginal people could meet for cultural and social activities as well as obtain education, information and support in areas of special need such as health, housing, welfare and culture.

A medical clinic was established in 1981 to provide much-needed health services; this continues to provide community-controlled health services to the Aboriginal community. A wide range of other services have expanded and new programs have been established to meet the growing needs of the community.

Most of the concrete houses have been demolished, but two remain, one a house museum replicating living conditions of the time.

From:

[http://indigenoustrights.net.au/people/pagination/jack\\_patten](http://indigenoustrights.net.au/people/pagination/jack_patten)

<http://adb.anu.edu.au/biography/patten-john-thomas-jack-7980>

<https://waynera.files.wordpress.com/2010/10/cummerawalkoff-doc.pdf>

Heather Goodhall. 'The Cummeragunja Strike, 1939' in *Invasion to Embassy: Land in Aboriginal Politics in NSW, 1770-1972*, NSW, 1996, pp. 247-258

<https://www.rumbalara.org.au/our-history> accessed 1 May 2017

## HERITAGE CITATION REPORT

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Oral recollection 1978 from Mrs Harrison, resident at Rumbalara:

*When we came to Rumbalara after they took us off the river bank they put a supervisor over us, and he used to come around and tell us what to do. I said to him "Look we're not living in a compound." He said "Oh, you don't know what a compound is!" "Don't be funny," I said, "I was on a compound at Lake Tyers Mission before I came here." There was a group of us who stood up to him and I said to him "You can do what you like," I said, "I'm not going to be here tied down by you. You brought us up here to live like white people. Then give us our rights! We fought for freedom when we left the missions." And he said "Oh, I'm your supervisor." I said "You seem more like a manager to me." I said "We came from freedom down on the river bank and we're not going to sit back and be told what to do-we're sick of that!" So he brought the police and people from the Welfare Board up. And I stood up to them. I said "You can keep your house, I'll go back to the river bank where there is more FREEDOM."*

From: Transcript of tape of Aboriginal consultant, Mrs. Harrison, Shepparton, 1978, in Bill Menary, *Aborigines and Schooling: Essays in honour of Max Hart*, Adelaide, 1981, pp. 64-65

Leon Saunders, Community Support Officer at Rumbalara, tells of its history (17 June 2016):

*The Cumeragunja Walk Off took place in 1939. This event has an important place in Aboriginal cultural history. It has been the topic of a recent opera, Pecan Summer, written by Deborah Cheetham, a Yorta Yorta woman. Cumeragunja Mission was the home for many Aboriginal families but the conditions were such that they walked off in protest and to look for a better place to live. Some went to Moama and Barmah but most went to the Flats/Kaiela at Mooroopna. There they built rudimentary structures near to the river. Employment was the main reason they moved to the Flats as they could pick fruit and work in the fruit industry. During the 1940s-50s flooding forced many to move to Daish's paddock which was near the local tip. As floods receded many would move back to the Flats.*

*In 1954 the Queen came by train to the Rodney Shire and visited Tatura. She then travelled by car to visit Shepparton. To do this she had to cross the causeway. When the Shire realised this they were concerned about the image of people living near the tip and on the Flats so they constructed a hessian fence along parts of the road to obscure the Aboriginal settlement. After this event the Victorian Housing Commission built 10 pre-fabricated concrete houses in 1958. Each shelter had three rooms. [Leon was 2 years old when he moved into one of these houses]. Prior to moving into these houses the Aboriginal culture that grew out of living on the Flats was one of sharing but the placement of 10 families in 10 houses was not conducive to the continuation or support of this open cultural life. If residents of the concrete houses paid their rent on time and were good tenants they were transferred to Housing Commission places in Shepparton and Mooroopna. This was essentially a form of assimilation. In 1969 the rest of the families that were living on the Flats were moved to Housing Commission places in Shepparton and Mooroopna.*

*Rumbalara community established the museum as part of this community area. In 1981 a Medical Service was established and in 2016 they employed 185 people of which 80% are Koories. There is a Justice Department at Rumbalara and members of the Dhurringile Prison Museum get to do community work at Rumbalara.*



# HERITAGE CITATION REPORT

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## Description

### Physical Description

The ten houses that were constructed in 1958 as part of the relocation of the settlement at Mooroopna Flats were built from concrete. They had concrete walls (external and internal), concrete floors and a shallow-pitched gable roof. The windows were paired, with one openable sash. These houses had 3 bedrooms and a living area but no hot water and they were not sewered. In 1967 hot water was added and they were connected to a sewer system.

## Statement of Significance

### What is Significant?

The two remaining concrete houses constructed in 1958 are significant.

### How is it Significant?

The houses are of cultural heritage significance local Aboriginal people and to the Yorta Yorta Nation.

The houses are of significance to the State of Victoria and have local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it significant?

The houses have historic significance as they are representative of cultural attitudes to the housing of Aboriginal communities during the post war period. HERCON criterion A

They are of social significance to local Aboriginal people, the Yorta Yorta Nation and to the wider community. They are now part of the Rumbalara complex. HERCON criterion G

They are of aesthetic significance for their rudimentary and utilitarian architecture. HERCON criterion E

## Recommendations 2014

### External Paint Controls

Yes
Yes
No
No
Yes
-
Yes

### Internal Alteration Controls

### Tree Controls

### Fences & Outbuildings

### Prohibited Uses May Be Permitted

### Incorporated Plan

### Aboriginal Heritage Place

# HERITAGE CITATION REPORT

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**Name** Mooroopna Rail Bridge MOOROOPNA  
**Address** Mooroopna-Shepparton section of the Goulburn Valley railway line MOOROOPNA **Significance Level** Local  
**Place Type** Railway Bridge/ Viaduct  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

The rail bridge over the Goulburn River at Mooroopna to the east of the railway station was built between early October 1940 and May 1941. It was opened on 26 May 1941, when a train bearing the Railways Commissioners, including Chairman NC Harris, crossed.[1] Unusually (such works usually going out to tender up to this time) it was constructed by the Ways and Works Department of the Victorian Railways.[2] The majority of the 40-50 workers were residents of the Shepparton and Mooroopna district, with a core of men permanently attached to the VR Ways and Works Department; foreman was AC Moodie.[3] The bridge was completed at a lower cost than the estimate of £22,000 due to finishing ahead of schedule.[4]

On 17 February 1940 the *Shepparton Advertiser* proudly offered a comprehensive report on construction:

*The work commenced in October with the cleaning away of drift wood and the sinking of the coffer dam-a square shaped structure formed of stout iron plates which interlock with each other forming an area from which water can be pumped out and excavation work carried on.*

*The work of the excavations of the foundations is carried out with the aid of a steam crane and a bucket which is about 3 feet 6 inches [1.1m] in diameter and about 4 feet [1.2m] in length, the capacity of which is about 25 cwt. [1270 kg] when filled.*

*Men work within the coffer dam, excavating earth in a certain amount of water all the time, despite the fact that two 2-inch air pumps are used to remove the water that continually soaks under the sides of the coffer dam. The water removed when the pumps are running amounts to several hundred gallons per minute.*

*During the excavation work of the first pier 303.5 cubic yards [232 cubic meters] of earth were removed for the foundations of the first pier. The area enclosed by the coffer dams was prepared for the five foot [1.5m] thick foundations which were reinforced with No 14 steel rails. When this was completed a bevel of a further three feet [0.9m] was added.*

*The base of the pier is 22 x 16½ feet [6.7m x 5m] and tapers up to 12 feet x 4 feet [3.7m x 1.2m] and is about 45 feet [13.7m] in height-three feet [0.9m] higher than the old bridge. During the erection of the pier there were six lifts of 10 feet [3m] frame work constructed of steel. After the framework had been set up the concrete was then poured down a channel from a large concrete mixer on a temporary staging. The concrete then set about the framework of steel.*

## HERITAGE CITATION REPORT

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*A six-to-one mixture for the concrete was used, this being made up of metal (1½ in. diameter) 1½ cub. ft; screenings (¾ in. diam.) 2½c ft.; sand 2 cub. feet and cement 1 bag. The finished pier and base weighs about 500 tons [508 tonnes], and took approximately 1270 bags of cement.*

*No. 2 pier which is also a concrete structure stands close to but not in the river and did not require a coffer dam in its construction. This pier has now been completed. Altogether 225.9 cub. yards [172.7 cubic m] of earth have been removed for the foundations.*

*Foundations for No. 4 (coffer dam) and No 5 are still being excavated and the workmen are now one foot [0.3m] and eight feet [2.4m] from the bottom respectively. No. 3 is now under construction and is expected to be completed within the next fortnight.*

*On top of these piers there are to be heavy girders spanning the space between them and on the top of these there will be decking of wood to take the railway sleepers and lines.*

*On each end of the bridge men are working widening the approach bank so that a railway line can be laid, as soon as the bridge is completed. A number of smaller wooden piers to support the railway lines will be built each side.[5]*

A later article noted that the construction of the coffer dams had been made more difficult by the presence of large, well-preserved red gum logs buried in the bed of the stream; some of the steel sheeting when being driven by the pile drivers had cut through 'some of the largest logs encountered'. [6] The bridge was capable of taking the heaviest Victorian Railways engine at a speed of 50 miles per hour [80.5 kph], although initially for a short time speeds were restricted. One of the central spans was wider than the others to allow debris to pass through without catching on to the piers. All stone for the construction of the piers was supplied by Deane and Runge's quarry at Cosgrove. [7] The earlier timber bridge was removed in early to mid July 1941, the new bridge having been built beside the old.

That the bridge had been built at all in wartime-when pressures of reduced staff and vastly increased traffic resulting from the need to move men and munitions meant new works were not undertaken, and much routine maintenance was deferred- is doubtless due to prewar commitment to the undertaking, given the state of the 1879-80 bridge. The necessity for a new structure had been made clear in the extreme floods of April 1939, when the river had risen to over 35 feet [10.5m] at Shepparton, and whole trees, timber and other debris swept along by the floodwaters had banked against the wooden piers to a depth of 30 feet [9.1 m], moving the bridge six inches. [8] As in many previous floods (1887, 1899, 1906), the Victorian Railways had been forced to deploy a team of gangers night and day to redirect timber away from the wooden piers: twenty men had worked from the rail bridge, from a punt, and standing on the logs themselves 'like lumbermen', to clear the huge jam threatening the wooden piers. [9] The long spans of the new bridge were 'specifically designed to give the utmost freedom to the passage of flood waters and floating debris from upstream.' [10]

Despite wartime exigencies, the new bridge was described as 'a symbol of the optimism which prevails regarding the future of the Goulburn Valley and the southern Riverina.' [11] Such optimism was only realized a decade later, although the bridge had arrived in time for the increased traffic on the line which arose from the establishment in January 1942 of a huge USA, subsequently Australian, Air Force base at Tocumwal, the end of the rail line over the Murray River in NSW.

## HERITAGE CITATION REPORT

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The previous timber bridge had dated from 1879, part of the construction of the long-anticipated and disputed extension of the railway system from Seymour to Shepparton to service the Goulburn Valley. The route had been a compromise between the interests of the farmers of the Shire of Moira east of the Goulburn, and those in the Rodney Shire on the west; it relieved Goulburn Valley farmers of the necessity to cart wheat long distances to the rail line at Avenel or Violet Town in the east, or to Rochester in the west. The line was opened on 13 January 1880, along with its branch line from Toolamba to Tatura, which serviced parts of the western Goulburn Valley. Successful tenderer for all works to Shepparton had been C and E Millar. Construction of the first bridge had been well in train in October 1879, when it was momentarily held up by floods, and it had been completed five days ahead of the opening, which was held on 13 January 1880.[12] The timber bridge had been 600 feet [183m] in length, and 9 feet [2.7m] wide.[13] It was described as having 11 openings of 30 feet [9.1m] and 18 openings of 15 feet [4.6m].[14]

Gary Vines' foundation study of the State's bridges for the National Trust (2011) compared road and rail bridges:

*The principal characteristics of railway bridge construction which distinguish their designs from road or other types of bridges are the greater loads (both live and dead), flatter grade requirements, and alignments dictated by both gradients and minimum curve radii. As a consequence, railway bridges demanded different engineering solutions as compared to road bridges, the approach alignment was usually chosen to allow least earthworks and generous curves, thus dictating the location of the bridge. Loading demanded far more robust structures, and [in early bridges] resulted in distinctive designs of multi piled timber trestle bridges. Loadings also determined the greater dimensions of metal plate girders or trusses where these were used. ... Span lengths also tended to be shorter, with the railways developing standard 15 [4.6m] and 20 foot [6.1m] timber spans and 22 [6.7m] and 30 ft [9.1m] steel spans for most applications. Longer spans were only used where clearance across difficult crossings and/or fast flowing floodwaters was required. Flooding of the railway line could not be tolerated so taller structures and reinforcing of the piers against flood debris was necessary. The technology for these bridges and, indeed, many of the materials, were imported from England and were extensions of European technology.[15]*

The flat Goulburn River floodplain on which the Mooroopna rail bridge is constructed was, apart from the likelihood of periodic inundation, very suitable for rail bridge construction: the grade was fortuitously level, and the trajectory of the rail line was able to be almost dead straight. Longer spans *were* needed to deal with floodwaters, the 1941 structure with its 45 feet [13.7m] piers was tall, and the piers, with their large bases, seem to have been heavily reinforced. The Mooroopna rail bridge embodies most of the characteristics of rail bridges as enunciated by Vines' study.

Parallel with the construction of the original Mooroopna rail bridge in 1879-80, and also with its replacement in the early 1940s, had been the initial construction and later replacement of a rail bridge over the Broken River on the same section of the rail line between Mooroopna and Shepparton, to the east of the Mooroopna rail bridge. The replacement Broken River rail bridge of 1942 has itself been almost totally replaced between 2014 and 2016, some of the timbers finding their way to the Yarra Valley (tourist) railway.[16]

In April 2016, 300 sleepers on the Mooroopna rail bridge were replaced, along with around 300 metres of rail.[17]

# HERITAGE CITATION REPORT

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- [1] *Shepparton Advertiser*, 2 June 1941, p. 1
- [2] *Shepparton Advertiser*, 17 February 1941, p. 1
- [3] *Ibid.*
- [4] *Shepparton Advertiser*, 2 June 1941, p. 1
- [5] *Ibid.*
- [6] *Ibid.*
- [7] *Ibid.*
- [8] *Age*, 18 April 1939, p. 8
- [9] *Shepparton Advertiser*, 14 April 1939, p. 9
- [10] *Victorian Railways News Letter*, July 1941, p. 2
- [11] *Shepparton Advertiser*, 17 February 1941, p. 1
- [12] *Mount Alexander Mail*, 117 October 1879, p. 2; *Riverine Herald*, 11 December 1879, p. 2
- [13] *Ibid.*
- [14] *Leader*, 10 January 1880, p. 4
- [15] Gary Vines, *National Trust Study of Victoria's Rail and Masonry Bridges (Masonry, Metal and Concrete Rail Bridges and Masonry Road Bridges), Part 1*, National Trust of Australia (Victoria), 2011, p. 98
- [16] Goulburn Valley Rail Club Inc, 14 November 2016.
- [17] [https://corporate.vline.com.au/News-Alerts/Media-Releases/\\$600,000-works-package-for-Seymour-and-Shepparton](https://corporate.vline.com.au/News-Alerts/Media-Releases/$600,000-works-package-for-Seymour-and-Shepparton) accessed on 14 November 2016.

## Description

### Physical Description

The bridge is located at: Crown Allotments CA2026, CA2024 and CA2057.

The Mooroopna rail bridge is a steel girder and concrete pier bridge, consisting of four central spans of 60 feet [18.3m], and on either bank, a number of spans of 21 feet [6.4m]. The five central piers are of concrete and around 45 feet [13.7m] in height, with three being located in the steam, and one on each of the approaches; the balance of the piers on the approaches are of timber.

### Statement of Significance

# HERITAGE CITATION REPORT

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## What is Significant?

The Mooroopna Rail Bridge is significant.

## How is it Significant?

The Mooroopna Rail Bridge is of local historic, technical and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

It is of historic significance as it was constructed to assist with the transshipment of servicemen and goods during the war (1942). HERCON criterion A

It is of technical and historic significance as the biggest job done by Ways & Works Department of the Victorian Railways in the 1940s a time when there was little railway work undertaken. The technology for these bridges and, indeed, many of the materials, were imported from England and were extensions of European technology. HERCON criteria A & F

It is of aesthetic significance for its landmark presence. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 2-26 Toolamba Road MOORoopNA (St Marys Church, Presbytery and School)  
**Address** 2-26 Toolamba Road MOORoopNA **Significance Level** Local  
**Place Type** Religious Precinct  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Interwar Period (c.1919-c.1940), Postwar Period (1945-1965)

## History and Historical Context

(Much of the information on the development of the school has been taken from the school's website: see References below.)

St Mary's church/school and presbytery were built in 1936, and the earliest stages of the stand-alone school in the 1950s and in 1962.

Roman Catholic worship in the Mooroopna district began with services conducted in selectors' farmhouses by priests from the older settlements, particularly Nagambie. The Rev HT Bratbee celebrated Mass at Peter Costello's farm (south of Mooroopna on the Toolamba Road) in 1874, and the Rev N Bassetto at Patrick Wade's, West Mooroopna, in 1875. The Rev Bratbee chaired a meeting at Costello's in May 1874 for the purposes of determining a site for a new chapel, and £40 was subscribed. The chapel was finally built in Mill Street, Mooroopna, by Mr Cassidy of Undera, and dedicated on 6 May by the Right Rev Martin Crane OSA: named St Mary's, it was under the charge of Father P Kearns of Nagambie. A Catholic school opened in this chapel in October 1880, the teachers up to 1888 being Mr Wallace, Miss Morissey, Mr Donovan, Jack Barrett, Miss O'Neill, Miss Doyle, Miss Cummins and Miss McDonald. Father Kearns was succeeded by Father Carr, and later services were provided by Shepparton as head church.

On 29 October 1933 the parish of Mooroopna was created; it covered the Mooroopna, Kialla, Arcadia, Toolamba and Ardmona districts, with Father Hugh E Ryan installed on 25 February 1934 as parish priest. An energetic incumbent, within two years he had spearheaded the acquisition by the Diocese of Sandhurst of the prime 5 acre [2 ha] site at the south-west corner of the Tatura Road (Midland Highway) and the Toolamba Road, and had overseen the construction of a combined church and school and a presbytery.

The architect of the buildings was established and well-regarded Benalla Catholic architect Harold Lawrence Hanlon. Hanlon practised from the 1920s to the 1950s, and was often contracted by rural Catholic dioceses in northern Victoria

## HERITAGE CITATION REPORT

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and southern NSW to design renovations and extensions for churches and Catholic schools. The church/school was built by Albury builder Redvers Mould, and the presbytery by the large Geelong building company of JC Taylor and Sons, who at the time were working on the extensions and remodelling of the Mooroopna Hospital under the prestigious Melbourne architectural practice of A and K Henderson. Contemporaneously writing a 'back to' history of Mooroopna, DM McLennan described the striking Romanesque church and the Presbytery as 'distinctive and pleasing in appearance'.

The new church/school, costing £5560, was opened on Sunday 23 February 1936. The building, which seated 350, was 'filled to overflowing' for the 10 am blessing by the Bishop of Sandhurst, Dr John McCarthy; this was followed by a Missa Cantata, the Missa Duodecima composed at New Norcia WA by Spanish Benedictine Dom Stephen Moreno, 'impressively rendered' by the choir of St Brendan's, Shepparton. At the 3 pm service, with local dignitaries including local MLA John 'Black Jack' McEwan in attendance, Bishop McCarthy praised 'this imposing block of ecclesiastical buildings' and the devotion of Father Ryan and the parishioners in bringing the project to fruition. He exhorted those present: 'It will be the duty of Catholic parents to send their children to this school-St Mary's-every day possible, and to cooperate with the Nuns in getting the children to study their lessons and thus render themselves capable of their Merit Certificate by examination before reaching their fourteenth year.' He noted that the nuns were registered teachers with the Education Department, and that the school was set up in accordance with plans and specifications approved by the Education Department and the Victorian Board of Health.

A polished wooden altar had been donated by organist Miss Daisy Gill, although the white wooden altar from the old church was kept for many years and used on Holy Thursdays as the Altar of the Repose; a gold embossed tabernacle was the gift of the family of J. Moloney. The Stations of the Cross were brought from the old church. The memorial bell, donated by relatives of Thomas McCormack and his wife, was installed in the tower on 28 March 1936, when Bishop McCarthy was again visiting Mooroopna, to crown the winner of the 'Queen' competition which the parishioners were utilising, along with raffles, euchre parties and catering for the Trotting Club and various other functions, to raise funds to pay off the buildings. From the beginning Masses were said daily at the church.

Combining of church and school into the one building had doubtless been due to financial constraints, and the extent of Hanlon's involvement in the somewhat innovative planning of the interior would be interesting to know. Partitions, which folded away out of sight into recesses built into side walls, created two school rooms and a small church section; the latter could be used without disturbing the school. Blackboards formed part of the partitions. Desks were designed with a top which dropped down and with a special compartment under the seat to accommodate school books. Each desk was provided with a kneeler and an interlocking base by which groups of desks could be held in straight lines. By folding back the partitions and dropping the desk tops, the whole building became a church. A fireplace was built in each school room to provide warmth for pupils in the winter. A verandah on one side served as a shelter for both parishioners and school children.

St Mary's Primary School had commenced at the beginning of 1936 in the old church in Mill Street, enduring difficult conditions there. Sister M Annina of the Convent of Mercy in Shepparton was the first Principal, assisted by Sister M Alban. It was not until Easter 1936 that the fifty pupils and the nuns were able to move in to the new building, not yet finished, with ceilings and partitioning incomplete, few facilities, and untouched grounds, although the garden of the presbytery had been pre-prepared by parishioners and was now becoming established. Gradually the grounds were



## HERITAGE CITATION REPORT

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cleared and football and basketball areas laid down. Numbers increased each year and graduates went to Shepparton for secondary schooling.

The influx of migrants post World War II changed the face of local Catholicism from that of a predominantly Irish Church to that in which Catholics with a European background played an increasing role. This saw the flourishing of a number of Catholic schools and church communities in general.

By 1962 the church/school was inadequate for the numbers attending and under Father Scott three classrooms were built, along with an office and a staff room. The church was no longer needed as a school. In 1970 two more classrooms were added. Under Father Duffy an open area complex and administration building was constructed in 1977; the next year one of the existing classrooms was converted into a library and was used as such until the new library was built under Father Quinn in 1986.

By 1978, repairs and renovations were badly needed in both presbytery and church. The presbytery was modernised and refurbished, and the verandah was enclosed. Stained glass windows were installed as a feature of the renovated church, and original beams were used to construct the new altar, lectern, tabernacle support, president's chair and baptismal font. The interior was carpeted, air-conditioning installed, and the altar was repositioned in the centre with seating arranged in a semi-circle. It remains in this configuration today.

Sister Annina remained at the school until transferred in 1944. As the town grew so did enrolments, and in the early 1950's Father Downey built a small additional room, named St Anne's, adjacent to the church. This was a multi-purpose room, used for infant classes, meetings and music lessons.

By 1962 the church/school was inadequate for the numbers attending and Father Scott built three classrooms, an office and a staff room. The church was no longer needed as a school. In 1970 Father Scott added two more classrooms. Under Father Duffy an open area complex and administration building was constructed in 1977; the next year one of the existing classrooms was converted into a library and was used as such until the new library was built by Father Quinn in 1986.

School enrolments grew to a peak of 268 in 1978-79. St Mary's was wholly staffed by Mercy nuns until 1964. Lay teachers were increasingly employed until 1984, when the first lay principal was appointed and the Mercy nuns ceased to be involved with the school, the end of an era. The open area was converted into an open space for parish and school use, and assemblies and parish functions were held in this building. A sequence of new permanent and temporary buildings has followed, and St. Anne's, harking from the 1950s, has been demolished.

# HERITAGE CITATION REPORT

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## References:

<http://www3.smmooroopna.catholic.edu.au/about-us/history>, accessed on 23 August 2016. DM McLennan, *History of Mooroopna, Ardmona and District*, 1984 (facsimile of 1936 edition), Mooroopna, 1984. Sue Walker, *Mooroopna to 1988: an Account of Mooroopna and its immediate District*, Historical Society of Mooroopna Inc., Shepparton, 1989.

*Advocate*, 18 September 1880, p. 7; 27 February 1936, pp. 11-12.

*Shepparton Advertiser*, 25 February 1936, p. 2; 9 March 1936, p. 2; 30 March p. 3.

## Description

### Physical Description

The church is constructed from face brick and has a tiled roof. The design shares many of the characteristics of the Romanesque Revival. Features such as the asymmetry of the main facade with the main body of the church flanked by a campanile contribute to the expression of this style. Decorative features such as Lombardic arches, contrasting rendered elements and the restrained openings contribute to this fine exemplar of the period.

The classrooms have been altered but there is still evidence of the original architecture. The classrooms were essentially designed with opposing gable roofed buildings.

The Presbytery has been altered but its architecture is still readily appreciated. Like many houses from this period it demonstrates architectural features that were common during the Federation/Interwar period. This includes the opposing gable roofs, tiled roofs, gable vents, recessed porches with masonry half columns with paired timber posts and the rendered wall finishes.

## Statement of Significance

### What is Significant?

St Mary's Church, Presbytery and School are significant.

### How is it Significant?

The church complex is of local historic, social and aesthetic significance to the City of Greater Shepparton.

### Why is it Significant?

The church complex is of historic significance as it assists in demonstrating the impact and the role of the Catholic church in the development of the Mooroopna. HERCON A

It is of historic and social significance for its association with many community events. HERCON criteria A & G

The church is of aesthetic significance for its modernist Romanesque Revival architecture. The architecture is of a high standard. HERCON criterion E

# HERITAGE CITATION REPORT

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The Presbytery and the School are of aesthetic significance for their representative architecture from the Federation/Interwar period. HERCON criterion E

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	Yes
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** Road over Goulburn River, Watt Road  
MOORoopNA (Mooroopna-Kialla Bridge)  
**Address** Road over Goulburn River, Watt Road MOORoopNA **Significance Level** Local  
**Place Type** Road Bridge  
**Citation Date** 2014

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

The timber trestle bridge next to the old Mooroopna post office was built in 1877-8 under the supervision of Patrick Robertson, Clerk of Works. Timber from an earlier bridge across the Goulburn River near its junction with the Broken River (Tanner's Bridge) was used in its construction. The Mooroopna-Kialla Bridge originally had a central drawbridge that could be lifted to allow the passage of steamers to and from Echuca, which occurred spasmodically between 1875 and 1904. The drawbridge was replaced by a rigid centre section sometime later, and this replacement section was badly damaged in the 1974 floods and rebuilt. In 2012 some support pylons were reinforced with steel plating.

## Statement of Significance

### What is Significant?

The timber trestle bridge built in 1877-8 is significant.

This includes the evidence of the former drawbridge.

### How is it Significant?

It is of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance as an early surviving timber trestle bridge. It is a rare surviving example of this type of construction. HERCON criteria A & B

It is of technical significance for its construction techniques. HERCON criterion F

It is of aesthetic significance for its weathered timbers and rudimentary timber sections. It is a picturesque addition to the cultural landscapes associated with the history of the Goulburn River and the settlement of this area. HERCON criterion D

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 5 Young Street MOOROOPNA (former Undera Hall)  
**Address** 5 Young Street MOOROOPNA **Significance Level** Local  
**Place Type** Hall Public  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

The former hall was built during the initial stages of the 19th century development of the township at Undera. In common with most regional areas, as Undera became settled, the community sought to build a hall for their use and as a focus for social events.

It was relocated to Mooroopna, probably around 1930, Undera having built a new Memorial Hall in 1928, and this hall was no longer required.

## Description

### Physical Condition

The former Undera Hall demonstrates most of the features associated with the design and construction of late 19th century halls in this region. They essentially constitute a building type - a rectangular hall with a front door often with windows on either side of the door; the side windows were generally high up on the walls. The roof would be ventilated. The halls often shared similar proportions, determined as much by the construction type (timber stud walls with a trussed roof) as by use. The design of the gable was determined by the lengths of the timber and the workability of the dimensions used, and this tended to predicate the width of the building. The length could vary as it is essentially a module that could be extended as needed.

The Undera Hall is one such model albeit that the facade has been modified to accommodate its adaptive re-use - the front door has been relocated to allow for the construction of large glazed windows for the shopfront.

## Statement of Significance

### What is Significant?

The former Undera Hall at 5 Young Street, Mooroopna is significant.

This includes all of the architectural features associated with its late 19th century vernacular architecture, such as the essential elements found in the simple rectangular form with gable roof, the timber weatherboard cladding, the corrugated

# HERITAGE CITATION REPORT

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metal roof and the ventilators. The large shop-front windows and central door contribute to an understanding of its adaptive re-use and are significant.

The canopied verandah is not significant.

## How is it Significant?

The former hall is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

The former hall is of historic and social significance as it provides tangible physical evidence of the type of hall (scale and construction) that was built during the initial stages of the 19th century development of the township at Undera. In common with most of the regional areas, as the locality became settled, the community at Undera sought to build a hall for their use and as a focus for social events. HERCON criteria A & G

It is of significance as it demonstrates how buildings that were no longer useful in one location were moved to other locations. This was relatively common during the 19th century and early 20th century in most rural and regional centres. The evidence of its adaptive reuse is important as it demonstrates the once common practice of recycling buildings with a minimum of change and expense. HERCON criterion A

The former hall is of aesthetic significance for its vernacular architecture which relies on a gable roofed rectangular design. The vents contribute to its character and were common on halls from this period. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

-

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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<b>Name</b>	15 Young Street MOORoopNA (former Canteen and Social Rooms)	
<b>Address</b>	15 Young Street MOORoopNA	<b>Significance Level</b> Local
<b>Place Type</b>	Cannery	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

The Canteen was built c1970s as part of the continued development of the Ardmona Cannery.

## Description

### Physical Description

The former Cannery canteen illustrates many of the features that are associated with its period of construction. This period is characterised by simple forms with particular design features found in the proportion and placement of openings and their relationship to the horizontal wall planes. This includes the simple rectangular form with a low pitched gable roof and the full height windows. The entrance has a low pitched arched canopy. The use of non-standard brick sizes and the subtle quoining in matching bricks is of note.

## Statement of Significance

### What is Significant?

The former Cannery canteen at 15 Young Street, Mooroopna is significant.

### How is it Significant?

The former Cannery canteen is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The former Cannery canteen is of historic and social significance as the building was constructed during a period of growth for the cannery and Mooroopna in general. HERCON criteria A & G

The former Cannery canteen is of aesthetic significance for its architecture. The design illustrates many of the features that are associated with its period of construction. This period is characterised by simple forms with particular design features found in the proportion and placement of openings. This includes the simple rectangular form with a low pitched gable roof and the full height windows. The use of non-standard brick sizes and the subtle quoining in matching bricks is



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of note. HERCON criterion E

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	16 Young Street and 6 Doonan Street MOORoopNA (Ardmona Cannery)	
<b>Address</b>	16 Young Street MOORoopNA 6 Doonan Street MOORoopNA	<b>Significance Level</b> Local
<b>Place Type</b>	Cannery	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

*Unless otherwise footnoted, information is from Ron Holland's comprehensive account of the history of the Ardmona Fruit Products Co-operative Company Limited and its Mooroopna cannery entitled 'A History of Ardmona Fruit Products Co-operative Company Limited 1921-2001'. Manuscript, courtesy Ron Holland, Mooroopna.*

The establishment of the Ardmona cannery was the most important factor in the development of Mooroopna, the municipality's second town, and in the success of the district's prime industry, fruit-growing,

Orchards and vineyards, at first just the household plantings of selectors or the pet schemes of enthusiasts, had over time displaced grain-growing as a more productive land use in parts of the western Goulburn Valley-the 'irrigation colonies' of the Ardmona, Mooroopna, Toolamba, Lancaster, Merrigum and Kyabram areas-after the coming of irrigation from May 1886, and then with the more secure supply following the erection of the Goulburn Weir in 1891, and the construction of improved distributary channels. East of the Goulburn River, irrigation arrived at different localities between 1910 and 1926.

With periodic gluts of fruit due to enthusiastic over-planting, and problems of handling and storage in transporting fruit to processors in the city, the need for local processing, whether it be dehydrating, pulping or canning, had been felt by local growers from the 1890s.

The first attempt was a small private cannery which was established in December 1897 near Toolamba by an entrepreneurial absentee investor-orchardist, JS Blacker Douglas, in partnership with well-known civil engineer and surveyor, JM Coane. Blacker's, with its Empress brand, opened to some fanfare on 11 January 1898; it was successful until it was sold in October 1918 at 'the expiry of the partnership'.<sup>[1]</sup>

Also in 1898, Swallow and Ariell, already pulping fruit at their Port Melbourne factory, set up a small pulping and drying plant and cannery across the railway line to the north of the Mooroopna station. Founder Thomas Swallow, who had

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selected land east of Shepparton to grow wheat for flour for his Port Melbourne biscuit factory, had established Shepparton's second flour mill in 1876, and that year had built a substantial brick house, The Pines, then the largest and most prestigious dwelling in Shepparton. The growers of the Ardmona area, under their umbrella organisation, the Ardmona Fruitgrowers' Association, used Swallow's for pulping: most of the fruit at Swallow's was pulped or dried. However, by May 1915 Swallow and Ariell had closed the Mooroopna plant, due to the high rail freight costs and scarcity of labour.

In the season 1916-17, new orchards east of the Goulburn River came into production: the market was glutted, freight prices were prohibitive and the local press was running headlines such as 'Shepparton fruitgrowers: their pitiable position'.<sup>[2]</sup> The agitation of local growers and others in fruit and berry growing areas resulted in Government support, a loan of £10,000 to the Shepparton group, and an amendment (22 October 1917) to the Fruit Act of 1915 allowing State loans for the construction or extension of 'fruit-works' and for the purchase of land and machinery.

Instrumental in achieving this, the Shepparton Irrigators' Association then initiated the erection of a cannery under a temporary board of Directors of their proposed cooperative company. Construction was undertaken by the state's Public Works Department. The inaugural meeting of the Shepparton Fruit Preserving Company (SPC) was held on 22 February 1918, processing having begun in the first week of February. The factory was officially opened on 1 March 1919, the first of any size in Australia outside the seaboard.

During the 1920-21 season, Ardmona growers and others to the west of the Goulburn River were faced with a glut of fruit and a lack of markets; SPC was taking fruit from its own shareholders. This led the Ardmona growers to set up their own cooperative company, the Ardmona Fruit Products Co-operative Company Ltd. Prominent Ardmona growers John Turnbull, Henry Pickworth, Victor McNab, James Dundas Simson, William Young and Edmund Lock were the first directors, and 10,000 shares were offered. The first meeting of the company was held on 8 July 1921 at Koola, the house of John Turnbull. Henry Pickworth was appointed Chairman and Victor McNab Secretary. Drying fruit rather than canning was the aim, partly due to the high cost of sugar. By September, with only £1,500 having been raised, Government assistance was sought, resulting in a loan of £11,000 in October.<sup>[3]</sup>

In October 1921 the old Swallow and Ariell site across the line from the Mooroopna station was purchased for £3000. Extensive additions to allow the installation of an up to date dryer were necessary. Tenders were called in early September 1921, and the well-known Melbourne firm of Hansen and Yuncken gained the contact.

Ardmona Fruit Products' Co-operative Co Ltd commenced its operations on 4 February 1922. <sup>[4]</sup> The new dehydration plant was designed and installed by RG Booth, an Australian expert who had studied dehydration in Europe and the USA: cost was £16,000.

The company dried and pulped apricots, peaches, nectarines and prunes under the label 'Key Brand Dried Fruits', and also produced jam, including from figs. For a time in the mid 1920s chocolates were manufactured, using the dried fruits

## HERITAGE CITATION REPORT

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as centres.

Ardmona Fruit Producers' dehydrator was not able to cope with the volume of fruit produced in the Mooroopna-Ardmona area, necessitating the continued railing of fruit to Melbourne canners, who never guaranteed to take the whole excess. Some of the excess had to be railed to Sydney canneries, and at great expense.

Thus in December 1924 it was decided at the Annual General Meeting to put to a meeting of shareholders the advisability of 'proceeding with the cannery venture.'<sup>[5]</sup> On 2 June 1925 shareholders endorsed a proposal for a three-line cannery, to be financed by the sale of 40,000 shares.<sup>[6]</sup>

Fourteen acres of additional land were purchased from D McLennan and Frederick Little, and preparation of the site and rail siding was undertaken. Construction work began around 12 September. The scheme now had the support of the Chairman of the State Rivers and Water Supply Commission, the influential William Cattnach.

The factory was designed by the prominent Melbourne architectural firm of Twentyman and Askew, designers of many city factories: John Askew was supervisor of works. The contactors were Hansen and Yuncken, also a prominent Melbourne firm. The directors thought large: this was to be a prestigious project, and John Heine, principal of the company supplying the processing machinery, came down from Sydney to confer with the directors and meet pear-growers.

Built on the east of the dehydrator, the cannery had a floor space of 52,500 square feet. It consisted of two large buildings, the processing room and the store rooms. The former was 325ft by 10ft, with four bays, a 'cement concrete' floor with an ironite surface for waterproofing, and a saw-tooth roof. It contained 35 cutting tables (patented by RL Tombs, Melbourne), 5 canning tables, and three lines of syrupers, exhausters and cookers, two by John Heine and Sons, and a smaller American-style line for flexibility, along with seamers. The store room was 200ft by 100ft, with three walls of concrete and a fourth of galvanised iron to allow for the projected extension the next year, and the latest reinforced concrete ironite-covered floor. The erection of a Campbell 51 hp crude oil engine from the UK was supervised by an English representative of Ronaldson and Tippet. Construction and machinery cost £44,000, and the buildings featured up to date ventilation, lighting and drainage. Cans were to be supplied by the Shepparton cannery, the availability of six to seven million for the Mooroopna and Kyabram canneries having been agreed in September. Construction took a short seventeen weeks. <sup>[7]</sup>

A test run of the engine on 15 December 1925 and trial of the canning line on 23 December both proved satisfactory, and the cannery commenced operation on 28 December 1925, with 'modern methods for drainage, ventilation and lighting.'<sup>[8]</sup> The dehydration plant processed prunes.

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The factory was formally opened by the Premier, Kyabram farmer John Allan, on 18 March 1926, in the presence of the Minister for Agriculture, Mr Cattnach and public servants, the output for the previous day having been 47,000 cans. It was also noted that 95% of the machinery was Australian-made.

A hostel to accommodate 80 girls (who prepared and cut the fruit for canning) was constructed north-west of the dehydrator, with walls and partitions of fibro-cement, twenty-one bedrooms, 'every convenience and ample plunge and shower baths', and a 70 ft by 30 ft dining room, run under the supervision of the YWCA. It was extended in 1926, and a number of times subsequently.[9]

The first season finished in the second week of May 1926. A total of 3,300,000 cans had been processed, from 300 tons of fruit, and 300 tons dehydrated. At the Annual General Meeting on 22 December 1926, a profit of £730 was announced. The company considered it had placed the Ardmona product on the London market, as it had been awarded a gold medal for a case of canned pears and a silver for peaches at the Imperial Fruit Exhibition. The company had advertised 'vigorously' during the year.[10]

The cannery was extended in late 1926, with 8540 new shares being issued under Government guarantee to finance the additions and extensions. Works included: installation of two 'of the world's best and largest' processing lines of machinery to increase the output by approximately 83 per cent; erection of a new hostel to accommodate up to 180 girls 'to enable a greater number of visiting girl workers to be accommodated'; extension of the cannery warehouse by an addition on the south side of a building 75 ft. wide by 200 ft. in length 'to house the expected increased pack during the next few years'; a new railway siding along the warehouse south wall and a loopline on the existing siding running the length of the cannery; installation of more steam plant, and a new luncheon room for male employees.[11]

From the 1926-27 season's intake of 3700 tons, the cannery processed 4,800,000 cans of fruit, and treated 1050 tons in the pulping and dehydrating plants, 505 tons more than in the first year. A sixth canning line was added, the dehydrating plant improved, and the jam plant extended: jam manufacturing commenced (plums, figs, quinces, apricots and melons).

In mid-1927 the Company erected a concrete coolstore at a cost of approximately £20,000; it consisted of four large cork-insulated chambers, capable of storing 1000 tons or 58,000 cases. An Australian-made refrigeration plant and ice-making machine were installed, with a 65 ton compressor driven by a British crude oil engine of 162 horsepower; ice could now be used for cooling the rail trucks. The dehydrating plant was extensively altered, and the old building extended. The drying tunnels were completely rearranged for greater efficiency and cheaper working costs. The 'well-equipped jam-making department' was installed in the new section of the dehydrator buildings. Numerous other improvements included a 'granolithic floor in the drier.' Two tennis courts, a basket ball court and a reception hall were added.

Capital outlay to the start of January 1928 had been £112,000. Seventy thousand shares had been allotted in total. There were 135 shareholders, 65 of whom were growers (20 of these were returned soldiers), with the balance held by local residents and tradespeople. All payments on government loans had been met when due.

## HERITAGE CITATION REPORT

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By 1929-30 the cannery was processing 6,500 tons of fruit, and 9,665 tons of fresh fruit was despatched.

The advent of the cannery gave a great impetus to the township of Mooroopna, and many houses were erected to house staff and local employees.[12]

In 1934, the cannery celebrated the production of its one millionth case of canned fruit. The three local cooperative canneries were processing approximately 70% of the States' output.

In 1935 £8,000 was spent adding more than 16,000 square feet to the main cannery building, improving lighting, and adding some more modern machinery; Erskine Bros, brickmakers of Shepparton, were advertising in February 1936 that they had provided the bricks.[13]

The cannery again received international recognition in 1936, achieving seven gold medals at the Imperial Fruit Exhibition.

From at least 1936, and for a few years, the cannery management, under the efficient HJ Williams, cooperated with the CSIR (forerunner of the CSIRO) in the running of a laboratory onsite, researching an anticipated pest, the Oriental peach moth.

Between October 1937 and January 1938, two new cooking plants, each weighing 16 tons, 'constructed entirely of Australian material, chiefly steel' by DW Bingham and Co Pty Ltd of South Melbourne, were installed, each capable of treating 4800 30-ounce cans per hour. In January 1938, eight further 'American Pear-peeling machines' were added to the previous eight, in expectation of a very heavy pear crop.

On 15 January 1938 the cannery set a new record for itself, processing 8500 cases of fruit into 2,270,218 cans in a day, 300,000 cans more than the previous record.[14]

The cannery had been extended to deal with the new machinery,[15] and in October 1938 new cool stores were added.[16] During this period the cannery had also been producing canned meats and vegetables, and tomato soup.[17]

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With the advent of war, the hostel was taken over by the Army's Southern Command cooking school in late 1940, and employees needing accommodation were billeted with townspeople.[18] Due to the wartime shortage of pickers in the 1942-43 season, 55 girls from the cannery were sent out to pick pears to provide fruit enough fruit for processing. During 1943, the plant was run to its maximum capacity, assisting the government authorities and the Defence Services in their war efforts.[19] In January 1944 the cannery was appealing to those 'desirous of helping to process the victory crop of fruit and vegetables' to 'enrol to work at the cannery during the current season': canned foods were 'one of our chief munitions of war'.[20]

British Australian Tobacco Co. signed an agreement with Ardmona Fruit Products Co. in early April 1946 to utilise the cannery during the eight 'off' months: most work would be done by hand.[21] This arrangement lasted until January 1952.[22]

In 1949 'far reaching' factory extensions were carried out 'to cope with the steady expansion of Mooroopna's principal industry'.[23] The floor space of the factory was extended out to the Young Street boundary and all along the private railway siding owned by McLennan and Coy. Pty. Ltd. down to the station and Victorian Railways property; this floor space was to be used for both factory and warehouse. The factory floor space was to accommodate 14 new American pear machines, which were set up by Austral Otis Limited of Melbourne, with the existing machines removed. The contractors were EA Watts; supply of materials was difficult, due to post-war shortages.[24]

The additional pear machines necessitated the employment of additional female labour, and a new group of hostel buildings was constructed-'bedrooms sufficient to accommodate 88 girls and the necessary bathrooms, etc'[25]-in Station Street, north of the then existing hostel buildings.

'The company's building' (presumably the former Company office), 'use of which had been granted to the Cannery Social Club' and which formerly faced on to Young Street, was taken apart and re-erected in Station Street, its former concrete floor replaced by timber.

It was also necessary to erect a new boiler, due to the SEC being unable to continue supplying briquettes.

From 1955, following the election of John ('Jack') Dundas Simson as Chairman of Directors, a 'continued and far-sighted program of expansion' took place, including in 1955 the addition of new cool stores, a new warehouse, and two new pressure cooking lines 'complete with the latest vacuum syrups and high speed closures'.

A new office complex was built in Archer Street to replace the old building in McKenzie Street which had been used for 20 years, and this led to the closure of McKenzie Street, which had run from Station Street to Young Street; the peach and apricot grading areas now incorporated the former street.[26] A new can making plant opened in 1959.[27]

## HERITAGE CITATION REPORT

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The 1960s was a decade of continued growth and prosperity, and a new canteen/social hall was built for employees on the east side of Young Street.

The 1970s were challenging, although Ardmona was a market leader in developing tomato and fruit packaging products during that decade.

In 1971 the women's hostel and some of the cool stores built in the 1920s were demolished, replaced by increased storage facility and the construction of a new juice and paste plant. The year 1974, like 1956, brought floods, causing damage to cannery buildings and stock, and the loss to growers of many peach trees.

In 1984 the peach and apricot handling areas were rebuilt after removal of the old roof, and the area modernised. In 1989 the pear processing area was revamped; again an old roof was removed and a new raised roof erected.

In 1985 the highly volatile environment of international trading led to a trading loss of more than \$6 million: the year also saw the installation of the first facility to successfully pack fruit in long-life plastic tubs, which replaced the problematical aluminium cups of 1982.

In 1986 the 84,000 tonnes of fruit processed was the largest by any fruit processor. With 47% of the deciduous fruit market, Ardmona became the leading marketer of canned fruit in Australia. A record operating surplus contrasted with the \$8.3 million interest bill, 'far and away the single biggest handicap to the company's fortunes.' [28].

In 1989 the entire pear processing area was revamped, the old roof removed and a new raised roof erected along with a new inspection and filling station on each of the twelve lines.

In 1992 a large section of the original roofline was replaced above the peach and cocktail areas.

In 2002 SPC and Ardmona Fruit Products amalgamated, forming SPC Ardmona, and in 2005 Coca-Cola Amatil acquired the company.

Production at the Mooroopna cannery ceased in 2011. Some warehousing was conducted on the site until its sale in 2016 to local company Geoffrey Thomson Holdings, one of Australia's largest fresh pear and apple packers and sellers.



## HERITAGE CITATION REPORT

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- [1] *Argus*, 19 October 1918, p. 7
- [2] *Shepparton Advertiser*, 8 January 1917, p. 3
- [3] *Age*, 22 September 1921, p. 8
- [4] *Shepparton Advertiser*, 9 January 1922, p. 6
- [5] *Shepparton Advertiser*, 22 December 1924, p. 2
- [6] *Shepparton Advertiser*, 24 June 1925, p. 8
- [7] *Shepparton Advertiser*, 17 December 1925 p. 5
- [8] Ibid.
- [9] Ibid.
- [10] *Shepparton Advertiser*, Thursday 16 December 1926, p. 7
- [11] *Shepparton Advertiser*, 9 Aug 1926 p. 7
- [12] Sue Walker, *Mooroopna to 1988: an Account of Mooroopna and its immediate District*, Historical Society of Mooroopna Inc, Shepparton, 1989, p. 102
- [13] *Shepparton Advertiser*, 22 February 1936, p. 8
- [14] *Shepparton Advertiser*, 16 February 1938 p. 2
- [15] *Goulburn Valley Stock and Property Journal*, 12 October 1938, p. 35
- [16] *Shepparton Advertiser*, 12 October 1938, p. 35
- [17] *Goulburn Valley Stock and Property Journal*, op. cit.
- [18] *Shepparton Advertiser*, 27 January 1941, p. 4
- [19] <https://www.spc.com.au/healthy-brands/ardmona/our-brand-story> accessed on 20 March 2017
- [20] *Wodonga and Towong Sentinel*, 28 January 1944, p. 3
- [21] *Shepparton Advertiser*, 5 April 1946, p. 1
- [22] *Shepparton Advertiser*, 15 January 1952, p. 10
- [23] *Shepparton Advertiser*, 19 July 1949, p. 5
- [24] Ibid.

[25] Ibid.

[26] Ibid.

[27] Ibid.

[28] Ron Holland, 'A History of Ardmona Fruit Products Co-operative Company Limited 1921-2001', manuscript, p. 25

## **Description**

### **Physical Condition**

The factory is a large manufacturing plant. The buildings are representative of a number of periods of development. The cool stores are of note for their design; the remaining post war buildings are of note despite being much altered.

## **Statement of Significance**

### **What is Significant?**

The Ardmona Cannery and this includes all the structures that are representative of the key historic periods.

### **How is it Significant?**

The Ardmona Cannery is of local historic, social, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

### **Why is it Significant?**

The Ardmona Cannery is of historic significance as it is the primary factor in the development of Mooroopna and the success of the district's prime industry, fruit growing.

It is of historic significance as producing one of the earliest Australian-manufactured products that gained international recognition. It was awarded seven gold medals at the Imperial Fruit Exhibition in 1936.

It is of historic significance for its early scientific association with the CSIR (CSIRO) with the running of an onsite laboratory. HERCON criterion A

Sections of the Ardmona Cannery are of aesthetic and architectural significance for their association with Twentyman and Askew, designers of many city factories. HERCON criterion D

The Ardmona Cannery is of historic and technical significance for its early 20th century adoption and extensive use of Australian-made plant and machinery. HERCON criteria A & F

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	Yes
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 605 Hooper Road MOORoopNA NORTH WEST  
**Address** 605 Hooper Road MOORoopNA NORTH WEST **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Federation/Edwardian Period (1902-c.1918) Bungalow

## History and Historical Context

Mooroopna North selector Nicholas Delaney received freehold of the 199 acres [80.45 ha] of Allotment 65, Parish of Mooroopna West, County of Rodney, on 30 April 1888.[1] On 17 June 1899 it passed to John William Hooper.[2]

William John Hooper farmed the property until his death in October 1943, Sarah Hayes Hooper becoming the proprietor of the property on 5 April 1946.[3] The latter retained the property until her death in May 1960, and on 19 May 1961, the allotment passed out of the hands of the well-known Hooper family of North Mooroopna to Agnes Waldren Nelson of Ardmona, and subsequently to a succession of owners.[4]

This archetypal example of a Californian bungalow dates to the occupation of the property by members of the Hooper family.

[1] Title: Vol 2058 Fol 419.

[2] Ibid.

[3] Ibid.

[4] Ibid.

## Description

### Physical Condition

### Physical Description

The bungalow demonstrates many of the features associated with this style and period. The significant features associated with this style include; contrasting terracotta-tiled gable roofs, the shingled gable fronts and timber weatherboard cladding, the multi-paned windows (and window hoods) and the deeply recessed brick porch with the paired half

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columns. The result is a striking regional example of this style. The integrity and intactness is of note.

## Statement of Significance

### What is Significant?

The California Bungalow at 605 Hooper Road, Mooroopna North West is significant.

This includes the architectural features associated with this style items such as the multi-gabled and terracotta-tiled roof, deeply recessed porch with paired half columns, multi-paned windows, contrasting external finishes, timber shingles to the gable, and weatherboard cladding.

The timber stable building is significant. This includes the weatherboard cladding and corrugated metal roof, minimal glazed openings, and the upper loft area.

### How is it Significant?

The Californian Bungalow at 605 Hooper Road Mooroopna North is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

The stable building is of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The Californian Bungalow is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the Interwar period. The scale and the relative degree of sophistication of the design of the building contributes to an understanding of the extent of economic growth and increasing prosperity associated with the successful development of irrigation and farming practices.

It is of historic significance for its association with the selector John Hooper and his family. HERCON criterion A

It is of aesthetic significance for its Californian Bungalow architecture. This style was popularised throughout the region but few have the sophistication and scale of this building. Stylistic features include the multi-gabled and terracotta-tiled roof, paired half columns, multi-paned windows, deep front porch area and contrasting external finishes. HERCON criterion E

The stable building is of historic significance for its association with early farming practices where horses were integral to the successful management of any farm. HERCON criterion A

It is of aesthetic significance for its pragmatic design which is predicated on creating the right conditions for stabling horses. It is constructed from typical materials for the period and region. HERCON criterion D

It is of technical significance for its design. Stables were designed to provide healthy and restful conditions for horses. It was important to ensure that horses were stabled in well ventilated structures, with low light (for restful conditions), minimal draughts, and organised for ease of feeding with minimal labour and for the sanitary removal of waste materials such as dung and urine. Many of these considerations can be identified within this design - minimal glazed openings to reduce light and provide ventilation without draught, an upper loft for the storing of feed, and sufficient space for stalls. HERCON criterion F

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The size and scale of the stable combined with its integrity make it a rare structure within the municipality. HERCON criterion B

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	Yes The stable building contributes to the cultural heritage significance.
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 230 Manley Road MOORoopNA NORTH WEST  
(Kelso Park - Ryans Log Building)  
**Address** 230 Manley Road MOORoopNA NORTH WEST **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

**Architectural Style** Victorian Period (1851-1901)  
Vernacular

## History and Historical Context

The log building was originally constructed during the selection period of the 1870s on the 90 ha [220 acre] property of C Ryan (Allotment 94, Parish of Mooroopna), which adjoined the 131 ha [320 acre] block of Robert Starritt. Starritt family lore has it that a Miss Ryan, who lived in the log building at one time prior to its removal by Robert Starritt, was an aunt of Ned Kelly, and the bushranger had once spent a night there.

Starritt had earlier selected at Gunbower near Kow Swamp, in 1873. Seemingly disheartened by the difficulties of farming in the dry seasons of the late 1870s, and encouraged by the likely arrival of irrigation in the Goulburn Valley, Starritt looked to the Ardmona-Mooroopna West area. In 1881, having walked from Gunbower to Mooroopna, he purchased the 131 ha [320 acre] property originally selected by John Connelly (Allotment 54, Parish of Mooroopna) from the third owner, Michael Gaffy.

In 1889 Starritt purchased the log building from Ryan's farm (behind Starritt's) and relocated it for use as a dairy. The timbers were numbered for reconstruction. The building dates from the early selection period, the 1870s.

This building is associated with a significant local family, the Starritts, who in 1914 established the renowned Border Leicester stud known as Kelso Park. This stud is recognised as the 'parent stud' of the breed in Australia. In 1956 George (1881-1971) was awarded an Order of the British Empire for services to primary industry in Australia. *Pastoral Review* described him as 'the chief architect of the Australian Border Leicester'.

His son George (1915-2005), known as Ray, was also awarded an OBE (1977), and an Order of Australia Medal in 1987, both for services to the livestock industry. He had by then served as both State and Federal President of the Australian Society of Breeders of British Sheep, and had judged sheep and cattle at every Royal Show in Australia, and in South Africa and Britain.

The family tradition was carried on by Ray's son Bruce until May 2014, when, after a century of operation, the family stud was dispersed.

## References

Starritt, Jean, 'A Starritt Family History,' Tatura, 1982.

McQualter, Jim and Brady, Elsie, *Rodney Recollections 1886-1986*, Shire of Rodney, Tatura, 1986

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<http://www.kelsopark.com.au/html/history.htm>

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## Description

### Physical Description

A small square building of log cabin construction with a steep pyramidal roof of galvanised corrugated iron over the original shingles. The construction method is typical for log construction. However, the steeply pitched pyramidal roof is at least an unusual if not a unique feature of the Goulburn Valley group of log buildings.

The roof structure tended to reflect the building type. This is a general observation and there are always exceptions. However, taking that into account, outbuildings such as stables and barns tended to have a gable roof, while residential buildings had a hipped roof. There are a number of practical reasons for this. A gable roof could provide more ceiling space. Its construction is less complex and space can be created through different roofing truss arrangements. For instance, the roof space could become a usable area for storage or similar.

A hipped roof was also seen as a more appropriate roof for houses; this was largely because a gable was more readily associated with industrial-type buildings. This was not always the practice however, as for the novice builder the gable was easier to construct than a hip, and a gable roof was easier to clad with bark sheets than a hip.

The construction of a pyramidal roof will create an amount of ceiling space, and this has a cooling effect, and there is plenty of scope for insulation using vegetative materials (straw, seaweed, etc.) and, in some instances a mixture of mud and straw (a type of cob), or charcoal. Another advantage of a pyramidal roof structure is that if the roof is unbroken and falls to create a verandah, the result is a very low eave line, and this prevents the sun from reaching the walls. Variations of this were commonly used for coolrooms or dairies.

There are a number of early buildings in the Riverina that follow these principles.

Log construction was relatively common in the Goulburn Valley. It was used by many of the selectors. This form of construction was really a response to the conditions set out in the Selection Acts.

The 'improvements' conditions were various but the fundamental actions that were required included clearing the land, building a house and outbuildings, and constructing fencing and dams. There was little money to buy manufactured building materials so the cleared timber was used for housing, shedding and fencing. The best timber in this area was grey box (*E. Microcarpa*). These logs were not fissile and would not split, and this meant that log cabin construction was the most ideal use for them. This was also reflected in the type of fencing which was often chock and log.

The construction is solid and without a frame. Each log is held in place at the corner by being positioned at right angles to that beneath it in a U-shaped notch cut into the upper surface of that underneath log. Remnants of the chinking between



# HERITAGE CITATION REPORT

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the logs (earth, straw, etc) remain, though some of the interstices have been sealed with small pieces of timber.

The brick floor dates to the relocation of the building around 1889-90 as may the brick chimney and the unusual encompassing roof with its wide eaves.

## Statement of Significance

### What is Significant?

The log building at Kelso Park is significant.

### How is it Significant?

It is of local historic, technical and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance as one of the few surviving Land Selection era log buildings that can be found in the Goulburn Valley region. These buildings were the first response to the requirements set out in the Land Selection Acts. HERCON criterion A

It is a rare if not unique example of log construction with a pyramid roof. This type of log construction was not unique to Australia but its adoption was not universal. The Goulburn Valley appears to have had the highest density of this type of 19th century construction in Victoria if not Australia. HERCON Criteria B & F

The design of this structure demonstrates a number of technical attributes including the steeply pitched pyramidal roof, the minimal openings and the steeply sloping verandah. This design demonstrates a number of features that are associated with 18th and 19th century colonial coolroom technologies. HERCON criterion F

It is of historic significance for its association with Starrit family who were leaders in animal husbandry and in particular in the breeding of the Australian Border Leicester. HERCON criterion A

It is of aesthetic significance for its vernacular construction and design. It is a highly crafted exemplar of this type. HERCON criterion E

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	Yes
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 305 Dookie-Gowangardie Road MOUNT MAJOR  
(Cemetery)  
**Address** 305 Dookie-Gowangardie Road MOUNT MAJOR **Significance Level** Local  
**Place Type** Church  
**Citation Date** 2014

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

On 29 December 1874, 11 acres of Crown Land, part of Allotment 261, Parish of Dookie, County of Moira, were reserved for a cemetery to service the locality of Dookie, and gazetted in January 1875. On 28 June 1875, Joseph Knox, John Ryan, John Roberts, James Moylan and John Hughes were appointed Trustees. The regulations promulgated by these inaugural Trustees were gazetted on 20 May 1878, and included the following: payment was to be made when the order was placed, or 'before the ground is opened'; orders for internment were to be given 'on the day previous to the funeral'; wooden or iron fences were allowed, but 'if not kept in proper order may be removed by the Trustees.' In November 1888 local identity James Lamrock succeeded Joseph Knox as a Trustee.

Some of the earliest burials were those of Martin Dunn (1875), Mary Treacy aged 36 (28 September 1876) and another Mary Treacy (22 October 1876).

The Dookie locality boasts two cemeteries, Dookie and Dookie East (Cashel). The history of the Dookie East cemetery at Cashel seems to have influenced the choice of burial site for the residents of the area. The Cashel cemetery grew up, originally as a private cemetery, in the churchyard of the Union Church at that site, a church established jointly by local Anglicans, Methodists and Presbyterians in 1873. Descendants of those who set up the Union Church have over the generations favoured Dookie East, and still do. Thus a large preponderance of the burials there are of residents of Anglican, Presbyterian, and Methodist/Uniting Church faith or derivation, whereas those of Catholic faith or derivation have traditionally chosen Dookie, to the extent that Dookie cemetery is sometimes described locally as 'the Catholic cemetery'. This is slowly changing, with some Catholics now choosing Dookie East, and non-Catholics being interred at Dookie.

The Dookie Cemetery is administered by voluntary Trustees. Public cemeteries in Victoria are governed by cemetery trusts. Members of a cemetery trust are appointed by the Governor in Council, upon recommendation of the Minister for Health.

## Description

### Physical Condition

The Dookie Cemetery covers eleven acres on the western slopes of Mount Major, with views to the west overlooking Cosgove towards Shepparton. The graves face to the east; visitors thus experience a panoramic backdrop to a grave being viewed, seen over an intermediate line of gums and other vegetation.

# HERITAGE CITATION REPORT

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The rectangular site is fenced in woven wire mesh, with concrete posts, the western (front) fence being more ornate. The site extends beyond the mesh-fenced area, as one lone grave attests. The few trees are on the periphery, although borrowed landscapes of clumps of peppercorn trees to the east, and miscellaneous gums and other trees on the north and south, enclose the site.

The front entrance and gate are on the west. There are no made paths, the area being in rough mown grass, through which the characteristic red Dookie soil can be seen. The cemetery is divided into denominational sections, sections A and B being the Catholic areas, C and D the Protestant sections, and E reserved for 'paupers'.

## Statement of Significance

### What is Significant?

The Dookie Cemetery, the woven wire fence, gates and concrete posts are of significance. The original layout is of significance. The lightly treed setting contributes to its significance.

### How is it Significant?

The Dookie Cemetery is of local historic, social and aesthetic significance to the City of Greater Shepparton.

### Why is it Significant?

The Dookie Cemetery is of historic and social significance as a place for burials since the 19th century. Its historic layout is of significance as it is representative of the practice of the separation of denominations. HERCON criteria A & G

The Dookie Cemetery is of aesthetic significance for its layout and rural setting. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	Yes Woven wire mesh, with concrete posts, the western (front) fence being more ornate.
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	90 Baynes Road MURCHISON (Alistair Knox House)	
<b>Address</b>	90 Baynes Road MURCHISON	<b>Significance Level</b> Local
<b>Place Type</b>	Residence	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Late Twentieth Century (c.1960-c.2000)
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## History and Historical Context

Alistair Samuel Knox (8.4.1912-30.7.1986) designed around one thousand houses and built many of them. Largely self taught and untrained, his philosophy was of building as a craft, using available resources and working in harmony with the environment. In large part, these ideals were formed by the strictures of the immediate post-war period, his circle of artistic friends and an independent view of the world.

Knox's main influences were builders in mud, particularly Justus Jorgenson at Montsalvat. Other influences included Francis Greenaway, Burley Griffin and Frank Lloyd Wright. In his 20s he had developed an interest in the arts, and spent time with painter Sam Atyeo, sculptor Matcham Skipper, painters John Perceval, David and Arthur Boyd and the many others who moved in bohemian circles in Melbourne.

Knox built his first earth building in 1947, Eltham Council being persuaded by recent CSIRO research into earth-wall construction to agree to issue the first building permit for a building of earth construction in Victoria. Robin Boyd published it in his *Age* Small Homes Service weekly article and also in *Australian Home Beautiful*. In 1948 Knox began designing and building full-time in earth construction; his workers and clients were drawn from the immediate locality, including film-maker Tim Burstall, artist Clifton Pugh and landscape architect Gordon Ford. Many of his buildings had a slab-on-ground construction.

From 1948 he had also designed in timber, as here at Murchison.

In the 1950s he moved into less individualistic modular design, setting up his own joinery; the period 1955 to 1963 may be seen as his era of professional building. The joinery produced the window frames that made up 60 per cent of the external walls. His houses of this period were based on a rectangular prototype with a large central beam that supported a gently pitched Stramit roof finished with a skin of Malthoid, bitumen and creek gravel. The walls were primarily glazed, with timber or brick infills. Richard Peterson and Bohdan Kuzyk, in an authoritative and comprehensive outline and appraisal of Knox's work in the RMIT Design Archives Journal in 2014, noted that from early in his designing career,

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Knox virtually always used modular design: '1,220 mm, or 4 foot, then later 900 and 1,800 mm modules, with point loadings on the module centre-lines, and the simplest number of junction devices for the medium and materials used.'[1]

In the early 1960s, following the credit squeeze of 1961, Knox returned to mud brick, though on a much grander scale. This marked a renaissance in his design career and sparked a renewed interest in his design and environmental concerns. It was a period of rebirth which brought together his ideas on living in harmony with the environment in houses that were often made from the mud on which they stood. Matching the increasing affluence of the times these buildings were larger and more luxurious than those of the 1940s and 50s.[2] A very fruitful period ensued, with Peter Hellemons, the foreman of the building enterprise, entering into a partnership with Knox and taking control of building, freeing Knox to concentrate on design. During this period landscape architecture became an important part of Knox's output, including work in Canberra and an environmental design for Cobungra Station in Gippsland.

After the partnership with Hellemons dissolved Knox continued designing houses until his death visiting clients on 30 July 1986 at Sunnycliffs near Mildura, Victoria.

Knox was an Eltham shire councillor from 1972-1975 and its President in 1975. He was a founding member of the Australian Institute of Landscape Architects, becoming a fellow in 1983. In 1982, four years before he died, the University of Melbourne awarded him an honorary Doctorate of Architecture.

Knox also produced an appreciable body of written work: three books, numerous magazine articles and a wealth of unpublished material.

Alistair Knox is now best-known as a promoter, designer and builder of adobe (mud brick) buildings sited within the natural environment, as Richard Peterson and Bohdan Kuzyk point out. In general, they note, Knox's approach was modernist in its embrace of light, space, proportion, unadorned minimalism, modularity and orientation. They add that many contemporaries 'saw Knox as amateur philosopher, adventurer, entrepreneur, storyteller and raconteur'; but that 'he is especially known as a designer, builder, writer, lecturer, local politician/activist, and municipal politician.'[3]

No Knox building is on the Victorian Heritage Register, though some have local planning scheme heritage overlays.

### **Mollie Bayne's house**

The land on which university lecturer Molly Bayne had Alistair Knox build her house was part of the lands of the Ngurrailam Aboriginal peoples, and subsequently within the area of the Goulburn River Protectorate Station, which operated from November 1840 until May 1853.

## HERITAGE CITATION REPORT

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Murchison, early gateway town to the Goulburn Valley, was surveyed in 1854, taking in the headquarters area of the former Protectorate: as a major crossing point from the central goldfields to the north-eastern fields, the location had been cemented as the site for the township by the previous existence of the Protectorate, and by the punt, hotel and store established by vigneron Ludovic Marie in 1853.

South of the growing township, selectors had moved in under both the 1865 and 1869 land Acts. Freehold of the property which included the site of this house, Allotment 46, Parish of Murchison, Counties of Rodney and Moira, had first gone to James Cloney somewhat later, on 17 March 1904.[4]

Mollie Bayne, a lecturer within the Faculty of Economics and Commerce at the University of Melbourne, was a member of Melbourne's left intelligentsia. A high-achieving woman student of the early 1920s whose academic achievements had been publicly noted, she became a feminist central to movements in Melbourne relating to women's rights and equal pay, and was involved in Aboriginal issues and civil rights. Active in the peace movement and the fight against fascism, Bayne was the first Treasurer of the Australian Council for Civil Liberties (ACCL) and was a founder member and sometime president of the (Victorian) Council for Aboriginal Rights. She had lamented the place of women in Australian society at the time in *Australian women at war*, co-authored with Mary Lazarus and published by the Left Book Club of Victoria in 1943, and had written a number of school textbooks: *The Australian Community: a critical approach to citizenship* (an *Age* article noted this publication 'exhibited qualities beyond what one expects in a school text')[5], *Our iron and steel*, and *The Barkly Tableland*. Bayne lectured into the 1970s.

Mollie Bayne was intimately acquainted with Knox's work. For two years, in 1950-51, in the absence of the owners, she had used as a weekender the first stage of the mud brick house that Knox had designed and built in 1948 at Eltham for Professor Richard 'Dick' Downing, with whom Bayne taught, and his partner, composer Dorian Le Galliene.[6] Then in 1953, as her own weekender, she had a pise (rammed earth) house built in Kangaroo Ground to the design of her uncle, architect Oscar Bayne.[7]

Mollie Bayne had links with Murchison, her brother Donald running a mixed farm in the area. Probably in partnership with family members, Bayne purchased 400 acres [162 ha] south of Murchison in 1965, and chose a site tucked away on a gravelly hill for her new weekender; her brother-in-law Lex Finlay used the remainder of the land for cropping and sheep grazing.[8]

The house was built some time in 1966-68. It was pre-fabricated in Eltham and assembled by Knox and helpers on site, which 'suited her,' notes nephew Hugh Bayne, as being 'quick and easy.'[9] The building, sitting low on the site and facing north, has a low-pitched gable roof and is constructed of horizontally-employed conventional weatherboards, recycled, as were most of the materials, following Knox's principles. Mollie Bayne conceived the idea of the door-sized wooden shutters, of vertical timbers ledged horizontally in three places, as a security measure for when the house was unattended.[10]

# HERITAGE CITATION REPORT

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The central chimney was built from hand-made bricks 'found on the channel bank' which were from the former Victorian-era Post Office in Murchison: they were carefully sorted and the best chosen. Brick pavers were laid on the diagonal on the verandahs.

Mollie Bayne planted native plants, acacias, grevilleas and similar, to the south of the house,[12] which was largely surrounded by the fully-grown eucalypts of the partly-cleared bush. Some time later a small new wing was constructed by Knox's team on the east for Mollie's sister Beatrice.

The house is largely untouched, apart from a replacement front door and surround.

## References:

Richard Peterson and Bohdan Kuzyk, 'Alistair Knox (1912-1986): modernism, environment and the spirit of place' in RMIT Design Archives Journal, Vol 4 No 1 2014, pp. 4-23

<http://alistairknox.org/> accessed 4 May 2017

[1] Richard Peterson and Bohdan Kuzyk, *op. cit.*, p. 11

[2] <http://alistairknox.org/> accessed 4 May 2017

[3] Richard Peterson and Bohdan Kuzyk, *op. cit.*, p. 11

[4] Plan: Parish of Murchison, Counties of Rodney and Moira

[5] *Age*, 25 August 1951, p. 12

[7] *Ibid.*

[8] *Ibid.*

[9] *Ibid.*

[10] *Ibid.*

[11] Richard Peterson and Bohdan Kuzyk, *op. cit.*, p. 11

[12] Hugh Bayne, personal communication, 12 April 2017

## Description



# HERITAGE CITATION REPORT

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## Physical Description

The timber house demonstrates many of the architectural features associated with Alistair Knox's architecture. The house as designed by Knox was largely rectangular with a flat roof and deep timber fascia. The weatherboards are square edged and lightly dressed. The windows and sliding doors on the north facade are full height with hoppers completing the extent of the doors and fixed panes above the windows: these windows and doors have timber shutters on either side which can be drawn across them. The shutters are a variation of ledged doors ie vertical boards with horizontal 'ledging'. The north facade has a verandah with simple squared posts.

## Statement of Significance

### What is Significant?

The Alistair Knox-designed house at Murchison is significant. This includes the the simple rectangular shape with a flat roof and deep timber fascias, the full length windows with hoppers, and the timber shutters.

### How is it Significant?

The house is of historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The house is of local historic significance for its association with the alternative architectural movement spearheaded by Alistair Knox. HERCON criterion A

The house is of aesthetic significance for its design. The house is representative of the design *oeuvre* of Alistair Knox, albeit not in the mudbrick idiom that Knox is best known for. This includes the flat roof with a deep timber fascia, the full windows, and the doors with hopper windows. The verandah has simple squared posts and an unusual feature are the external shutters. HERCON criterion E

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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<b>Name</b>	890 Hammond Road MURCHISON (Lynden)	
<b>Address</b>	890 Hammond Road MURCHISON	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead building	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Federation/Edwardian Period (1902-c.1918)
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## History and Historical Context

Lynden was built, the rate books indicate, by brothers Alfred and Charles Salas in 1907, on a farm which was part of the estate of their father, well-known early Murchison identity Frederick Salas, for which they were executors.

The original block, 318 acres encompassing Allotments 94, 95, 96 and 97, Parish of Murchison, County of Rodney, was selected by William Barratt: he obtained it freehold in September 1874.

A carpenter by trade, Barratt had established himself as a blacksmith in Murchison at the town's inception, setting up his smithy and purchasing a 15.38 hectare [38 acre] farm (Township Allotment 5) on River Road on the town's northern periphery in 1854, the first year of land sales in the town. Here he built Murchison's first meeting house, his bark and slab 'Assembly Rooms,' described by foundation historian of the western Goulburn Valley, WH Bossence, as an 'adaptable premises [in which] everything of importance took place': meetings, Church services, parties and, until the opening of the Mechanics' Institute in 1874, sittings of the local Magistrates' Court. Concentrating on farming and other activities, Barratt let out his blacksmith's shop in January 1867, was postmaster between 1869 and 1872, and became a Councillor of the Waranga Shire.

Barratt was a prominent citizen in early Murchison. He was one of the group of eminent locals who accorded some dignity and humanity to 'King' Charles Tattambo, last leader of the Molka Aboriginals, his wife, and the remnants of the tribe, in acting as one of the pall-bearers at Tattambo's funeral in 1866: the latter had expressed a wish to be buried like a white man. Barratt in fact fabricated the notable wagon-wheel palisade of Tattambo's grave in the Murchison cemetery (Hermes No 156238). Local historian Warwick Finlay described Barratt as having 'played a quiet and unobtrusive role in business and community affairs over his forty-five years in Murchison.'

For a period in the 1880s the 318 acre property was the location of the town's race meetings, described as 'Barratt's paddock'.

In October 1893 the property passed to Barrett's friend and exact contemporary Frederick Salas, who had married Barratt's step daughter Annie in 1856. Jamaican-born butcher and farmer Salas, who had a slaughterhouse to the east of the cemetery, was, like Barratt, a townsman-farmer, having purchased 88.63 hectare [219 acres] (Allotments 49 and 50, Parish of Murchison, County of Rodney) on the south boundary of Murchison township in October 1882. He had been the initial lessee of the Government punt from 1863, and was an inaugural Trustee of the Mechanics' Institute, integral to the establishment of both the Institute and also of the Presbyterian Church and its school, and, along with Barratt, a Waranga Shire Councillor. The two friends had also supported Ludovic Marie's abortive effort to establish a large-scale wine industry at Murchison.

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Frederick Salas died in December 1899. By the terms of his will, Frederick's properties were not to be sold while his wife was alive. Only two of the ten Salas children remained in Murchison, sons Charles and Alfred, who were Frederick's executors. From 1891 until at least November 1906, Alfred was the ratepayer on the property, presumably farming the 318 acres and possibly living in the dwelling that preceded Lynden. In November 1907 both Charles and Alfred appear as ratepayers on the 318 acres. Further, a large jump - from £79 to £142 - in the rateable value (Net Annual Value or NAV) of the 318 acres that year indicates that a substantial improvement has been made. This is doubtless the building of Lynden, which can thus be dated to 1907, and seems to have been a joint venture between the two brothers, and possibly their mother Annie. All three may have lived in the new house.

Charles had carried on with the butcher's shop after his father's death; Alfred has been described as a hairdresser who rejoined the family business at his father's death, although rate books list him as 'storeman'. Both were talented musicians and sportsmen, in demand in local bands and sporting teams, and both were foundation and long-term members of the Fire Brigade. Charles Salas was also the conscientious secretary of the Murchison cemetery trust. He left behind a notebook containing a careful chronological list of burials from 1906 to 1916: 'with the idea of helping whoever comes after me I have compiled this summary of deaths occurring in my term in the hope that it may be useful.' His comments include such humane observations as 'Nov 24 Wm Motherwell Age 61 died suddenly, No 161 in Presby Ground Poor old Bill.'

Lynden was put up for auction on 14 March 1914, along with all of Frederick's other properties, Annie having died in October 1912; the property was described as 'the well-known racecourse paddock'. It was the only one to sell at the time. The circumstances of the sale, and the unusual motivation of the purchaser, Frederick Hammond for the family firm of Hammond Bros, were revealed by the reminiscing former editor of the *Murchison Advertiser* forty years later. The latter recalled that a few days prior to the sale Hammond had lamented that the company bank account was in credit to £1000, adding that one should never allow the bank to owe one money but should always owe the bank, and vowed to the editor that he would soon rectify the situation. At the auction on 26 March 1914, Hammond successfully bid for Salas' 318 acre property at £20 an acre, without any consultation with his siblings, who evidently invariably trusted his judgements.

It is the Hammond family, who held Lynden from 13 May 1914 for a century until September 2014, who are most often associated with the house and property. The hard-working Hammonds, seven brothers and two sisters with their parents, became a Murchison institution. The family had moved from Lancefield to the rough 'Buffalo country' south of Murchison in around 1880. They cut timber for posts and blocks, the father and all brothers except one uniting to set up the company E E Hammond (later Hammond Brothers). They carted quantities of wood from all around the district, milling it at their own sawmill at Waranga rail siding on the Murchison East-Rushworth rail line, and later at their second mill at the Whroo siding closer to Murchison, soon renamed Hammond siding by the Railways Department. Large gangs of woodcutters were employed, and in 1890 the firm was filling at least eight railway trucks per day to Melbourne. Each member of the family had a particular task: Frederick was the accepted (and despotic) 'Boss', Arthur was the engine driver and mill supervisor, Thomas the benchman, Ebenezer the wood-lumper, Alex the teamster and bullocky, Alfred the cook and general handyman. All selected land, and the family firm cleared it, using the timber sales to pay for it, before turning it over to wheat and sheep. They became the largest landowners in the district, owning together 5731 acres in Waranga Shire in 1924, and becoming successful growers of Merino wool.

In 1906 the Hammonds bought 835 acres of the former Dhurringile estate (the 26,000 acres of his former pastoral run that ex-squatter James Winter had purchased by various means in the 1870s): the estate was slowly being split up after Winter's death in 1885, and the acquisition gave the brothers irrigable land. In July 1926 Hammond Bros secured the contract to supply poles for the first electric street light scheme in Murchison (turned on in April 1927), and from at least 1934 until 1937 Hammond Bros ran a motor garage in Murchison.

After the death of Frederick Hammond in December 1920, Hammond descendants continued to own and farm Lynden on a reducing acreage: Arthur James Hammond from November 1923, Albert Edward Hammond from May 1955, and Ian

# HERITAGE CITATION REPORT

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James Hammond from May 1971 until his death in 2014. The property then changed hands, removing it from Hammond ownership for the first time in a century.

## References:

W H Bossence, *Murchison*, Melbourne, 1965.

Warwick Finlay, *The Doctor, the Captain, the Poet: Commemorating 150 years of Murchison Township*, Shepparton, 2012 (2005, 2004)

Harley W Forster, *Waranga 1865-1965: A Shire History*, Melbourne, 1965

K Gregory, D Pearson and W Stewart, *From Protectorate to Premier Smaller Town: A Brief History of Murchison 1840-1985*, Shepparton, 1985

Joyce Hammond, *History of the Waranga Basin*, Shepparton, n.d.

Waranga Shire Rate Books

*The Argus*, 19 November 1886, p.1

*McIvor Times and Rodney Advertiser*, 8 February 1867, p. 3

*Argus*, 4 February 1939, p. 17

Will of Frederick Salas: PROV, VPRS 7591, P/2, Unit 303 (digitised copy, viewed online 6 July 20150)

Titles: Vol. 727 Fol. 145378; Vol. 3792 Fol. 758343; Vol. 5383 Fol. 1076445

## Description

### Physical Condition

Lynden is good representative example of a Federation-era styled house. It is constructed from face brickwork and it has a corrugated metal roof with brick chimney with brick cornice. The facade is asymmetric with a projecting bay with square bay and window hood. The bay window is a timber double-hung sash window with side lights. The sills are rendered. The gable has strapping. The recessed area includes a front door with a flanking double-hung sash window with side lights. The bullnose profile verandah returns to one side and is clad with corrugated metal. The verandah posts have decorative brackets.

## Statement of Significance

### What is Significant?

Lynden at 890 Hammond Road, Murchison is significant.

The later side brick wall is not of significance.

# HERITAGE CITATION REPORT

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## How is it Significant?

Lynden is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

It is of historic significance for its association with the intensification of agricultural development and Closer Settlement policies. It is of historic significance for its association with three of Murchison's earliest and most important families: the Barratt, Salas and Hammond families. HERCON criterion A

It is of aesthetic significance for its representative Federation styled architecture. It is a good regional example from the period. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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<b>Name</b>	435 and 470 Murchison-Goulburn Weir Road MURCHISON	
<b>Address</b>	435 & 470 Murchison-Goulburn Weir Road MURCHISON	<b>Significance Level</b> Local
<b>Place Type</b>	Stables,Barn	
<b>Citation Date</b>	2014	

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

### The Day family

William and Ann Day had migrated from Kent to Australia in 1852, eschewing the goldfields and coming to the Noorilim pastoral run to work. William carted goods to the Bendigo goldfields; Ann ran a store at the station, selling vegetables, meat, other produce and necessities to station workers and to passing traffic such as gold diggers moving through en route from the central goldfields to Beechworth. Ann then branched out and set up a shop in Stevenson Street in the fledgling town of Murchison, where in 1854 they had purchased eight town allotments in the first sale. Ready to expand their business interests, in 1863 they purchased 260 acres [105 ha] of land (Allotments 6-8 in the Parish of Noorilim) and set up their flour mill, which quickly became very successful; the date of commencement is unclear, but it was under construction in 1865.[1] A rate increase suggests that the two storey house probably dates from the same time.[2] The couple operated a punt across the Goulburn River adjacent to the farm from 1867 to 1876 to allow them to access grain from the east side of the river. By the late 1860s, with Allotments 20-27, Parish of Murchison and other land, including allotments in the Parish of Bailleston to the south, the family had amassed nearly 1000 acres [405 hectares]. At this time the couple also operated a sawmill.[3]

After William Day's death in 1872, Ann and their seven children, aged 5 to 19, continued the mill operation, with Ann as the very capable manager expanding and consolidating their various businesses, including establishing a general store and butchery at the mill. The high point of the Mill's operation were the 1860s and the 1870s, 'the last era in which small mills located within wheat growing districts were able to obtain choice local wheats at favourable prices',[4] with the bulk of the wheat harvest travelling no more than 20-30 miles before being processed, and the flour largely being for local consumption. The mill was in decline by the late 1870s, due to its out of the way location and the introduction of roller milling technology; also yields and fluctuating market conditions had great impact on the small flour producers. The Day family did not make the transition to the expensive new roller mills developed in the 1870's. They stopped milling flour in the late 1880's, and from then on the property continued with its mixed farming, butchery and general store. The family also set up a creamery for a short time in the early nineties, separating milk purchased from small dairy farms, and producing butter until 1913. In 1891, Ann had Joseph, the eldest son, take over management of the whole enterprise. While it continued as a viable undertaking, the enterprise slowly declined, as farms of this size became less viable.[5] The Mill property remained in the family until it was sold to Parks Victoria in the 1980s.

### **The buildings at 470 Murchison-Rushworth Road, Murchison.**

William Day had selected the land on which these building stand, Allotments 20, 21, 22 and 23 in the Parish of Murchison, Agricultural Area of Murchison, under the Land Act 1865;[6] this was the year the Mill was being constructed to the south-east.[7]

On 5 April 1875 Ann Day, now a widow, received freehold of the 417 acres [169 ha] of Allotments 20-23; similarly, freehold to Allotments 24, 25 26, and 27 immediately to the north was gained in 1877.[8]

Ann Day and her seven living children, rather than Ann alone, became the joint owners of all the Day lands on 21 July 1891.[9] On 29 October 1891, Ann Day offered for sale by auction, at the Mill, 'the whole of the properties and effects in the estate of her late husband'.[10] Joseph Day, the oldest of the children, now 37, was available to proffer information.[11] All the properties were 'perfectly fenced, and subdivided by sheep-proof fencing; and the improvements leave nothing to be done. The land is of that beautiful undulating character, and red soil of the best quality. It is situated just opposite the far-famed Noorilim Estate, which it equals in many respects.'[12]

The 388 acres now constituting Allotments 20-23 (388 acres or 157 ha due to excision of an easement) on which these buildings are situated, was described as 'half cleared ready for the plough, subdivided into three paddocks, good sheepyards, watered by the Buffalo Creek and dam (never-failing supply). Main irrigation channel runs alongside, situated to west of the homestead block.'[13]

These Allotments (and the Mill/homestead property) passed to Joseph Day on 19 November 1891.[14] Research into the Day family papers by Charles Fahey has shown that his mother insisted that the estate be fully realised, and Joseph Day paid a full market price of £6.10 per acre.[15] Allotments 24-26 immediately to the north were purchased by his brother Henry, and Allotment 2 (97 acres or 39 ha) to the south-east of the Mill by Neil McMillan.[16]

Although Joseph now owned the property on which these building stand, electoral rolls show he lived at the Mill/homestead block. Possibly he initially farmed Allotments 20-23 himself. Charles Fahey has determined that by the early twentieth century Joseph Day 'had a diverse farming enterprise and could count on income from cropping, dairying and the sale of cattle, pigs and horses', [17] and the 1891 description of all the Day lands as having sheep-proof fencing, and of Allotments 20-23 as 'half cleared ready for the plough' indicates that Allotments 20-23 were doubtless used for sheep grazing, but also probably for cropping.

By 1909 Joseph's 21 year old son Robert William Joseph may have in residence on this property. It was now the only Day farm holding in the locality except for the Mill/homestead property, and electoral rolls show Robert's address as 'South Murchison', whereas his father is listed as at the Mill. By 1914 his younger brother Ernest Albert Charles is also listed at 'South Murchison': possibly one or other was still at the Mill, which was also listed as 'South Murchison', but it is likely that one of the brothers was farming this property and built the house. It was these two favoured brothers who in

## HERITAGE CITATION REPORT

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1919 were to each receive two of the ten shares into which Joseph's will was divided after his wife's future needs were covered; their siblings received one each.[18]

Joseph died on 26 April 1919, this property passing to another of his sons, John Herbert Alfred Day.[19] John Herbert remained at the Mill, and the addresses of both Robert and Ernest continue to be given as 'South Murchison,' indicating that one or both farmed this land, and probably also constructed the farm buildings.

John Day died on 24 June 1930, and Allotments 20-23 passed to his widow, Elizabeth Margaret, under her remarried name of Murphy, on 26 June 1936.[20]

The property left Day family hands on 14 May 1946, when it was acquired by William Hepworth, farmer of Murchison, who held it until his death in March 1949, whence it was transferred to Allan John Hillgrove, on 14 March 1950.[21] Hillgrove built a new house to the north.

[1] Gary Vines and David Wixted, 'Day's Mill and Farm Heritage Action Plan', 2001



# HERITAGE CITATION REPORT

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[2] Ibid.

[3] Ibid.

[4] TG Parsons, 'Technological Change in the Melbourne Flour-milling and Brewing Industries 1870-90', *Australian Economic History Review* No 11, September 1971, p. 137, quoted in Anita Brady, Historic Places Section, Department of Conservation and Natural Resources, Melbourne, 'Day's Mill and Farm' (draft), nd, p. 18.

[5] Gary Vines and David Wixted, op. cit.

[6] Brady, op cit, p. 3

[7] Gary Vines and David Wixted, 'Day's Mill and Farm Heritage Action Plan', 2001

[8] Brady, op cit, p. 3

[9] Title: Vol 2373 Fol 411

[10] *Australasian*, 17 October 1891, p. 31

[11] Ibid.

[12] Ibid.

[13] Ibid.

[14] Title: Vol 2373 Fol 411

[15] Charles Fahey, 'Two Model Farmers: Ann and Joseph Day of Murchison', *Victorian Historical Journal*, Vol. 71, No. 2, Sept 2000, p. 118:

[16] Title op. cit.

[17] Charles Fahey, op. cit., p.119

[18] Will of Joseph Day, accessed on 24 March 2017 at <http://access.prov.vic.gov.au/public/veodownload?objectId=090fe27380512356&format=pdf&docTitle=07591P00020006062460pdf&encodingId=Revision-2-Document-1-Encoding-1-DocumentData>

[19] Title: Vol 2393 Fol 497

[20] Ibid.

[21] Ibid.

## Description

### Physical Description

# HERITAGE CITATION REPORT

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The outbuildings are of a composite construction with corrugated iron cladding, vertical slab and log construction. The house has a hipped roof with bullnosed verandah and fretted timber brackets. This dates probably from c.1915-20: it retains some original finishes.

## Statement of Significance

### What is Significant?

The early 20th century house, the stables and barn at 435 & 470 Murchison-Goulburn Weir Road, Murchison are significant.

### How is it Significant?

The house, stables and barn are of historic, technical and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The house and outbuildings are of historic significance as they provide tangible physical evidence of the character of rural and regional development during the late 19th and early 20th century. The scale and design of the homestead contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

The stables and barn are of historic significance as they are representative examples of a once common building type during the establishment and settlement of the region. They are now rare surviving examples. They are of technical significance for their vernacular construction. HERCON criteria A & B

This farmstead complex is of historic significance for its association with the entrepreneurial Day family of Noorilim and Murchison, who established the historic Day's Mill (Victorian Heritage Register VHR H1523, Victorian Heritage Inventory H7924-0002, City of Greater Shepparton HO58).

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

The stables and barn are of aesthetic significance for their representative design and their contribution to a rural cultural landscape. HERCON criterion D

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 5 Murchison-Tatura Road MURCHISON (Waranga Park)  
**Address** 5 Murchison-Tatura Road MURCHISON **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

Waranga Park at 5 Murchison-Tatura Road, Murchison is the 1906 Gunn family homestead which was originally located at the Pre-emptive Right of the Waranga Park (initially Waranga) pastoral run near what is now the Waranga Basin. It was moved to the current site in two sections in 1931, and an already existing four-roomed cottage was incorporated into the rebuilt dwelling.

The Waranga run of 51,840 acres [20,979 ha] had been hived off the huge Toolamba run in 1840, with DN and A McInnes the first leaseholders. Wilson Holker followed in 1846, James Jackson, Rae and Co in 1851, Charles Payne in 1853, and John McKay and John Shaw in February 1854, with John Kerr replacing Shaw in April 1855.[1]

Two years earlier, at the start of August 1853,[2] the discovery of gold nearby, followed by finds at Rushworth and Whroo, had seen a Police Camp established on the Waranga Creek near its entrance to the Waranga Swamp close to the homestead site. Gold Commissioners Richard 'Orion' Horne and William Willoughby were transferred from the Heathcote gold field to the new rush, initially known as the Goulburn or Waranga field, joining foot police and fifty mounted troopers. In a precursor to the Eureka Stockade, more than one thousand miners on this field rioted against the licence fees in late August 1853, a disturbance skillfully defused by Willoughby and Horne with no injuries or loss of life, and hardly reported.[3]

Gunn first took on the leasehold of the Waranga run in October 1865, according to both Spreadborough and Anderson, and Billis and Kenyon, the two accepted authoritative accounts of ownership sequences of Victoria's pastoral runs.[4] Local historian Joyce Hammond gives the date as 1856,[5] which is clearly incorrect, that being more likely to be the date Gunn came to work on the station. However it is clear from the Shire of Waranga rate book for 1863 (the first year of rating of the new Roads District which became a shire two years later) that in 1863 Gunn was paying rates on the Waranga Park Station.[6] The run was assessed on '26th and 30th November 1863' at a Net Annual Value (NAV) of £125. [7] Gunn was also paying rates on the neighbouring Protectorate Station (the former Aboriginal Protectorate, closed in 1850). The Gunn family's tenure of the Waranga Park run seems thus to have been earlier than previously thought.

The Goldsbrough Pastoral Company gained the lease in June 1868, relinquishing it in July 1873 to Thomas Stewart. In May 1878 it passed back to William Gunn.[8]

William Gunn (1804-1888), a policeman, was born in Halkirk, Scotland, and emigrated to Australia in 1853 to try his luck with pastoralism. He obtained work at the Waranga run, and it seems likely, contrary to local historian Joyce Hammond's narrative, that Gunn was in employment on the run until he took it over. In 1857 his wife Cecilia came to Australia and the family lived in a bark and slab hut near the Waranga Creek, south of the Gold Commissioner's Camp of

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the 1853-54 rush.[9]

In the late 1870s, probably immediately after William Gunn took back the run, the Gunns built a 'fine house', again on the Waranga, now Gunn's, Creek: the timber section of this building came from the home of the Balaclava mine owner, J T Lewis of Whroo.[10]

William Gunn, who had been made a Justice of the Peace, died in October 1888, after being wheelchair-bound for his last sixteen years. His *Rushworth Chronicle* obituary described him as having 'held Waranga Park Station through every vicissitude of fortune with Scottish stolidity against hardships and droughts that to most graziers were unsurmountable and caused them to go to the wall,'[11] and the land the family held was problematical enough for a subsequent generation to add a dairy farm for security of income.[12] He was succeeded at Waranga Park by his son William, who had come from Scotland with his mother as a four year old in 1857 three years after William Gunn. In the 1890s William Gunn Jnr was still leasing part of the old run, but had made major additions to the purchased lands.[13]

William Gunn Jnr became a prominent community figure, active in public life, 'on every committee in Rushworth.'[14] A Waranga Shire Councillor for twenty-two years from 1897 to 1919, he served three terms as President. He was a Commissioner of the United Echuca and Waranga Waterworks Trust, the first water supply trust in Victoria, a responsible position: while anticipating a larger and hopefully State-run scheme, the Trust had spearheaded irrigation in the western Goulburn Valley, pumping water from the Goulburn River near Murchison from mid 1885 for stock and domestic use, and for limited irrigation from May 1886, and developing the system of distributary channels in the western Goulburn Valley. Gunn was instrumental in setting up the initial water supply for the town of Rushworth, being a member and long-serving Chairman of the town's Water Trust.[15] Like his father, he was a Justice of the Peace. His role as President of the Rushworth Mechanics' Institute for over 20 years is commemorated in the foundation stone of the Institute, which he laid on 18 July 1912: with his redoubtable wife Julia, and sister Margaret, he was 'a tireless worker' for the Institute and its library.[16] For eighteen years Gunn served on the vestry of the Rushworth Anglican Church, and for a period around 1914 he was Chairman of the Waranga United Common, administering Crown Land around the Waranga Basin for the community.[17] A proud Scot, he was Chief of the Rushworth Caledonian Society.[18]

It was William Gunn, community leader and son of the squatter, and his brother Alexander, who built the house now at 5 Murchison-Tatura Road, Murchison in 1906.

By late 1905, the four and half mile [7.2km] retaining wall or embankment which was to create a new water storage from Gunn's Swamp had been completed (this structure is not to be confused with the earlier embankment *across* Gunn's Swamp which had carried the 1885 channel of the United Echuca and Waranga Waterworks Trust north and west of the Swamp). On 31 October 1905, water was let down the Trust's channel into the Waranga Basin from the Goulburn Weir for the first time. Intentionally, the new storage was not then filled to capacity, but to a depth of six and a half feet [2m] above the sills of the outlets. The Gunn's 1870s homestead, on Gunn's Creek at the south-east corner of the swamp, was not affected, but the neighbouring house of the Cleary family, a small dilapidated weatherboard structure, was partially inundated.[19]

From May 1906, provision of irrigation was directly administered by the State under the State Rivers and Water Supply Commission (SRWSC), which had relieved the cash-strapped local Trusts of the responsibility, and at the Waranga Basin the new authority continued the work of the old Trust.

On 13 August 1906, water was again let down the Trust Channel, partly, it seems, to deal with the residue of the flood of the previous month, thus raising the water level in the Basin. It was expected that the level would rise by six feet [1.8m].[20] Two dwellings were to be affected by this, Gunn's and the house of Mrs Cleary and family close by.[21] Both received legal notice to quit. As the *Argus* reported, the Gunn family-William was working with his brother Alexander in this period-was already constructing its new house above the proposed water level: 'The Messrs Gunn Brothers have in the course of construction a commodious residence on the east side of the Basin.'[22] The report noted

## HERITAGE CITATION REPORT

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the family had occupied the previous dwelling for thirty-one years, and received no compensation (the building was removed to Rushworth where it still stands, much altered, in Station Street).[23] In contrast, Mrs Cleary refused to move and promised 'to stay till she drowned', her defiance becoming a cause celebre, even supported by Trades' Hall,[24] until she finally accepted £20 compensation, and her family dismantled the water-sodden structure and removed it.[25] On 25 August 1906, the *Leader*, the *Age's* weekly pictorial, featured photographs of remaining sections of the Gunn homestead surrounded by water, and the Cleary's insubstantial building swamped.[26]

Remnants of the existence of the 1870s homestead-bricks from the foundations and paths, and the 'well' (underground tank)-are exposed on the rare occasions when the Basin waterline is very low.[27]

The Gunn's 'commodious' new 1906 house was built on what the family called 'the island', often referred to as 'Gunn's Island', a higher section of ground. This did in fact become an island when the Basin wall was raised in 1921 to further expand the capacity of the reservoir,[28] and the family moved the 1906 house to the new shore not far from the island: it now faced west.[29] William Gunn Jnr died during that year. Edith Christoe, daughter of William and Julia's only surviving child Janettie (who had married John McMillan, great-nephew of early Murchison identity, pioneering doctor and property developer Dr Neil McMillan), lived in the house at this new location for her first five years, and remembers the site as 'a hard place in summer,'[30] echoing the sentiments of gold miners seventy-five years earlier.

In 1931 the 1906 homestead building was transferred to the current site, part of Allotment 4, Parish of North Murchison, a dairy farm Janettie and John McMillan had purchased while retaining 'sheep land' at the Basin. The house was transported in two sections on a large truck. A four-roomed cottage on the site was subsumed into the rebuilt house, possibly becoming the maid's room and laundry to the rear, separated from the body of the building by a transverse 'vestibule' or breezeway.[31] The original exterior appearance and configuration of the homestead was largely retained, down to the decorative crossed verandah struts.[32]

In 1944 the homestead left Gunn hands when the McMillans moved into the township of Murchison. Subsequent owners have preserved the building largely as rebuilt in 1906.

The house is associated, like the Dhurringile mansion down the road, with the last pastoral landholders in the area.

[1] R Spreadborough and H Anderson (compilers), *Victorian squatters*, Ascot Vale (Vic), 1983, p. 297

[2] *Argus*, 16 August 1853, p. 4

[3] Joyce Hammond, *History of the Waranga Basin*, Shepparton, 1989, pp. 11-19 passim; *Geelong Advertiser*, 26 August 1853, p. 1; *McIvor Times*, 1 April 1909

[4] R Spreadborough and H Anderson, op. cit., and RV Billis and AS Kenyon, *Pastoral pioneers of Port Phillip*, Melbourne 1974 (1932)

[5] Joyce Hammond, op. cit, p. 3

[6] Shire of Waranga rate book 1863, p. 10 (13 on the PDF)

[7] Ibid.

[8] R Spreadborough and H Anderson, op. cit.

[9] Joyce Hammond op.cit., p. 6

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- [10] *Argus*, 3 August 1906, p. 3; Hammond, op. cit., p. 7
- [11] Joyce Hammond, op. cit., p. 9
- [12] Edith Christoe, granddaughter of William Gunn Jnr, personal communication, 5 November 2016
- [13] Shire of Waranga rate books, passim
- [14] Hammond op. cit.
- [15] Hammond op. cit.
- [16] Hammond op. cit.
- [17] *Murchison Advertiser*, 27 February 1914, p. 2
- [18] *Shepparton Advertiser*, 24 November 1921, p.1
- [19] *Argus*, 3 August 1906, p. 3
- [20] *Leader*, 11 August 1906, p. 23
- [21] *Argus*, 3 August 1906, p. 3
- [22] *Argus*, 3 August 1906, p. 3
- [23] Joyce Hammond, op. cit., p. 8; Warwick Finlay, personal communication, 12 November 2016
- [24] *Geelong Advertiser*, 18 August 1906, p. 4
- [25] *Riverine Herald*, 18 August 1906, p. 2; *Bendigo Advertiser*, 23 August 1906, p. 5
- [26] *Leader*, 25 August 1906, p 33; *Age*, 24 August 1906
- [27] Joyce Hammond, *History of the Waranga Basin*, Shepparton, 1989, p. 8; Ian Christoe, great grandson of William Gunn Jnr, personal communication, 27 November 2016
- [28] WH Bossence, *Murchison: The J.G. Kenny Memorial History*, Melbourne, 1965, p. 107
- [29] Joyce Hammond, *History of the Waranga Basin*, Shepparton, 1989, p. 9; Edith Christoe, personal communication, 5 November 2016
- [30] Edith Christoe, personal communication, 5 November 2016
- [31] Ibid.
- [32] Ibid.

### Description

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## Physical Description

Large early 20th century homestead.

## Statement of Significance

### What is Significant?

Waranga Park at 5 Murchison-Tatura Road Murchison is significant.

This includes all the architectural features associated with the style.

### How is it Significant?

Waranga Park is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

Waranga Park is of historic significance for its association with the Waranga pastoral run and William Gunn, a squatter and settler and his son William Gunn Jnr. A community leader from the late 19th century and into the early 20th century Gunn Jnr was instrumental in many community projects and this included setting up the initial water supply for the township of Rushworth. It was William Gunn Jnr and his brother Alexander who built Waranga Park in 1906 and in 1931 this was moved to its current location. HERCON criterion A

Waranga Park is of aesthetic significance for its turn of the 20th century architecture. HERCON criterion D



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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	Yes
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 21 Old Weir Road MURCHISON (Murchison Cemetery)  
**Address** 21 Old Weir Road MURCHISON **Significance Level** Local  
**Place Type** Cemetery/Graveyard/Burial Ground  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

Murchison is the pioneer town of the Goulburn Valley, and the cemetery is the oldest in the municipality.

It is thought that a few burials took place near the Police Paddocks in Willoughby Street before the cemetery was established, and possibly some further early burials lie under the road reserve, outside the current cemetery fence line.

On 2 April 1860, the Governor, with the advice of the Executive Council, approved the appointment of Neil Randal Duncombe Bond, Patrick Toole, Alexander Crawford, Donald McBean and William Paterson as inaugural Trustees of 'the ground set apart for a General cemetery at Murchison'. Chosen at a public meeting held in Murchison on 16 September 1859, the men were 'all Landowners in this District [who are] considered by the Inhabitants the most Eligible to hold the appointment' as trustees of 'the land set aside by you for a Cemetery', Philip Chauncy (District Surveyor at Heathcote), was informed. Chauncy had surveyed the site of Murchison in March 1854, including the cemetery site.

For over half a century, as in most small rural cemeteries in Australia, each trustee represented a denominational section of the cemetery, here, initially, Anglican, Catholic, Methodist and Presbyterian. Trustees were also generally respected local figures: William Barratt succeeded Crawford in September 1864 after the latter's death, and both Frederick Salas and his son Charles were Trustees in the last decades of the nineteenth century.

The responsibilities of early Trust members were to allot grave sites; to record identities, dates and locations of burials; to see to the smooth running of burial services; and to employ a grave-digger and possibly a sexton (record-keeper). Notes written by Cemetery Trust Secretary Charles Salas from 1906 to 1916 give an informative picture of the duties of Trustees at the time, and include such humane observations as 'Nov 24 Wm Motherwell Age 61 died suddenly, No 161 in Presby Ground Poor old Bill.'

The two graves containing three of the last, displaced members of the local Ngoraialim tribe, well-known identities 'King' Charles Tattambo, his wife 'Queen Mary' and son 'Captain' John, are the only known burial sites of members of the tribe, and are unusual for their inclusion in a European burial ground. The graves are enclosed by wrought iron palisades, one bearing the copper 'breastplate' boomerang motif Tattambo had worn. Tellingly, it announces that he was owned by the local pastoralist: 'Tattambo King, Belonging to Mr Fryer, Molka Station'.

The landscape and significance of the Murchison cemetery changed with the building of the Italian Ossario in 1961. Many of the Italian prisoners of war who died in the camps in Murchison and Tatura during World War Two had been buried at Murchison Cemetery. By the end of the war the cemetery had become a place of pilgrimage, but floods in 1956 did major damage to the graves. After a successful campaign to bring together the bodies of all Italian POWs in Australia,

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construction of the Ossario began in 1958, and it was consecrated on 10 September 1961. It now houses the remains of 130 Italian POWs and internees who died on Australian soil. The illuminated crypt, by the Italian architect R G Stella, was added to the original chapel area and bell tower, and dedicated in November 1966.

The memorial to Prisoners of War was constructed by Italian POWs, and was originally located in Rushworth. It was moved to the Ossario grounds on 7 September 1968. The upper plaque reads: 'Chi per la patria muor vissuto e assai': 'Who for the homeland spent life and more'. The lower plaque in translation reads 'This monument was erected by Italian prisoners of war in the Rushworth (VIC) concentration camp and transported to this Italian chapel of Murchison (VIC) on 7 September 1968 through the interest of Cavilieri Urbano A. Segafredo President and Founder of the Bendigo section of the Italian Federation of Ex Service and War Veterans.'

The other free-standing memorial commemorates Italian Soldiers, Airmen and Naval personnel; the plaque, translated, reads 'To the heroic soldiers of land-sea-sky that for the homeland sacrificed their youth. The Italian Federation of Ex Service and War Veterans and The Associations of Arms. Inaugurated by General G. De Rosa Diaz, 4 November 1975'.

In 2015, new signage was erected to indicate where each section of burials in the general cemetery can be found.

A commemorative plaque was unveiled on 27 April 2015 in a ceremony involving Murchison Primary School students, part of the Australia-wide Centenary of Anzac commemorations. The planting of a Lone Pine tree, a seedling from an original pine cone from Lone Pine Ridge, also took place.

Among well-known local families represented in the cemetery are the Hammond, Barratt, Day, Crawford and Ewart families. William Ambrose Phillips was a Ticket of Leave man associated with the Protectorate, having worked there in 1840; his son was the first white child born in Murchison (1845). The Murchison cemetery is well kept.

The Murchison Cemetery is administered by an active group of voluntary Trustees. Public cemeteries in Victoria are governed by cemetery trusts. Members of a cemetery trust are appointed by the Governor in Council, upon recommendation of the Minister for Health.

## References

W H Bossence, *Murchison*, Hawthorn, 1965

Graeme Butler, Shire of Waranga Conservation Study, 1988

*Victorian Government Gazette*, No. 45, 11 April 1860, p. 651

Letter, Alexander Hall to Philip Chauncy (District Surveyor at Heathcote), dated 16 October 1859, held by Murchison Historical Society

'Cemetery Trust', typed notes held by Murchison Historical Society

Charles Salas, Secretary of Murchison Cemetery Trust, 'Notes 1906-1916', held by Murchison Historical Society

## Description

### Physical Description

The Murchison cemetery is located on an elongated triangular site. It is largely bordered by a low pipe and Cyclone mesh

# HERITAGE CITATION REPORT

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fence, and the land is slightly undulating. Paths are unmade, with the exception of the gravel walkway leading to the Ossario, and the area is in rough-mown grass.

The cemetery is divided into sections defined by recent signage: Anglican, Catholic, Presbyterian and General.

There is a lawn cemetery area, and a small brick Columbarium erected in 1998.

The pair of graves (HO63, Hermes No 156238) of three of the last of the local Aborigines, 'King' Charles Tattambo, 'Queen' Mary and 'Captain' John is enclosed by wrought iron palisades, and one bears a boomerang motif. Another early grave is engraved with Chinese characters.

The Italian Ossario (HO64, Hermes No 156324) is situated on the south-east, in a triangular fenced-off section, the entrance marked by two granite piers with bronze bas-relief figures. The Ossario is approached along a gravel path flanked by Mediterranean cypresses (*Cupressus sempervirens*), each tree bearing a plaque with the name of an Italian military service association. The area is landscaped and also contains two free-standing Italian war memorials.

## Statement of Significance

### What is Significant?

The Murchison Cemetery is significant.

This includes all of the memorials, the burial sites with memorial stones and railings, the layout of the cemetery, associated plantings and the Lone Pine tree.

The pair of Ngooraialim graves (HO63, Hermes No 156238) and the Italian Ossario (HO64, Hermes No 156324) contribute to the cultural heritage significance of this place.

### How is it Significant?

The Murchison Cemetery is of cultural heritage significance to Aboriginal communities.

The Murchison Cemetery is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

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## Why is it Significant?

It is of local historic significance for its association with the early development of the Murchison region. It is a place that has historic resonance for both the Aboriginal communities and the early settlers. It provides tangible physical evidence, through the graves (and the inscriptions) of the two members of the Ngooraialim people and of the types of relationships that existed in the 19th century between local Aboriginal peoples and the European settlers. It provides evidence of the relationship between the Protectorate and colonial social practices.

It is of historic significance for its association with the POW Internment camps and in particular the Italian community. It provides tangible physical evidence of the relationships between those interred and the wider community.

It is of historic significance as a place of burial for the Murchison community. HERCON criterion A

It is of historic and aesthetic significance for its plantings, the 19th century layout of the burial ground, and the memorials. There is a tangible sense of melancholy and this is supported by the types of memorials that are found within this cemetery. The memorials that demonstrate the pervading 19th and 20th century cultural attitudes regarding Indigenous politics as well as internment politics are poignant places for reflection. HERCON criteria A & E

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	Yes The lone Pine tree is of significance
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	Yes

# HERITAGE CITATION REPORT

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<b>Name</b>	10 Pretty John Road MURCHISON	
<b>Address</b>	10 Pretty John Road MURCHISON	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection**      **VHR** No **HI** No **PS** Yes

## History and Historical Context

The house at 10 Pretty John Road, Murchison was constructed by selector John Crawford, his widow or his son, and was the family home for around half a century.

John Crawford of Dargalong received the Crown Grant for the three hundred acres [121.5 ha] of Allotments 149, 150, 159, and 160, Parish of Dargalong, County of Moira, on 12 May 1869, having selected under the Land Act 1865. Crawford, born in Tullintan, County Donegal, Ireland, had immigrated to Australia ahead of his brother Andrew and cousin James, both of whom also came to the Goulburn Valley and established well-known and successful properties, Woodlands at Tatura and Fenton Hall at Harston respectively.

John Crawford died on 25 December 1881, and his wife Sarah held the property until her death on 11 November 1901. Her executors sold the southern section to Robert Cassidy on 7 May 1902, and the northern portion, including the house site, was transferred to their son Samuel George Crawford (known as George) on 20 May 1902.

George Crawford operated the property until his death on 22 November 1950, whence it was transferred to Andrew David Crawford of Fenton Hall (the name Andrew was used widely among the extensive Crawford family), and then to Andrew's widow Marjorie, until it left Crawford family hands in April 1964 some time after her death.

## Description

### Physical Description

This homestead is a fine mid-range Victorian homestead. It is representative for the region and the period. The facade has a central door flanked on either side by timber sash windows and this contributes to the symmetry of the main facade. Other typical features include the hipped roof, a bullnose return verandah and brick chimneys. The verandah returns on both sides and has retained its integrity.

Of note is the Flemish brick bond used on the facade. This brick bond is less common for rural buildings in the region and from this period because it was more expensive to construct but it gave a building prestige. The verandah with its cast

# HERITAGE CITATION REPORT

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metal posts and decorative brackets and frieze provide a particular grace to this facade.

The roof has retained the short sheets typical of the period.

The integrity and intactness of this building is of note.

## Statement of Significance

### What is Significant?

The brick Victorian homestead at 10 Pretty John Road, Murchison is significant.

This includes the architectural features associated with its period of construction, the bullnosed verandah with its cast iron posts and metal frieze and brackets, the hipped roof, the brick chimneys, the face brickwork, the timber-framed windows and the symmetrical facade.

### How is it Significant?

The homestead is of historic and aesthetic significance to the City of Greater Shepparton.

### Why is it Significant?

The house is of historic significance for its association with the Crawford family, who were successful selectors during the 19th century, and continued their association with the property until around the 1960s.

It is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the mid to late Victorian period. The scale and design of the building contributes to an understanding of the extent of economic growth and prosperity of the region. HERCON criteria A & G

It is of aesthetic significance for its representative mid Victorian architecture. The subtle aesthetics of the building are found in the design of the facade. Its symmetry is the dominant characteristic. The Flemish brick bond is a relatively unusual detail for farm buildings in this region. This building is one of the most intact homesteads from this period. The architectural expression demonstrates some particularly fine features (albeit typical) and these support the quality of the Victorian character of this homestead. HERCON criterion E

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No



# HERITAGE CITATION REPORT

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**Name** Murchison East-Murchison Rail Bridge MURCHISON  
**Address** Murchison East MURCHISON EAST **Significance Level** Local  
**Place Type** Railway Bridge/ Viaduct  
**Citation Date** 2014

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

(Except where otherwise acknowledged, information is largely derived from V. Isaacs and R. Whitehead, *The Rushworth, Colbinabbin and Girgarre railway: a brief history*, Melbourne, 1973, pp. 3-13.)

The railway bridge over the Goulburn River between Murchison East and Murchison on the now defunct Murchison East to Rushworth, Colbinabbin and Girgarre rail line was built in 1944 as a replacement for the original 1890 timber trestle bridge. This earlier bridge had been badly damaged by extensive floods on the Goulburn in April 1939, with 'several piles swinging', and goods trains being cancelled, although the lighter rail motors carrying passengers were not disbarred.[1] In 1940 plans were drawn up for replacing the timber trestles with reinforced concrete piers, and temporary repairs were made in subsequent years. For a while these were limited, due to the exigencies of war: in fact the local Council, Waranga, had unanimously carried a motion that the work was unnecessary due to wartime manpower shortages.[2] The Railways Department finally went ahead during the War, the level of deterioration of the wooden structure, the larger and heavier locomotives being used, and the danger posed by floods carrying a heavy load of debris, meaning that reconstruction was inevitable. It is also believed locally that replacement was made more imperative by the need to accommodate the movement of large volumes of supplies to the rail siding near POW Camp 13 close to the Waranga Basin.[3]

The work was completed on 23 February 1944, achieved with the use of coffer dams and steel sheet piling.[4] It consisted of seven main concrete piers 54 ft [16.5m] in height supporting the central five 60 ft [18.3 m] steel spans crossing the main stream, the concrete piers being supported by 25 timber piles driven into the stream bed to a depth of 25 ft [7.6 m]. A further three 20 ft [6.1m] spans, six 30 ft [9.1 m] spans, and six 60 ft [18.3 m] spans are located on the east side, with fourteen 20 ft [6.1 m] spans on the west, all supported by a further fourteen concrete piers. Decking was timber. Wooden trestles supported the extremities: these were replaced by earth fill in the late 1960s or early 1970s, and Armco steel pipes provide flood openings for the lengthy embankment.

The new bridge was capable of carrying locomotives weighing 123 tons, in contrast to the earlier bridge designed for engines up to 65 tons.[5] It was in fact less costly to construct in steel and concrete than in timber: suitable timber was difficult to obtain, and rolled steel beams were cheaper than timber for the spans, the steel girders being fabricated at the

## HERITAGE CITATION REPORT

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Railways Workshops at Spotswood. The concrete employed was a 6 to 1 mixture using mine tailings from Chiltern as an aggregate, made in concrete mixers of seven and ten cubic feet capacity; 'the concrete distributed by elevating towers was thoroughly packed by pneumatic vibrators,' enabling a very dry mixture to be used.[6]

The railway had come to Murchison and Rushworth in 1890. Local agitation for a railway on the western side of the Goulburn had been long-standing, the Goulburn Railway League having been active from the early 1870s. Murchison and Rushworth increased the pressure after the line was taken from Mangalore to Shepparton on the eastern side of the Goulburn in 1880, with a branch line to Tatura (extended to Echuca in 1887) on the western side of the river, but to the north of Murchison and Rushworth.

Surveying for a rail line from Murchison East to Rushworth had begun in 1886, and tenders for construction of the first bridge were invited in October 1887.[7] Cairns Brothers of Murchison were the successful tenderers at £40,514.11.5.[8] Work began in early 1888, and criticism of the very slow progress being made became a constant, starting in April 1888 when it was reported that 'not more than 12 or 14 men are working between Rushworth and the river'.[9] That limited number continued for the whole period of construction. The firm was still advertising for 'bridge carpenters' on 12 February 1889,[10] although the first pile of the bridge over the Goulburn had been driven on 25 January 1888 at a small ceremony. In July 1889 the Murchison East to Rushworth line was among the many listed by the Railways Commissioners as overdue: '...detention has occurred through trouble in getting timber for the bridge. The contactors are said not to be showing that judgement in the work which might be expected'.[11] The bridge was the most prominent engineering feature of the line, and accounted for £10,553 of the total cost. The line was opened on 1 September 1890, with the junction station on the Shepparton line, previously known as Murchison, now called Murchison East. Only eight passengers travelled on the first train, the 7.25 am out of Rushworth, thirty passengers in all travelling that day. Stations between Murchison and Rushworth were Waranga, located around halfway along the line and serving the sawmills of the Hammond family and others, and the Whroo Road Siding closer to Murchison, later known as Hammond Siding, which was initially open only for light goods, but was soon also serving Hammond sawmills. Hammond mills and other Murchison sawmills had been turning out sleepers for the new Victorian rail lines, including local lines, for a number of years, producing 1200 per week in 1879.[12] The rail line was continued to Colbinabbin in August 1914, with a branch to Stanhope and Girgarre completed in 1917.

The original 1890 bridge consisted of a series of timber trestles with openings largely twenty feet in width. The portion over the main stream reached a height of 52 feet [15.8m] above the bed of the river, while the spans over the riverside flats and floodways were 20 [6.1m] to 25 feet [7.6] high. On the west bank particularly, the bridge approaches were (and are) quite long, reaching to higher ground in the area of the former Murchison station. The bridge was considered to have a maximum width span of 12 feet [3.7m], ending river navigation by paddle steamers from Echuca and Shepparton to Seymour.

The current bridge remains essentially as built in 1944, with the changes to the embankment approaches detailed above. On the Murchison East side one of the piers has been engraved with flood level markers, indicating flood levels in 1916 and 1939. Also, the piers are marked with the usual sequential numbers in Roman numerals. [13]

# HERITAGE CITATION REPORT

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The Murchison/Rushworth/Colbinabbin/Girgarre railway line system was closed on 12 October 1987, and a rail trail has been developed along the line from Murchison to Rushworth. Extending the trail on to the Melbourne-Shepparton railway line at Murchison East would allow better access from public transport; making the bridge safe to cross would nevertheless be a significant undertaking, as the timber decking has rotted through in many places.

[1] *Age*, 28 April 1939, p. 12, and *Goulburn Valley Stock and Property Journal*, 3 May 1939, p. 4.

[2] Article, no date, from un-named newspaper in the possession of Murchison Historical Society.

[3] <http://www.murchisonvictoria.com.au/historical-photographs-and-books-preserved-at-murchison.htm>, accessed on 10 July 2016.

[4] From articles in un-named newspapers dated 4 September 1942, 13 November 1942 and 1 November 1944 in the possession of Murchison Historical Society.

[5] Newspaper article dated 28 January 1944, paper un-named, Murchison Historical Society.

[6] *Ibid.*

[7] *Bendigo Advertiser*, 5 November 1887, p. 8.

[8] *Argus*, 22 November 1887, p. 7.

[9] *Leader*, 28 April 1888, p. 16.

[10] *Age*, 12 February 1889, p. 7.

[11] *Age*, 29 July 1889, p. 5.

[12] K Gregory, D Pearson and W Stewart, *From Protectorate to Premier Small Town: a brief history of Murchison 1840-1985*, Murchison, 1985, p. 43.

[13] <https://www.railpage.com.au/f-p1837368.htm>, accessed on 10 June 2016.

## Description

### Physical Description

The bridge consists of seven main concrete piers 54 ft [16.5m] in height supporting the central five 60 ft [18.3 m] steel spans crossing the main stream, the concrete piers being supported by 25 timber piles driven into the stream bed to a depth of 25 ft [7.6 m]. A further three 20 ft [6.1m] spans, six 30 ft [9.1 m] spans, and six 60 ft [18.3 m] spans are located on the east side, with fourteen 20 ft [6.1 m] spans on the west, all supported by a further fourteen concrete piers. Decking is timber. Armco steel pipes provide flood openings for the lengthy earthen embankments. The original work was completed on 23 February 1944, achieved with the use of coffer dams and steel sheet piling.[4]

### Statement of Significance

# HERITAGE CITATION REPORT

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## What is Significant?

The Murchison East-Murchison Rail Bridge Murchison is significant.

## How is it Significant?

The Murchison East-Murchison Rail Bridge is of local historic, technical and aesthetic significance to the City of Greater Shepparton.

## Why is it Significant?

The 1944 rail bridge is of historic significance for its role in connecting rural areas to the main Melbourne markets.

It is of historic and social significance for its association with the Prisoner of War and Internment Camps. Despite the shortage of construction materials during war time, it was critical to replace the deteriorating and unsafe 1890 timber trestle bridge and this was undertaken in 1944. HERCON criteria A & G

The rail bridge is of technical significance for its design and construction. HERCON criterion F

The rail bridge is of aesthetic significance for its landmark presence on the Goulburn River. HERCON criterion E

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** Reserve adjacent to Murchison-Goulburn Weir Road  
MURCHISON (Flume)  
**Address** Murchison-Goulburn Weir Road MURCHISON **Significance Level** Local  
**Place Type** Irrigation Channel/Canal  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

In the 1860s and 1870s, many schemes had been put forward to water the northern plains of Victoria, most based on what was seen as the 'wasted' water of the Goulburn, the state's largest river. Derided at the time, the schemes of the ardent early irrigationists had set the scene for the slow but inevitable progress towards fully-fledged irrigation systems. Most of the northern plains had been settled under the 1865 and 1869 Land Acts, particularly the latter. Dry years had followed the uncharacteristically good rainfall of the early 1870s, and water increasingly became the vital issue. The initial agriculture, grain-growing, was proving less reliable than expected, and a limited number of pioneering small-scale vineyards and orchards were established in the 1870s, relying on natural precipitation. Selectors in the Goulburn Valley joined others at the forefront of the clamour for water conservation and the damming of rivers for irrigation.

By 1882, the United Echuca and Waranga Waterworks Trust, which took in most of the western Goulburn Valley, had been established across the two shires, one of the water trusts grafted on to local government to supply water for stock and domestic purposes under the Water Conservation Act 1881; it had set up a wide network of main and distributary channels across its area. With the backdrop of the assured supply which would result from a weir (recommended by a series of Government-commissioned reports but constantly postponed), the Trust had from its inception looked to also providing irrigation. Its system was fed in the short term by water pumped from the Goulburn River near Murchison. The Goulburn irrigation scheme, based on 'National (State) Works' comprising the Weir, the Waranga Basin storage, and the large 'National' Channel connecting the two, was finally legislated for in the 1886 Irrigation Act of Alfred Deakin, Victorian Minister of Water Supply.

With the Weir under construction, notification that tenders would soon be called for the National Channel, of which this flume was a part, was advertised in March 1889 by Deakin:

*'The works will comprise the excavations and forming of embankments for a channel 110 ft. wide at bottom, to carry 7 ft. in depth of water, and will include the construction of flumes across depressions, bridges at crossing of roads, drainage works for the conveyance of surface waters across the channel, profiles, the formation of roads, and all other works necessary for the conveyance of water, providing access to adjoining lands, and in forming new lines of communication in place of those cut off.'*[1]

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Fifteen tenders were received by the Water Supply Department for the construction of 'Goulburn western irrigation channel', soon known as the National Channel (later as the Goulburn-Waranga Channel, and finally as the Stuart Murray Canal, named after Murray, Chief Engineer of the Water Supply Department, who had planned and supervised the Goulburn Scheme, and who became the first Chairman of the statewide water authority, the State Rivers and Water Supply Commission). The National Channel extended from the Weir to join the distribution system at the Echuca and Waranga Trust's pumping station, the distance being seven miles. The lowest tender was that of Messrs. Rothwell and Langton, of Sydney, the amount being £57,790,[2] although it seems that the contractors for the work were in fact Crosbie, Marquand and Co.[3] The Channel was impressive: 110 feet [35.5m] in width wide at the bed and 146 feet [44.5m] at the top, built to carry a depth of 7 feet [2.1m] of water, and capable of carrying 100,00 cubic feet [2832 cubic meters] of water per minute.

Between the Weir and the pumping station, the Channel included five flumes of which this, No 4, was the largest, at 350 feet [107m] in length. The *Euroa Advertiser* reported on how the flumes were constructed:

*Piles are driven into the ground 7 feet [2.1m] apart across the channel and 9 feet [2.7m] longwise with the channel. The piles are secured together with red gum sawn timber, long piles being used for the sides with shorter ones to keep them firm. The whole of the decking and sides are covered with 4-inch Oregon [sic] pine, imported direct from America. The whole of the piles and timber is covered with tar, so as to preserve it. On the top, above water level, are gangways, with handrailings on each side, which are nicely painted white.*[4]

Flumes were common in the early stages of irrigation in the northern districts and elsewhere, and other flumes were built further along on the National Channel north of the pumping station. They were also constructed elsewhere over gullies, swamps and depressions, for example at Merrigum, where a flume carried the Bray Channel over the Mosquito Swamp.

On 13 December 1890 water was released from the almost-completed Weir, and reached No 1 flume, the closest to the pumping station and the Trust Channel.[5] Almost immediately there were leakage problems, particularly at the ends of the flumes where flume met excavated channel;[6] these junctions required further consolidation.[7] Caulking of the sides also had to be undertaken.[8] In some cases, particularly with No 3 flume (one of the smaller flumes, 'in trouble from the first'), a section of wall would break open,[9] and it was only revealed in November 1891 that one whole flume had been swept away in the first weeks.[10] In March 1891, 'a good deal of damage was done at No 3 flume', with earth washed away from some piles, 'leaving them suspended from the beams'.[11] Leaks necessitated the water being turned off at the Weir, causing a delay in water reaching farmers and stock in the areas covered by both the United Echuca and Waranga Waterworks Trust and the new Rodney Irrigation Trust (excised from the eastern area of the UEWWT in 1889 following the creation of the Shire of Rodney), and meant that the UEWWT's pump had to be brought back into temporary operation. In the winter of that first year of 1891, with the water turned off, the flumes on the first seven miles were 'considerably extended so as to avoid as far as possible the vexatious delays caused last summer by the flumes giving way'.[12] The flumes were still being repaired in 1899.[13]

The use of flumes in the irrigation systems of northern Victoria came under criticism. In 1893, the Rodney Trust, which under the impetus of the progressive fruit and vine growers of Mooroopna and Ardmona had now seized the irrigation initiative, was looking at substituting subways (locally referred to as siphons) for the what it saw as the problematic flumes. However the Trust's engineer JM Hector was rebuffed in his desire to make the change, the Water Supply Department not allowing loans for subways and insisting still on flumes, at additional expense, the Trust contended.[14] However by the first years of the twentieth century, flumes had been superseded, and the crossings of gullies, creeks and

## HERITAGE CITATION REPORT

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depressions by the East Goulburn Main Channel (belatedly being built from 1906 to carry irrigation water to the Shepparton area and beyond) were achieved by John Monash's reinforced concrete subways.

Flume No 4 on the National Channel was decommissioned in 1915, after around twenty-five years of operation, due to leakage problems from its inception, and in its place a subway structure was built below it to deal with the flow through the natural depression. The replacement structure consisted of a reinforced concrete pipe approximately 140m of 900mm diameter, which was cast in situ. To remedy erosion damage surrounding the downstream headwall, another reinforced concrete pipe, rubber ring jointed, 25m in length and 900mm in diameter, was added in the mid 1980's. The subway also features a scour valve which is used to drain the SMC pool upstream of the Punt Road regulator. This valve is one of the few remaining scour valves that remain operational along the SMC, and Goulburn Murray Water, the current water authority, has indicated that this item should be retained.[15]

Over the last thirty-five years, the concrete in the subway became increasingly degraded. Structural cracks resulted in leaks, and the integrity of the concrete after a century of use became questionable. Replacement works were undertaken in mid 2016 to address these issues, the Stuart Murray Canal being drained to allow for remediation.[16]

During this work, timber flume No 4, its piles and associated support structures, all still present in the SMC water way, were revealed, to much local and media interest.

[1] *Age*, 23 March 1889, p. 16

[2] *Colac Herald*, 7 May 1889, p. 3

[3] *Euroa Advertiser*, 19 December 1890, p. 3,

[4] *Euroa Advertiser*, op. cit.

[5] *Kerang Times*, 19 December 1890, p. 2

[6] *Weekly Times*, 24 January 1891, p. 26

[7] *Ibid.*

[8] *Ibid.* 24 Jan

[9] *Riverine Herald*, 30 March 1891, p. 3

[10] *Riverine Herald*, 4 November 1891, p. 2

[11] *Riverine Herald*, 30 March 1891, p. 3

[12] *Argus*, 15 October 1891, p. 6

[13] *Bendigo Independent*, 28 June 1899, p. 2

[14] *Kyabram Union*, 21 April 1893 p. 2

[15] All recent information from Jarrod O'Brien, Project Officer, Project Delivery Unit (Construction), Goulburn-Murray Water: emails to President of Murchison Historical Society, 28 and 29 June, 2016

[16] *Ibid.*

## Description

### Physical Description

This flume was built as part of the Goulburn Irrigation Scheme, the first large-scale publicly-funded irrigation scheme in Victoria and possibly Australia. The flume is a heavy wooden construction raised on piles; it acted as an aqueduct, carrying the 'National Channel' over a sizeable natural depression on the route from the Goulburn Weir to connect south of Murchison with the earlier channel of the United Echuca and Waranga Waterworks Trust. The flume consists of the piles and their struts surmounted by a wide decking with shallow outward-sloping retaining walls on either side, both decking and walls constructed of short lengths of 4 inch [10.2 cm] oregon. The remnants of the original tar covering are visible above the water line. Each side is topped by a walkway with handrail, now the only section visible, the decking and sides being generally submerged under the water of the Stuart Murray Canal, as the National Channel is now known.

## Statement of Significance

### What is Significant?

The Flume in the reserve adjacent to the Murchison-Goulburn Weir Road, Murchison is significant.

### How is it Significant?

The flume is of local historic and technical cultural heritage significance to the City of Greater Shepparton.

### Why is it significant?

The flume is of historic significance for its association with the development of irrigation practices in the Goulburn Valley. HERCON criterion A

It is of technical significance for its capacity to illustrate technical aspects of the movement of water through the irrigation areas. HERCON criterion F



# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	Yes

# HERITAGE CITATION REPORT

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<b>Name</b>	80 River Road MURCHISON	
<b>Address</b>	80 River Road MURCHISON	<b>Significance Level</b> Local
<b>Place Type</b>	House	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection**      VHR No HI No PS Yes

## History and Historical Context

The house at 80 River Road is situated on land originally part of Allotment 8 in Section 17 of the county of Rodney, which was first sold to a butcher Charles Wemyss in December 1854. Physical evidence including timber slab wall construction and timber roof shingling suggests the existing house dates from the c.1850s-60s and is possibly the first dwelling erected on the site by Wemyss. In 1901, Amy and Albert Gill purchased the property and subdivided the eastern side into a series of smaller residential allotments between the 1920s and 1940s. Amy Gill is believed to have operated the building as a boarding house.

## References

Graeme Butler, *Waranga Conservation Study*, Volume Three, pp. 28-29.

Parish plan of the Township of Murchison and Murchison East, Department of Lands & Survey, 1915.

Shirley Cloggie, pers comm.

## Description

### Physical Description

The house at 80 River Road, Murchison is a single-storey homestead with walls clad in rough-sawn ironbark boards laid horizontally. It has a hipped corrugated galvanised steel roof with an integral verandah supported on timber posts. The symmetrical front elevation contains a central front door flanked on either side by a pair of timber-framed, double-hung multi-pane sash windows. Internally, the house features pressed metal lining to the walls and ceilings. Original or early timber slab linings have been reportedly uncovered in internal walls.

A mature Canary Island palm (*Phoenix canariensis*) is located to the front of the building. The property also contains a large prefabricated metal shed and a modern metal-framed carport.

## Statement of Significance

### What is Significant?

80 River Road, Murchison is significant.

# HERITAGE CITATION REPORT

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The large Canary Island Palm (*Phoenix canariensis*) contributes to the significance.

## How is it Significant?

80 River Road, Murchison is of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

It is of historic significance as it was constructed c.1860 and is one of the earliest surviving residences in Murchison. HERCON criterion A

A number of the internal walls have retained their original timber slab structural system, and this is a rare and unusual feature. This technique was once common, and has become a rare and unusual feature within any domestic building. HERCON criteria A, B & F

It is of aesthetic significance for its regional Victorian vernacular construction. HERCON criterion D

The large Canary Island Palm (*Phoenix canariensis*) contributes to the aesthetic significance. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

Yes

**Tree Controls**

Yes The Canary Island Palm (*Phoenix canariensis*) in the front of the house is significant.

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 40 Stevenson Street MURCHISON (Bills Water Trough)  
**Address** 40 Stevenson Street MURCHISON **Significance Level** Local  
**Place Type** Monument  
**Citation Date** 2014

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

The trough is one of a number installed at that time in local towns; others were placed at Tatura, Kyabram and Merrigum. The troughs were donated through a trust set up by George and Annis Bills. George Bills was born in Brighton, England in 1859. He migrated with his family to New Zealand and subsequently to Echuca in 1873. In 1882 he opened a bird dealer's shop in Brisbane, where he met and married Annis Swann who had immigrated from Sheffield in England. He and his brothers set up a very successful business, Busby's Best Bedding (BBB), which manufactured spring mattresses. George became a Life Governor of the RSPCA in 1924.

George and Annis had no children, and following the death of George in 1927, a trust fund was set up, believed to be around £70,000-£80,000. One of the purposes of the trust, as set out in George Bills' will, was to:

*'..construct and erect and pay for horse troughs wherever they may be of the opinion that such horse troughs are desirable for the relief of horses and other dumb animals either in Australasia, in the British Islands or in any other part of the world subject to the consent of the proper authorities being obtained.'*

Each trough cost £13 plus transport and installation. The majority of the troughs were installed in Victoria and NSW between 1930 and 1939.

Murchison's trough was first located on the north side of Stevenson Street approximately opposite the real estate office, near the town's weighbridge. In the 1970s, it was removed for some time to Cassidy's farm. It was returned to a central location, now near the bridge, in around 2000, largely due to the efforts of Keith Gregory.

### References:

*Shepparton Advertiser*, 5 February 1935, p. 4

[https://en.wikipedia.org/wiki/Bills\\_horse\\_troughs](https://en.wikipedia.org/wiki/Bills_horse_troughs)

## Description

### Physical Description

Pre-cast rectangular concrete trough with concrete back.

# HERITAGE CITATION REPORT

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## Statement of Significance

### What is Significant?

The concrete Bills' water trough is significant.

### How is it Significant?

It is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance as one of many concrete horse troughs that were installed in Victoria and New South Wales between 1930 and 1939.

They are of historic significance for their association with the Bills' Trust fund which was set up by the philanthropists George and Annis Bills. The trough demonstrates an unusual philanthropic trust (for its period) as it deals with the welfare of horses in particular and other animals as needed. It also demonstrates the extent to which horses were still part of everyday street life up until World War II. HERCON criterion A

It is of aesthetic significance for its style and design. The trough contributes to the streetscape values. HERCON criterion D

## Recommendations 2014

### External Paint Controls

No
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### Internal Alteration Controls

No
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### Tree Controls

No
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### Fences & Outbuildings

No
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### Prohibited Uses May Be Permitted

No
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### Incorporated Plan

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### Aboriginal Heritage Place

No
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# HERITAGE CITATION REPORT

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**Name** 3-23 Willoughby Street MURCHISON (Aboriginal Protectorate)  
**Address** 3-23 Willoughby Street MURCHISON **Significance Level** Local  
**Place Type** Post-contact Site  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI Yes PS Yes

## History and Historical Context

The central station of the Goulburn River Aboriginal Protectorate District at what is now Murchison operated from 1840 until 1853, and is a significant post-contact Aboriginal site on the Goulburn River. It was the focus of interaction between Aboriginal communities, particularly the Ngurai-illam wurrung, Daungwurrung and Yorta Yorta peoples, government officials and settlers during the early years of contact in the Port Phillip District. The site continued to hold significance to Aboriginal people after the 1850s, linking pre- and post-contact histories and geographies.

The four Protectorates were set up in Victoria with the aim of protecting Aboriginal peoples from the difficulties they faced arising from European settlement. Moved down the river to the Murchison site from its first failed iteration at Mitchellstown, the Goulburn Protectorate was established on the river immediately east of the present Murchison township under a new Assistant Protector, William le Souef, who took up supervision in November 1840, and was one of the first European settlers in the Murchison district.

Aborigines who came to the Station received blankets and rations of flour, meat, soap and tobacco, and were encouraged to remain there. The departmental return of April 1841 shows 200 local Aborigines as having attended, with individual lengths of stay varying between five and thirty days. A Departmental doctor noted in September 1841 that about one hundred were present and a high number were suffering from accidents and diseases.

In September 1841, Le Souef reported to Chief Protector Robinson that improvements to the Protectorate included acres of wheat, barley, oats, maize and potatoes, and five small and large bark buildings. The work was undertaken by those living within or visiting the Protectorate. In November 1842 Le Souef stated that 'commodious and solid houses' were being built, 200 acres of excellent land had been fenced, and nearly fifty acres were totally cleared. Three wells with cast-iron hand pumps and lead piping irrigated the vegetable plots.

Le Souef failed to develop a good relationship with the local Aboriginal people and departed in 1844, replaced by ES Parker.

# HERITAGE CITATION REPORT

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The Goulburn Protectorate closed in May 1853, and local Aborigines received no further Government assistance. The Protectorate system was discontinued and the office of Protector of Aborigines abolished in 1860. Local historian Warwick Finlay succinctly summed up the failure of the Protectorate system: 'The assistance offered was no match for the loss of traditional food sources, the total breakdown of a long-established culture and the devastating effects of the introduced diseases.'

There are no standing remains. Surface features including postholes and mounding define the location of a number of the Protectorate buildings.

## References:

WH Bossence, *Murchison: The J.G. Kenny Memorial History*, Melbourne, 1965, pp. 40-56

Warwick Finlay, *The Doctor, the Captain, the Poet and others: commemorating 150 years of Murchison Township*, Shepparton, 2005 (2004), pp. 11-13

## Description

### Physical Description

The Aboriginal Protectorate area is a lightly wooded and grassed area. There are a number of significant trees within this place.

## Statement of Significance

### What is Significant?

The former Aboriginal Protectorate site is significant.

### How is it Significant?

The former Aboriginal Protectorate site is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The former Aboriginal Protectorate site is of historic significance for its association with post-contact colonial attitudes to the welfare of the Aboriginal community. It is of social significance to the families of those who were detained in this Protectorate. HERCON criteria A & G

The former Aboriginal Protectorate site is of aesthetic significance for its landscape values and the resonance between these values and Aboriginal cultural values. HERCON criteria D & H

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	Yes All indigenous trees are of significance.
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	Yes



# HERITAGE CITATION REPORT

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**Name** 44 Willoughby Street MURCHISON (the former Common School 1126)  
**Address** 44 Willoughby Street MURCHISON **Significance Level** Local  
**Place Type** School - State (public)  
**Citation Date** 2014

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

### Place History

Formal schooling in Murchison began with a school attached to the Goulburn River Aboriginal Protectorate Station, established by 1842[1]. Subsequently, a day school organised by the first Free Presbyterian clergyman in the area, Rushworth minister Rev A McNicol, was opened in the town on 11 November 1859, in a shingle-roofed slab building. Along with the school, the building hosted the church services and social gatherings. McNicol's daughter Agnes was the initial teacher, 21 pupils attending.[2] McNicol applied to the Denominational School Board for a grant, £100 being received on 1 November 1860. The school was now under the Denominational Schools' Board (as distinct from Government-established schools administered by the National Schools' Board), classified as a State-aided Presbyterian School, with a Board of local Trustees, among them Frederick Salas, Murchison pioneer and identity, and with an enrolment of 16 boys and 15 girls. The teacher was Hugh G Wylie.[3]

As a Denominational School, Murchison was typical at this time: in 1858, the year before it opened, 72% of Victorian children who attended school were educated in Denominational Schools (though less than half the children of school age were attending any school).[4] In 1862 the National and Denominational Schools' Boards were brought together in Victoria under a new Education Act, which created a Board of Education, into which all Denominational Schools wishing for government funding were subsumed. Schools under the Board of Education were now to be known as 'Common Schools' and financed from Government grants (and any local funding). The fledgling Murchison school became Common School No 420. Several years later the school was transferred to Watson Street adjacent to Roderick Square.[5] Local identities who served on the Committee during the first ten years included Salas, J Cloney, H Thorne and C Wemyss. After this building was blown down on 17 December 1870, local residents raised £90, and applied for a Government grant, citing that the number of school-children living within 2 miles of the proposed school was 66, comprising 19 boys, 40 girls and 7 children under 8. With a equivalent grant from the Board of Education, land was purchased on Willoughby Street, and the school was built.[6]

The building in Willoughby Street, the new Common School Number 1126, was opened on 1 November 1871, with Thomas Meagher, formerly of Whroo, as head teacher. At the end of the next year, the ground-breaking 'free,

## HERITAGE CITATION REPORT

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compulsory and secular' Education Act of 1872 was passed, and slowly nomenclature moved away from 'Common Schools' to 'State Schools', although the Willoughby Street building is still known locally as the former Common School or, amongst a few older residents, as 'the Sloyd School' (see below).

A teacher's residence was built in 1875, and in October 1877 H Hearle was appointed from Blowhard school, an inspector's report on his performance there noting 'the attainments of the scholars ... reflect great credit on Mr Hearle'. [7] Despite the construction of the first (wooden) bridge across the Goulburn at Murchison, on the site of the current bridge, some students from east of the river were rowed back and forth daily until the railway bridge was completed in 1890.[8]

By the end of 1879, although the school had been built to house 70 students, there were 200 names on the roll and an average attendance of 120. A meeting of parents demanded the building be enlarged, with the resolution to be taken by local members Simon Fraser and Duncan Gillies to Parliament.[9] Gillies took it to the Lower House two days later, the Minister for Public Instruction acknowledging that the 'question of provision for education in the country districts' was frequently raised, and that he had plans for 'upwards of fifty or sixty schools which ought to be constructed, but for which there were no funds available.'[10] In 1896 the Schools' Inspector wrote of Willoughby Street: 'Both sense of sight and smell are made unpleasantly aware that the school ground is a favourite camping ground for a herd of goats kept in the neighbourhood.'[11] That year the Shire Secretary, WH Geyle, forwarded a formal request for a new school.[12]

Other schools were operating intermittently in the town. In 1897 a Miss Glendenning had announced her intention to open a private school in the Baptist Church; another school, known locally as 'Wesley College', was operated in the Wesleyan Church opposite the police station, and Miss Peters conducted infant classes in the 'Trinity School' opposite the water tower.[13]

In 1900, there were 160 pupils in attendance at the State School on the day the school photographs were taken, as a pupil writing to the children's pages of the *Leader* noted.[14] At the end of that year, the school was described as being in disrepair, with parents obviously protesting, as the Board of Advice for the Central and Eastern Ridings of the Shire of Waranga moved that parents who withheld their children from the schools which were 'not in a fit state to accommodate children', such as Murchison and Rushworth, should not be prosecuted.[15]

In a contemporary local echo of an issue played out in public education over a century or more later, in 1904 the Board refused to allow the Anglican minister to conduct 'Scripture lessons' in the Murchison and Rushworth schools, the subject arousing 'considerable discussion' and prompting one Board member to resign.[16]

After continued local agitation about conditions at Willoughby Street, in 1901 the Minister for Education promised a new school for Murchison, locals pressing for early construction with 'the present building being quite inadequate for the needs of the district.' In August 1901 land was purchased in Impey Street from Martin Cloney for £150.[17] Nothing

## HERITAGE CITATION REPORT

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eventuated. Committee and parents kept up the pressure, the Murchison and District Progress Association in 1902 urging on the Minister the necessity of a new school, as the Department was seeking to rent a building to cope with the overcrowding. Several deputations visited the Premier, Sir Thomas Bent.[18] Finally, four years later, in early 1906, Messrs Eadie and Kelso's tender of £1761 for a new school was accepted; junior classes had been held in a rented building nearly half a mile from the Willoughby Street school, 'a state of affairs that was unsatisfactory to both parents and teachers'.[19] The new school was opened on 27 September 1906 by the Director of Education, Frank Tate, in a ceremony attended by W Cussen MLC and local Councillors, as well as the architect, Major Watson, and Mr Ford, Supervisory Officer.[20]

For a time the Willoughby Street school building was used for cookery classes, and for Sloyd. Sloyd was a Swedish system of manual training in the use of tools and materials. Taken up in Victoria, the design and craft elements were diminished, it often becoming little more than basic woodwork. Sloyd Woodwork centres at a limited number of locations provided a limited number of places for boys in Grades 6, 7 and 8.[21] At this time most pupils only continued to Grade 8, the highest class in State schools; the State had only accepted responsibility for secondary education in 1910, and no more than 25 high schools were built by 1920. Instruction in Sloyd was for a term of twelve months, for a half day per week. The Murchison Sloyd School in the old Common School on Willoughby Street, refurbished in 1916, was one of 57 in the State that year: other local Sloyd Schools were at Rushworth, Kyabram and Nagambie, with Shepparton yet to come.[22] At Willoughby Street the boys made the treasured Honour Roll recording ex-pupils who served in WW1, which currently hangs in the Impey Street building.[23] Sloyd work was also auctioned for the war work of the Red Cross.[24] R Matthews was the temporary teacher in charge of both the Murchison and Rushworth Sloyd Schools in June 1922, dividing his time equally[25]. In 1926, Ronald MacLennan, a 9 year-old sixth-grader from Murchison writing in the children's pages of the *Weekly Times*, confided : 'I go to sloyd and music and like it very much.'[26] It is unclear when the Sloyd and cookery classes at Willoughby Street ceased.

In January 1947, the former Common School became the location for the 'the town's first secondary industry.' In a much-vaunted boost for the town, boot and shoe manufacturer AG Fillingham Pty Ltd of Clifton Hill leased the building as a boot factory. It was opened on 31 January 1947 by John McDonald (later Sir John), Leader of the State Opposition and the Victorian Country Party, Shepparton orchardist, and MLA for the seat of that name, in the presence of a representative of the Minister for Decentralisation.[27] Mc Donald lauded decentralisation, and complimented the company on its 'progressive step'; he foresaw a 'great future' for Murchison with the completion of the Eildon scheme. AG Fillingham stated he believed the factory would expand, and praised the work of McDonald and the Murchison Progress Association, also noting the 'fine type of employee offering.' A decentralisation initiative spearheaded by the local Progress Association and facilitated by McDonald, the factory in the 'fully modernised' building employed up to twenty-two local girls.

Despite the 1947 fanfare and hope, the boot factory in the former Common School closed down after about five years, due mainly to Government withdrawal of freight subsidies.[28]

The building was purchased as a private dwelling by the Ferguson family in the 1950s, and changed hands again in 2006.

[1] K Gregory, D Pearson and W Stewart, *From Protectorate to Premier Small Town: a brief history of Murchison 1840-1985*, Murchison, 1985, p. 12

## HERITAGE CITATION REPORT

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[2] Ibid.

[3] Ibid, p. 13, and WH Bossence, *Murchison: The J.G. Kenny Memorial History*, Melbourne, 1965, p. 149

[4] *The Encyclopedia of Melbourne*, <http://www.emelbourne.net.au/biogs/EM00507b.htm>, accessed on 23 June 2016

[5] K Gregory, D Pearson and W Stewart, op cit, p. 13

[6] Ibid.

[7] *Ballarat Star*, 29 October 1877, p. 4

[8] K Gregory, D Pearson and W Stewart, op cit, p. 14

[9] *Argus*, 1 December 1879, p. 7

[10] *Geelong Advertiser*, 4 December 1879, p. 3

[11] K Gregory, D Pearson and W Stewart, op cit, p. 14

[12] Ibid.

[13] Ibid.

[14] *Leader*, 30 June 1900, p. 42

[15] *Age*, 26 November 1900, p. 6

[16] *Bendigo Independent*, 7 April 1904, p. 4

[17] *Age*, 19 February 1901, p. 8

[18] *Numurkah Leader*, 12 September 1902, p. 7, and K Gregory, D Pearson and W Stewart, op cit, p. 16

[19] *Benalla Standard*, 2 March 1906, p. 3

[20] K Gregory, D Pearson and W Stewart, op cit, p. 16

[21] *Tribune* (Melbourne), 29 June 1916, p. 5

[22] Ibid.

[23] *Argus*, 9 November 1917, p. 9

[24] *Murchison Advertiser*, 31 May 1918, p. 3

[25] *Shepparton Advertiser*, 12 June 1922, p. 1

[26] *Weekly Times*, 2 October 1926, p. 57

# HERITAGE CITATION REPORT

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[27] *Shepparton Advertiser*, 7 February 1947, p. 1

[28] K Gregory, D Pearson and W Stewart, op cit, p. 16

## Description

### Physical Condition

The former Common School has an unusual twin-gabled face-brick composition. Features such as the carved barge boards, the corbelled brick chimney, the oculus vent at the apex of each gable and the centralised gabled porch contribute to its architectural expression.

The window openings have been modified, the brickwork has been painted and the picket fence has been replaced.

Sources: Graeme Butler, *Waranga Conservation Study: Shire of Waranga Conservation Study; Volume Four*

## Statement of Significance

44 Willoughby Street Murchison is also a contributory place within the Murchison Central Township. Please refer to the precinct citation (Hermes record # 200478) for further information about the significance of the place.

### What is Significant?

The former Common School (No 1126) at 44 Willoughby Street, Murchison is significant.

The modified window openings and the painted finish to the original face brickwork are not significant.

### How is it Significant?

The former Common School is of local historic, social and aesthetic significance to the City of Greater Shepparton.

### Why is it Significant?

The former Common School, constructed in 1871, is of historic significance for its association with the 1862 *Education Act*, which created a Board of Education into which all Denominational Schools wishing for government funding were subsumed. Schools under the Board of Education were now to be known as Common Schools and financed from Government grants.

It is of historic and social significance for its association with Sloyd (Swedish training in the use of tools and materials) and in 1916 it was one of 57 Sloyd workshops in the state. During WWI the boys made timber objects for the Red Cross to sell to raise funds for the war effort and after WWI the boys made the Honour Roll (now located in the Primary School in Impey Street).

It is of historic significance for its association with the development of a regional post-war secondary industry - the development of a boot factory. HERCON criteria A & G

The former Common School is of aesthetic significance for its unusual twin-gabled face-brick composition and features such as the carved barge boards, the corbelled brick chimney, the oculus vent at the apex of each gable and the

# HERITAGE CITATION REPORT

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centralised gabled porch. HERCON criterion E

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 1030 River Road MURCHSION NORTH  
**Address** 1030 River Road MURCHSION NORTH **Significance Level** Local  
**Place Type** House  
**Citation Date** 2014

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

### Aboriginal Post Contact History

The Ngooraialum tribe were the Aboriginal inhabitants of the area. This tribe (and other clans) were placed in the Murchison Protectorate soon after Europeans came to this area. The Murchison Protectorate was one of four Port Phillip Aboriginal Protectorates established in February 1839. The Chief Protector was George Augustus Robinson (1788-1866). Robinson supervised the four Protectorates set up in different geographic districts of Port Phillip. Initially, in May 1839, the Goulburn Valley Protectorate was located near Mitchellstown under James W Dredge. He quickly resigned in protest, it is said, at the appalling conditions imposed upon the Aboriginal people. Dredge was replaced one year later by William Le Souef in 1840, and the Protectorate removed to 'a square mile of country which Robinson had chosen'. By 1841, Le Souef reported to Robinson that improvements to the Protectorate included acres of wheat, barley, oats, maize and potatoes. It also included five small and large bark buildings. The work was undertaken by those living within the Protectorate. The Goulburn Aboriginal Station, as it was known, closed in May 1853, and Governor La Trobe abolished the Office of the Protector of Aborigines in 1860.

### Murchison and District

Squatters started settling the area in 1840. French vigneron Ludovic Marie came to the district in the 1850s and established a vineyard. He also set up a hotel and a punt service over the Goulburn for gold miners travelling between Bendigo and Beechworth. Marie received his licence to establish a punt 1855. In 1854, the township site was surveyed by the Colonial Surveyor Philip Chauncy. The area surveyed for the township was next to the former Protectorate and adjacent to the river crossing point. It appears that Chauncy placed the township centre in this location for a number of reasons. The river crossing was already at this location and had created a de facto settlement. He was acting on early town planning principles that went back to Arthur Philip; townships were to be situated on rivers, the area was typically 3 miles (1.9km) by 1 mile (0.4km), and within this area only small allotments were to be released with the rest of the space reserved for future expansion. Public areas were to be reserved for public buildings and other purposes such as public squares and/or reserves. Chauncy's 1854 survey of the Port of Echuca is similar in intent to Murchison - with both having a town square near to the river and roughly in the centre of the old township. The location for Echuca like Murchison was identified by the site of the punt and the river crossing.

Murchison soon became prosperous as it was on the route to the goldfields and shallow draft paddle steamers could navigate the Goulburn River. There are a number of early buildings from this period surviving in the township.

Land along the Goulburn was first opened for selection in 1865, with most small landowners moving into the area in the 1870s. By 1865 Murchison boasted a school, two hotels and stores and a number of houses. When the selectors began opening up the land, they cleared the fertile ground and began growing wheat. The cultivation of wheat in turn meant the

# HERITAGE CITATION REPORT

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establishment of flour mills, scattered across the Goulburn Valley. Murchison area had a flour mill at Noorilim, six kilometres south of the township, to grind locally grown wheat (VHR H1523). In addition Day's Mill (VHR H7924) became large and important flour milling operation for the region and continued to function for many years with flour being shipped out by train.

In 1871 a bridge was built over the Goulburn to replace the punt service. Between 1871 and 1875 the Waranga shire, in which Murchison was situated, increased its areas under wheat and under fallow two fold and six fold respectively. In Murchison a Mechanics' Institute was opened in 1874, and Presbyterian, Anglican and Catholic churches were built during that decade. A railway line was built along the eastern side of the Goulburn River in 1880, passing through Murchison East. Ten years later a branch line crossed the river to the west, passing through Murchison to Colbinabbin.

After the 1890s Murchison entered a period of stagnation, with few initiatives in commerce or development. The building of the Goulburn Weir for irrigation in 1887-90 meant that the Goulburn River was no longer navigable by paddle steamer. Much of the Dhurringile district remained under the control of a few individuals and this meant that Murchison was denied the commercial benefits that a closer settled district would have provided. Irrigation waters that were made available to many districts following the completion of the Goulburn Weir in 1891 were not readily available to the farm lands surrounding much of Murchison. This meant townships such as Shepparton, Tatura and Mooroopna continued to thrive on the back of irrigation developments while Murchison struggled.

A number of events occurred in the Interwar period that provided some stimulus to the local economy and supported further development. This included the provision of electricity (1926), the construction of a Bush Nursing Hospital (1934) and the construction of a new steel bridge (1937). This coincided with further housing development along Rushworth Road and River Road. The houses were relatively substantial and stylish with many displaying fine architectural features. The location of these largely substantial buildings is of note, as Rushworth Road and River Road became the preferred areas for new residential building. This period is notable for an increasing prosperity of some farmers, and townships such as Murchison benefited from the consolidation of farms and integrated rural industries such as dairies, creameries, butter factories and accessibility of metropolitan markets through rail links.

During World War 2, three prisoner of war camps, together with four internment camps, were established in the Murchison/Tatura /Rushworth area. This was the largest group of such camps set up in Australia, a unique concentration. Dhurringile mansion, 11 kilometres to the north, held internees for a short time, then German officer POWs and their batmen. Camp 13 near Murchison, with the associated wood-cutting camp at Graytown, held German and Italian POWs, and Japanese POWs after the Cowra breakout. The overall total capacity of these camps was in excess of eight thousand prisoners: the staff of 2700 comprised guards, medical personnel, women's services, and administrative staff. The combined populations of the camps far exceeded the local populace. Numbers of internees, particularly Italian internees, were released daily to work on local farms and orchards.

Murchison was a comfortable post-war country town with public gardens, reticulated water and electricity, varied agriculture and saw-milling. There was no other significant industry apart from retailing. The town's function as a local service centre has remained much the same.

On 28 September 1969 a meteorite shower fell 2 kilometres south of Murchison. Many local residents collected samples of these meteorites. The rocks were analysed at the NASA Ames Research Center where they were discovered to contain the first convincing evidence of amino acids of extra-terrestrial origin, confirming the Miller-Urey experiment. The Murchison meteorite samples contained 90 different amino acids, only 19 of which are found on earth.

## Description

### Physical Description



# HERITAGE CITATION REPORT

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The house is a typical vernacular building.

The large tree contributes to the setting of the place.

## Statement of Significance

### What is Significant?

The house and large tree at 1030 River Road, Murchison North.

### How is it Significant?

1030 River Road is of historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

1030 River Road is of historic significance as it provides tangible physical evidence of the early settlement of Murchison. HERCON criterion A

1030 River Road is of aesthetic significance for its vernacular architecture. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

Yes The large tree on the site.

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

This information is provided for guidance only and does not supersede official documents, particularly the planning scheme. Planning controls should be verified by checking the relevant municipal planning scheme.

# HERITAGE CITATION REPORT

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<b>Name</b>	3390 Midland Highway NALINGA (Altona Park)	
<b>Address</b>	3390 Midland Highway NALINGA	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Victorian Period (1851-1901), Interwar Period (c.1919-c.1940) American Bungalow
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## History and Historical Context

Altona Park was built around 1892 by Isaac Sadleir Alt, a successful pioneer grazier in the Nalinga district south-east of Dookie.

Nalinga and Stewarton, adjoining localities, were part of the lands of the Bangerang Aboriginal peoples. Squatters arrived in the area in the 1840s. On the west, the Benalla run was taken up by Edward Grimes in 1840; after the usual succession of pastoral tenants, it was cancelled in 1882, the last occupant being Robert Rutherford who had held it from October 1874. Emu Plains on the east had been taken up in January 1844 by Robert Redfern and James Alexander, was finally held by James Thomas Turnbull Jnr and George Turnbull, and was cancelled in June 1880. Sizeable holdings were retained by the last and earlier pastoral tenants.

A township was gazetted for Nalinga in September 1874,[1] and a reserve for a township of Stewarton entered on some maps,[2] but neither town eventuated. Selectors moved into the area under the 1869 Land Act.

Isaac Sadleir Alt was in possession of an extensive sheep grazing property in the Nalinga district by 1892, the name Altona Park reflecting the family name.[3] Alt had earlier been a community figure and a JP in Elmore.[4] Isaac Alt died at Altona Park on 14 December 1894 and his widow Margaret Matilda Alt continued to run the property until 1904, when she leased it out,[5] though by 1906 son John was back running the property.[6] Margaret Matilda died on 30 June 1910, and the estate was advertised for sale; by then it had been aggregated to 2946 acres [1192 ha], 1925 acres [779 ha] of which were described 'rich agricultural and fattening land on the Broken River'. This included the homestead block of 552 acres, 'with substantial brick residence, well laid out garden and orchard, and all necessary outbuildings'.[7]

The other family with whom Altona Park is highly identified is the Gall family, members of which had been squatters, holding the Wombat Hill run in the Strathbogie area. Francis Giffin Gall purchased Altona Park on 25 July 1924.[8] The heavy verandahs with their brick piers may have been added during the Gall family's tenure.

# HERITAGE CITATION REPORT

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The Gall family held Altona Park until October 1998.[9]

The woolshed, brick mens' quarters, hayshed and elm avenue are also of significance.

[1] Victorian Government Gazette 60, Date:18 September 1874, p. 1697

[2] PROV Historic Plan Collection: Map Run 240: Emu Plains, Goorambat, Mokoan.

[3] North Eastern Ensign, 26 February 1892, p. 2

[4] *Victorian Government Gazette*, 1874, p. 969

[5] *Benalla Standard*, 14 October 1904, p. 2

[6] *Benalla Standard*, 17 August 1906, p. 4

[7] *Benalla Standard*, 28 February 1911, p. 2

[8] Title: Vol 3503 Fol 516

[9] Titles: Vol 3503 Fol 516; Vol 9014 Fol 520; Vol 9014 Fol 521

## Description

### Physical Description

Altona Park is an unusual combination of two periods of architecture. The principal facade, constructed in the late Victorian period, has a central recessed bay with a large entrance door with fanlight and side lights; this door is flanked by two sash windows. Flanking this recessed bay are two projecting pavilion-like additions. Each has a centrally located sash window. The roof is hipped and the eaves have paired brackets. The walls have been rendered. The verandah has verandah posts but these have been stripped of any decorative features. This facade is austere and has few decorative elements.

The side facades and rear have been altered, with an addition to the rear. This has been tied into the main building along the side facades by verandahs with brick half columns and decorative cast cement pillars. This type of detail was common in the Interwar period and was found on Bungalows.

## Statement of Significance

### What is Significant?

Altona Park, the homestead and outbuildings, at 3390 Midland Highway, Nalinga is significant.

# HERITAGE CITATION REPORT

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## How is it Significant?

Altona Park is of historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

Altona Park is of historic significance for its association with the establishment of agricultural development in the Nalinga District.

It is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th and early 20th century. The scale and design of the homestead contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

Nalinga Park is of aesthetic significance for its two different periods of development. The Victorian element is atypical in design for the region. The side verandahs with their Bungalow style are also an unusual addition both for the extent and the juxtaposition with the Victorian facade. HERCON criterion E

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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<b>Name</b>	325 Popular Avenue ORRVALE	
<b>Address</b>	325 Popular Avenue ORRVALE	<b>Significance Level</b> Local
<b>Place Type</b>	Church,House	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	<b>VHR</b> No <b>HI</b> No <b>PS</b> Yes
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## History and Historical Context

Orrvale, settled in 1912, was the second Closer Settlement scheme in the municipality. In late December 1914, the local governing body of the Methodist Church, the Quarterly Meeting, minuted that 'Service and Sunday School' should begin on Settlement No 2, and that 'a large number of families' were 'ready to assist'. In early April 1915 the Quarterly Meeting noted that an acre of land had been secured on Mr Lunt's land, and that a written request by 30 families had been made for church services. The Loan Fund of the Closer Settlement Board had granted a loan of £100, and the block had been fenced. The building was to be no less than 5.5m [18ft] by 9.1m [30ft] with 2.3m [7'6"'] seats, and an aisle 0.9m [three feet] wide.

By early July the tender of Mr M Rimes of £118.12.6 had been accepted, and the building, for which the plans had been produced by Bro TJ Kittle, local builder and undertaker, was well on its way to completion. Kittle was a prominent Methodist in the local circuit and at Wesley Methodist Church in central Shepparton, which he had in fact constructed in 1908: he held at various times the offices of Circuit Steward, local preacher, Choir Conductor, Sunday School Superintendent, and Sunday School Visitor.

The Orrvale Methodist Church was opened on 1 August 1915 by Rev AT Holden, President of the Methodist Church in Victoria, to a crowded attendance. Tallygaroopna and Tank Corner Methodist Churches lent seating for the occasion. Construction had come in at £7.10.0 over budget. Sunday School started on 26 September 1915 with 23 pupils, soon 37, and reaching 60 in 1916.

A church bell, a novelty among Methodist Churches, hung in a eucalyptus tree beside the church, at a later date being erected on a cross bar between two posts. It remained in Orrvale until 1966.

In 1924 the church was lined with three-ply, having been repainted by members in a working bee in early 1922. A new pulpit - to cost £7.10.0 or less - was installed in 1928, and electricity connected in 1936.

The post-war years, particularly the 1950s and early 1960s, were the last hurrah of many small Protestant churches. At Orrvale, the entry porch was added in 1948, constructed by voluntary labour to the design of Mr Roberts, with church volunteers being aided by members of the local Presbyterian congregation, and the vestry was enlarged in 1952. A store shed and a new gate were added in 1959, and a new hall, 'beautifully painted by voluntary labour', opened in April 1966.

In 1986, with declining numbers, the Orrvale Methodist Church (known as the Orrvale Uniting Church following church union in 1977) ceased to operate and was sold, and in 1998 was purchased by the current owners who have converted it for use as accommodation.

# HERITAGE CITATION REPORT

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## Description

### Physical Description

A simple gabled weatherboard church with front and side porches and a corrugated metal roof. The side and porch windows have simple pointed arches.

### Statement of Significance

#### What is Significant?

The former Methodist Church is significant.

The architectural features associated with early 20th century ecclesiastic building.

#### How is it Significant?

The former Methodist Church is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

#### Why is it Significant?

It is of historic and aesthetic significance for its association with the establishment of Methodism in Orrvale. It provides tangible physical evidence of local Methodist community's commitment to its religion. HERCON criterion A

It is of aesthetic significance for its early 20th century ecclesiastic architecture. The later additions such as the entry porch and the vestry enlargement are also of significance. HERCON criterion D

## Recommendations 2014

### External Paint Controls

No
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### Internal Alteration Controls

No
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### Tree Controls

No
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### Fences & Outbuildings

No
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### Prohibited Uses May Be Permitted

No
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### Incorporated Plan

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### Aboriginal Heritage Place

No
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# HERITAGE CITATION REPORT

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**Name** 275 Cosgrove-Lemnos Road PINE LODGE (Lamrocks)  
**Address** 275 Cosgrove-Lemnos Road PINE LODGE **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

The homestead and outbuildings are associated with the initial settlement of the district and the selection era. The relative intactness of the buildings provides a strong representation of the pioneering history of farming and cultural life in the district. The buildings remain largely unmodified, due to the fact that the homestead was deserted in 1956.

## Statement of Significance

### What is Significant?

The homestead and cellar, the shearing shed and the coolroom/dairy at 275 Cosgrove-Lemnos Road, Pine Lodge.

### How is it Significant?

These structures are of local historic, technical and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The homestead and cellar, the shearing shed and the coolroom/dairy are of historic significance. These structures provide tangible physical evidence of the type of structures that were integral to the agricultural settlement of the region. The agricultural development of rural areas in the Goulburn Valley was largely undertaken by farmers with relatively small holdings and a diversity of agricultural enterprises, such as cropping, livestock, poultry and dairying. Specific types of outbuildings were associated with different farming activities. HERCON criterion A

The cellar, shearing shed and the coolroom are of technical significance as they demonstrate the technologies associated with their construction and the use of these buildings. They also appear to demonstrate typical design elements as found in agricultural periodicals of the time. The structures are of architectural significance for their design. HERCON criteria F & D

The homestead is a good representative example of a typical late Victorian brick homestead.

# HERITAGE CITATION REPORT

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The shearing shed is of architectural significance as it is a quintessential vernacular example of a 19th century rural structure. This includes its use of locally sourced timber for its structure, and the use of external corrugated metal cladding.

The coolroom/dairy is of aesthetic significance for its vernacular construction and design. This includes the use of local stones for its structure. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No The cellar, shearing shed and coolroom/dairy contribute to the significance.
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No



# HERITAGE CITATION REPORT

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<b>Name</b>	100 Pine Lodge North Road PINE LODGE (Silo)	
<b>Address</b>	100 Pine Lodge North Road PINE LODGE	<b>Significance Level</b> Local
<b>Place Type</b>	Silo	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	<b>VHR</b> No <b>HI</b> No <b>PS</b> Yes
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## History and Historical Context

Grain was first transported by rail in bagged form, being loaded into open wagons. By the 1930s, Victoria recognised, decades after most other grain-producing and grain-importing areas in the world, that moving individual bags of wheat was extremely inefficient. Western Australia and NSW already employed bulk handling, the latter having built substantial concrete silos from 1920-21. Victoria had mooted such a scheme towards the end of World War One, but it had lapsed. The Grain Elevators Board of Victoria was finally established in 1934 ('elevator' meaning the silo, following USA and Canadian nomenclature). It aimed to establish 138 silos throughout the grain-producing areas of the state. Bulk handling would give protection from vermin, disease and pests, and also reduce costs: it was estimated in 1939 that bulk handling would save growers three pence per bushel, given the high cost of the (largely imported) jute sacks and the cost of sewing up the sacks.

Pine Lodge and its companion silos on the Shepparton-Dookie-Katamatite rail line (Cosgrove and Dookie within Greater Shepparton City, and Yabba North, Youanmite and Katamatite in Moira Shire) were part of the 'north-central' group of fourteen silos built from 1941, the other eight being located close by, on the Shepparton-Cobram rail line (Tallygaroopna, Wunghu, Numurkah, Katunga and Cobram), and on the Numurkah-Picola line (Waaia, Nathalia and Picola). The north-central silos were built as part of the second tranche of silos Victoria-wide, the Eastern or Williamstown section, consisting of sixty-one silos in total. The first tranche had been the Western or Geelong section, constructed on and west of the Mildura rail line, largely serving the great grain-producing areas of the Mallee and Wimmera. The intention was to have the Western section silos feed a new bulk grain-handling port facility at Geelong, while those east of the Mildura rail line would feed a similar facility at Williamstown. Although the Grain Elevators Board began work on the Williamstown port silos in 1937-38 (the foundations still exist, Heritage Inventory Number H7822-0395 and Hermes Number 13693), the complex never eventuated, as the site was abandoned in favour of Geelong.

Concrete grain silos in Victoria fall into two types corresponding to the two largely separate if contiguous periods of construction, and described by the intended destination of wheat from those silos. Those built earlier in the west of the state are of the 'Geelong' type, recognisable by the gabled roof of the central section; those east of the Mildura line are known as 'Williamstown' silos. The north central silos, including that at Pine Lodge, are thus of the latter type. Williamstown silos came in four capacities: 68,000, 100,000, 115,000 and 135,000 bushels, with single or double receival hoppers.

Some silos on the Western Section were in operation during the 1939-40 season, but tenders had not yet gone out for the Eastern section.

Finally, some time in late July or August 1940, tenders were put out for the sixty-one Eastern silos, including the fourteen in the north east. Total capacity of the sixty-one was to be 5,648,000 bushels. The Railways Construction Branch of the Board of Land and Works won the tender with a bid of £289,497. The pace of construction would depend on the supply

## HERITAGE CITATION REPORT

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of raw materials (affected by the war), particularly reinforcing steel, it was noted.

Construction on the second tranche of silos began in November 1940. The Williamstown silos would be some of the most up to date in the world, with lessons learned from the Geelong silos and from overseas experience, H Glowrey, Chairman of the Grain Elevators Board, claimed at the time. Delays had been due to the difficulty in getting necessary machinery from England.

The *Shepparton Advertiser* announced on 2 May 1941 that contracts for the Pine Lodge, Cosgrove, Dookie and Tallygaroopna silos had been let; possibly this was a sub-contract to the Railways Construction Branch.

Construction of the Pine Lodge silo began in the first week of July 1941. Later in the month, the 'Personals' column of the *Shepparton Advertiser* (28 July) informed readers that 'Messrs W. Harris and P. Shee of the silos works, Pine Lodge, spent the last week-end in Melbourne', evidence that work was proceeding.

Tenders for 300 cubic yards of sand for backfilling at the Pine Lodge silo were called in October 1941.

The north central silos were not all completed as anticipated by the end of 1941, the Grain Elevators Board notifying the communities that due to war conditions, the Pine Lodge silo, along with those at Cosgrove and Dookie, would not receive wheat for the season 1941-42.

The centenary local history, *Pine Lodge District Centenary 1877-1977*, notes that the silo 'was built with mostly local labour on account of the war because labour was scarce and local farmers were asked to help.'

In fact numbers of locals may have been co-opted into the work. Les Earl, resident as a child in the decommissioned Cashel Bank (Hermes No 156139) east of Dookie, remembers that his father Ted (Edgar) Earl, skilled in carpentry and quarrying, was directed to return from his employment at a Beechworth quarry by the newly-established Commonwealth Directorate of Manpower in early 1942, to oversee the gang setting up the scaffolding and formwork for the silos on the Shepparton-Dookie-Katamatite rail line, including at Pine Lodge. Formwork and concreting on the silos proceeded in rings three feet in height. Briefly called up but sent home due to heart problems, Ted Earl was next placed in charge of the installation of the Kelly and Lewis engines (probably 25hp Bulldog-style engines) which powered the elevators, in the Yabba North and Katamatite silos further down the line, and at Tallygaroopna and Waaia on the Cobram and Picola lines just to the north. Belts were not obtainable for the engines due to war exigencies, and they resorted to splicing ropes. He was then put to on the water problem faced at the Pine Lodge silo and its neighbours, Cosgrove and Dookie, and also at Katamatite. The grain receival pits were inspected and wet spots painstakingly dealt with.

In April 1942 tenders were called for the metalling or gravelling of the approaches to the Pine Lodge, Dookie and Cosgrove silos, 120 cubic yards of material needed at each site.

The first wheat was received at the Pine Lodge silo during the 1942-43 season, a total of 58,996 bushels being delivered to the new silo. Tall stacks of bagged wheat, topped by sheets of corrugated iron, no longer stood at the station. Many farmers moved to bulk handling, local contractors using all manner of tip-trucks, including gravel trucks, to move the harvest, as war had made new purpose-built vehicles unobtainable. Others farmers still used bags, now not sewn up; the wheat was tipped into the silo hoppers. The capacity of the Pine Lodge silo was 68,000 bushels, it appears.

The weight of delivered grain was sometimes disputed by the farmers. The Pine Lodge weighbridge was the centre of such a controversy for months in mid-1942. Accusations and counter accusations flew as it was alleged that the weights on the weighbridge - the condition of which was described by one Shepparton Shire Councillor as 'pre-historic, primitive and crude', comparable to what would be found on 'slipshod farms' - were broken and held together with string. The Board alleged deliberate manipulation, which Council, responsible for the weighbridges, felt reflected on the local weighbridge keeper and the two wheat buyers. The Board believed that its weighbridge examiner was being impugned,

## HERITAGE CITATION REPORT

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and went as far as saying the weight in question had been 'apparently broken by design' when the weighbridge had been installed twenty years earlier, and also that the undercarriage of the weighbridge had been tampered with. Council eventually purchased new weights.

Weighbridges and their accuracy remained an issue. In August 1944, the Board wrote asking if Shepparton Shire Council would delegate control over the Pine Lodge weighbridge, along with those at Cosgrove, Dookie and Tallygaroopna, to the Board for the 1944-45 season: the Board would make its testing and repair service available on the same terms and conditions as in previous years. The request was granted and the offer to have the weighbridges tested accepted.

With improved machinery, harvesting was taking a shorter time. The season 1946-47 saw great congestion at the local silos. The Board blamed the railways for failure to supply enough wagons when needed. At Pine Lodge, a quota system was put in place, wheat being carted to the silo 'from each farmer in turn, the names being drawn out of a hat', according to the *Shepparton Advertiser* (17 January 1947).

In January 1949 congestion at silos on the rail line threatened to hold up harvesting, already delayed due to wet weather; 2500 tons of grain were being moved daily and one suggested solution, that farmers build their own storages, had failed due to lack of materials. The situation was partly alleviated when three special wheat trains were put on daily in the second week of January. The Board was consistently reluctant to extend facilities in this period.

The season 1962-63 was one of the periods of highest wheat receipt at the Pine Lodge silo: 268,607 bushels. The highest number of bushels received for bagged wheat in the period preceding the silo was a roughly comparable 252,000 bushels, in the 1920-21 harvest. It was not until the mid-1960s that local wheat production soared.

Wheat buyers and lumpers associated with the Pine Lodge silo who will be remembered include John Douglas, Edgar Jeffrey, J Lowrie, Harold Lowrie, Harry Trimble, Bill Sutherland and Ron Dainton.

In 1987 the rail line was completely renewed to Dookie to enable wheat to be carried in the large 55 tonne grain-handling rail trucks. Rail freight services on the line ceased around 2009.

The Williamstown concrete silo at Pine Lodge is no longer used.

The 'million bushel' large sub-terminal at Dookie dating from the 1960s is now the major receipt and storage site for the area; that facility, and the parallel facility at Murchison, are now the only such depots in the municipality. Both are conducted by GrainCorp, the large agribusiness successor to the Grain Elevators Board and its relatively short-lived privatised offspring, Vicgrain. Both depots are now serviced by road, not rail, around 50% of this region's grain going to the local market for stockfeed production, cooking oil, etc.

### References:

[http://www.elthammrc.org.au/images/stories/Silo\\_Williamstown\\_300dpi.gif](http://www.elthammrc.org.au/images/stories/Silo_Williamstown_300dpi.gif)

Victorian Heritage Register (VHR) Number: H0791 Marmalake/Murtoa Grain Store, Wimmera Highway, East of Murtoa.

<http://railgallery.wongm.com/infrastructure/silos/page/2/>

Pine Lodge Centenary Committee, *Pine Lodge District Centenary 1877-1977*, Shepparton (?), 1977

Dookie Centenary Committee, *Dookie: the years to 1988*, Shepparton, 1988

# HERITAGE CITATION REPORT

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Les Earl, Katandra West, personal communication, 7 June 2015, 13 June 2015, 15 June 2015

*Argus*, 4 June 1936, p. 7

*Shepparton Advertiser*, 10 June 1936, p. 10

*Argus*, 10 October 1939, p. 3

*Horsham Times*, 22 October 1940, p. 4

*Williamstown Chronicle*, 9 November 1940, p. 1

*Argus*, 19 November 1940, p. 2

*Shepparton Advertiser*, 2 May 1941, p. 2

*Shepparton Advertiser*, 4 July 1941, p.

*Shepparton Advertiser*, 11 July 1941, p. 8

*Shepparton Advertiser*, 28 July 1941, p. 3

*Shepparton Advertiser*, 10 October 1941, p. 6

*Shepparton Advertiser*, 20 October 1941, p. 4

*Shepparton Advertiser*, 8 May 1942, p. 7

*Shepparton Advertiser*, 2 June 1942, p. 1

*Shepparton Advertiser*, 8 August 1944, p. 4

*Shepparton Advertiser*, 17 January 1947, p. 8

*Shepparton Advertiser*, 4 February 1947, p. 1

*Shepparton Advertiser*, 14 January 1949, p. 6

<http://www.graincorp.com.au/storage-and-logistics/country-operations/vic>

Steve Manley, GrainCorp, Elmore, personal communication, 15 June 2015

## Description

### Physical Description

This 'Williamstown' type two-cell grain silo is located within railway land at Pine Lodge alongside the now unused section of rail track from which goods trains formerly carried away the bulk grain. It consists of two tall cylindrical concrete cells or bins for bulk grain storage, connected by a taller central section which contains the elevator and the

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engine to power it.

A sub-surface concrete receival hopper, possibly much modified, with metal hatches, is to be found on the non-rail line side, and there is a small loading platform on the rail side, along with three angled metal loading spouts which fed the rail trucks. On the reverse side two small cylindrical corrugated metal tanks, one a third of the way up the silo, are situated to collect rainwater, both served by a metal ladder.

A small metal shed abuts the silo on the east, and a pebble-dash toilet block.

## Statement of Significance

### What is Significant?

The concrete grain silos and the railway yard setting is significant.

The setting provided by the open concrete apron, and the remnant rail infrastructure contributes to its significance.

### How is it Significant?

The silos are of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The silos are of historic significance for their associations with the massive expansion in Australia's wheat growing capacity in the mid 20th century. This created major handling and marketing challenges. HERCON criterion A

The silos are of historic and technical significance for their association with mid twentieth century changes to the storage methods and the transport of grain. Prior to introduction of bulk storage and handling, grain was transported in hessian bags. HERCON criteria A & F

They are of historical significance for their association with the development and influence of organisations involved in the Victorian grain industry, including the Victorian Grain Elevators Board and the Victorian Wheat and Woolgrowers Association. HERCON criterion A

The silos are of historical significance for their associations with the combined impact of the Second World War and Australia's remote geographic location on Victoria's wheat trade, which highlighted the need for bulk storage. HERCON criterion A

They are of social significance for their associations with the economic life of this grain-growing area. They are a longstanding feature in this important local wheat-growing region. HERCON criterion G

# HERITAGE CITATION REPORT

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The silos are of aesthetic significance for their landmark qualities. They are striking sculptural features in the grain growing plains. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	8 Acacia Street SHEPPARTON (Mosque)	
<b>Address</b>	8 Acacia Street SHEPPARTON	<b>Significance Level</b> Local
<b>Place Type</b>	Mosque	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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## History and Historical Context

This mosque was built in 1960, on the then outskirts of Shepparton, and was the first Albanian Mosque built in Victoria, as the religious focal point for the most prosperous and well established rural Albanian community in Australia. (Jupp 2001).

Albanians began to consider Australia as a possible destination in the 1920s when America imposed strict limits on immigration from Southern Europe. As Muslims, Albanians were not excluded under the White Australia Policy but the sudden increase in arrivals from Albania in 1924 worried Australian Officials who then sought to limit the issue of visas to 100 per month.

Albanians, mostly men, who arrived in the 1920s and settled in rural areas. They became market gardeners, sugar cane workers, tobacco farmers and horticulturalists. The largest number arrived in 1928 and early settlements were made in Northam in Western Australia, Mareeba, Cairns, and Brisbane in Queensland. (Jupp 2001).

Ismail Birangi and Sabri Sali moved from Northam to Shepparton and established their families with friends Reshit Mehmet and Fethi Haxhi and engaged in agriculture and mainly fruit growing.

By 1933 there were 770 Albanians in Australia, with the largest number living in Queensland. The number had doubled by 1947 with the balance having shifted to Victoria where it has remained on rural properties in the Goulburn Valley around Shepparton, and in Melbourne.

The Shepparton mosque was opened in 1960 and was the first mosque built in Victoria, and the Carlton mosque was the first mosque built in Melbourne. The Albanian community in Shepparton is the largest Albanian community in regional Australia and the community still observes religious days. The Albanian National Day 'Flamur Day' is on 28 November each year.

The metal trowel used to lay the foundation stone of Victoria's first Albanian mosque in Shepparton in 1956 by Myrteza Adem and R.Sherif Islam has been donated to Museum Victoria.

## References

Jupp, James, 'The Australian People' in *An Encyclopedia of the Nation, Its People and Their Origins*, Cambridge University Press, (2001)

*Museum Victoria*: Immigration Museum artefacts

# HERITAGE CITATION REPORT

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*Albanian Australia* [http://en.wikipedia.org/wiki/Albanian\\_Australian](http://en.wikipedia.org/wiki/Albanian_Australian)

*Isma - Listen: National consultations on eliminating prejudice against Arab and Muslim Australia 909*

<https://www.humanrights.gov.au/publications/hreoc-website-isma-listen-national-consultation-eliminating-prejudice-against-arab-muslim-australias>

Trowel-Albanian Mosque, Shepparton, 1956:

<http://museumvictoria.com.au/collections/items/1456948/trowel-albanian-mosque-shepparton-1956>

## Description

### Physical Condition

The Shepparton Moslem Mosque has been constructed from white/cream face brickwork. It is a large building with a crenellated parapet demonstrating decorative brickwork with contrasting brown brick infill. Protruding above the crenellated parapet is a series of domes. The entrance to the mosque is located in a centralised rendered (white) panel. This panel has a pointed arch with coloured glass to the upper section and clear glazed panes to the ground floor. At the upper end of the centralised panel there is the title 'Moslem Mosque' in gilded letters. The entrance doors consist of glazed rectangular panes with white frames. The double doors are flanked on either side by fixed rectangular glazed panes - also with white frames. The entrance has a large canopy with squared brick columns. The other elevations have either pointed lancet windows with white frames or have rectangular windows (with a vertical proportion) and white framed windows. The plinth of the building is marked by a contrasting band of brown brickwork - the same bricks that have been used for the contrasting panel found on the crenellated parapet.

The architecture demonstrates some typical traditional architectural elements associated with the design of Mosques. It also is a synthesis of popular architectural features found in Shepparton in the 1960s. This includes the popularity of white/cream face brick - albeit a sympathetic traditional material in terms of colours - and also the style of the squared windows and the contrasting brown brickwork used on the plinth and the parapet.

The mosque is set in landscaped gardens.

## Statement of Significance

### What is Significant?

The Albanian Mosque built in 1960 and its garden setting is significant.

### How is it Significant?

The Albanian Mosque is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?



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The Albanian Mosque is of historic and social significance as a place of worship for Muslims in Shepparton since 1960. It was the first Albanian Mosque built in Victoria. The mosque provides tangible physical evidence of the successes of the Albanian community and their contribution to the cultural life of Shepparton and the region. HERCON criterion A

The Albanian Mosque is of aesthetic significance for its distinctive architecture. This includes the development of a style that has used elements of traditional architecture synthesised with what was popular architecturally in Shepparton during the 1960s.

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	139 Archer Street SHEPPARTON	
<b>Address</b>	139 Archer Street SHEPPARTON	<b>Significance Level</b> Local
<b>Place Type</b>	House	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI Yes PS Yes
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## History and Historical Context

This section of Archer Street was largely undeveloped up to the 1920s. This large Federation/Edwardian era house was originally on a larger allotment that reflected the semi rural character of this area at the turn of the century. The current relatively large block provides physical evidence that illustrates an earlier land use pattern for this area.

## Description

### Physical Description

139 Archer Street is a large Federation era home. It demonstrates many of the characteristics associated with this style albeit with a restricted use of typical decorative features. It is characterised by the large hipped roof with gablet vent and projecting gable front. There is a bullnosed return verandah with a decorative frieze and brackets. The chimneys evoke the period; they are tall and slender. The materials are typical for the region - the roof is clad with corrugated galvanised metal (painted red) and the walls are clad with timber weatherboards. The windows are timber framed with double-hung sashes. The gable has timber strapping.

## Statement of Significance

### What is Significant?

The large Federation era house at 139 Archer Street, Shepparton and this includes the generous garden setting and set backs from the boundaries.

This includes all of the architectural features associated with its Federation era architecture.

### How is it Significant?

139 Archer Street Shepparton is of local historic, aesthetic and social significance to the City of Greater Shepparton.

### Why is it Significant?

139 Archer Street is historically and socially significant as it provides tangible evidence of the character of development during the turn of the century when this part of Shepparton was still largely rural.

# HERITAGE CITATION REPORT

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It is of historic significance as it assists in an interpretation of the extent and type of development in Shepparton during the 20th century. HERCON criterion A

It is of architectural significance for its aesthetic qualities and demonstrated architectural characteristics associated with the larger Federation/Edwardian era house. It is of significance for its relative rudimentary interpretation as it provides evidence of the full range of this style as expressed in Shepparton. HERCON criterion E

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

Yes

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 80 - 82 Corio Street Shepparton  
**Address** 80-82 Corio Street SHEPPARTON **Significance Level** Local  
**Place Type** House  
**Citation Date** 2004

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Interwar Period (c.1919-c.1940)

## History and Historical Context

Post war changes to the physical and social fabric of Shepparton were driven by economic growth and population growth. Economic growth was supported by: improvements to irrigation networks; the development and diversification of agricultural practices; the intensification of horticulture; developments in the dairying industry; the modernisation of established industries and the establishment of new industries.

Population growth was sustained by the post war baby boom as well as post war migration. Shepparton and its region received many migrants including those who were former Prisoner of War Internees. The population increased in the decade that followed the war from less than 8000 to more than 12,000.

These social and economic changes have left their mark on the built fabric of Shepparton. A number of buildings in the central business area dating from the 19th and early 20th century were demolished to make way for the modernisation and growth of Shepparton. Of these, the demolition of the Post Office still resonates within the community and it continues to be a lamented casualty of the 'modernisation' of Shepparton. As well as demolishing older buildings a number of older buildings received new facades as part of the modernisation process. The diversity of architecture from the mid 20th century provides tangible evidence as to the nature and extent of change. Many of the buildings and modernised shop fronts from the post war period and up to the 1960s reflect a confidence in the future of Shepparton as a modern city. Stylistically they illustrate a certain regionalised flare and surety of execution.

The City of Shepparton in 1957 published a pamphlet highlighting its post war confidence in its future. The pamphlet described all the events that contributed to the towns sense of progress between 1927 and 1957. The development of the commercial centre [c1957] was seen as *'spectacular evidence of the progress of Shepparton over the past 30 years. Older buildings have been rebuilt or ...brought up to date and many new, attractive shops and offices have been erected. Regulations made ...in 1930 ensured development of the central shopping area along the "block" system,...avoiding "ribbon growth". ...The latest survey shows that there are 331 retail shops, stores and offices in Shepparton.[p21 City of Shepparton's Progress 1927 - 1957]*

The established residential areas were not so markedly affected, instead, new suburbs and areas were developed. Shepparton during this period was essentially an industrial town with a large working class and a limited professional class and the residential developments from this period highlight this fact. Typically most of the housing developments that occurred during the 1950s and 1960s consisted of similar scaled vernacular timber or brick veneer houses with little variation in architectural expression.

The late 1950s house at 80 - 82 Corio Street was built by a local chemist and is comparatively of note as it illustrates a scale and dedication to decorative detailing that is atypical for residential development in Shepparton during this period.

# HERITAGE CITATION REPORT

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There is no other house in Shepparton that is as large and displays as many of the features associated with the development of the 1950s 'triple fronted brick veneer'.

There are direct links within the design of this house (as with other houses of this style) to the earlier (c1930s) Streamline Moderne a late branch of the Art Deco when curving forms became very popular. By the 1940s these types of details were entrenched in suburban designs and they continued to influence designs during the post war period of the 1950s.

Defining features from this period that are found at 80 - 82 Corio Street are: the use of curved walls and curved windows, the waterfall elements - the cascading effect of the main chimney design and the number of receding 'fronts'; cream face brick and glazed bricks and the contrast between cream brick and dark brown bricks. A number of these features were found in groups of three (as with this house) and the architect and critic Robin Boyd described this as 'the key to decorative smartness' - albeit as a pejorative. Modernism as espoused by Robin Boyd and design services such as the Age Small Homes Service had little influence on the design of most houses in Shepparton and the region - particularly when compared to Melbourne suburbs such as Blackburn and bayside suburbs. The most notable local exception to this can be found at 22 - 24 Casey Street Tatura which is a good regional example of post war modernism.

M Summons, *Water the Vital Element*, Shepparton, 2010

R Michael, *On McGuires Punt*, Shepparton, 1988

Shepparton Historical Society & in particular Bruce Wilson.

## Description

### Physical Description

The design of 80 - 82 Corio Street with its receding facades, curved windows, curved parapeted porch, prominent waterfall chimney, and contrasting brickwork and terracotta tiled roof displays most of the characteristics associated with the development of the triple fronted brick veneer.

Specific elements which contribute to this expression include:

- the combination of cream brick with glazed tapestry brick accents;
- the curved terrace/verandah edges and parapet and window sills;
- the chimneys are particularly fine example of the waterfall design with their projecting panels of brickwork - complementing the waterfall effect;
- the curved corner windows echo the strong curved element found with the design of the terrace/verandah;
- the terrace is a strong design element and this is found in its curved profile, use of contrasting brickwork and wrought iron work;
- the low front fence is integral to this architectural expression and this includes the masonry piers, the low brick plinth with projecting cornice and the wrought iron work; and
- the garden setting also contributes to the 1950s suburban ideal.

## Statement of Significance

### What is Significant?

The mid 20th century house at 80 - 82 Corio Street, Shepparton.

The following features contribute to its architectural significance:

- the combination of face cream brickwork and glazed tapestry bricks;
- the curved terrace/verandah edges, parapet and window sills;
- the chimneys are of note for their waterfall design and their projecting panels of brickwork;
- the curved corner windows echo the strong curved elements found within the overall design of the house;
- the low front fence is integral to this architectural expression and this includes the masonry piers, the low brick plinth with projecting cornice and the decorative wrought iron work, and
- the setting contributes to its character.

### How is it Significant?

80 - 82 Corio Street, Shepparton is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

80 - 82 Corio Street, Shepparton is of historic significance as it provides tangible physical evidence of the character of development in the Shepparton residential areas during the mid 20th century. It is associated with post war growth, including growth associated with post war migration. The population growth associated with migration had a significant impact on the historic development of Shepparton and region. HERCON criterion A

80 - 82 Corio Street, Shepparton is of aesthetic significance for its fine architectural expression of a triple fronted brick veneer house. This style epitomises much of the post war period residential development. HERCON criterion E

A contributory place within the Shepparton Residential Precinct South. Please refer to the precinct citation (Hermes record # 183820) for information about the cultural heritage significance of the place. HERCON Criteria A, G, D & E

# HERITAGE CITATION REPORT

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## Recommendations 2004

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	Greater Shepparton Heritage Incorporated Plan
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	100-104 Corio Street SHEPPARTON (Una Hospital)		
<b>Address</b>	100-104 Corio Street SHEPPARTON	<b>Significance Level</b>	Local
<b>Place Type</b>	Hospital		
<b>Citation Date</b>	2014		

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**Recommended Heritage Protection**      VHR No HI No PS Yes

## History and Historical Context

Shepparton, the major regional centre for the Goulburn Valley, was not the initial location of the region's main hospital, which was established by an initiative of the townspeople of the neighbouring township of Mooroopna in 1876. This important facility, serving a huge geographical area, was designated a 'Base' Hospital from 1935.[1] Shepparton was served by a number of private hospitals, then also from the mid-twentieth century by two branches of the Mooroopna Hospital, Una and Ambermere, created by the purchase of two of the private hospitals. Major cases from Shepparton had increasingly utilised the Mooropna Hospital, but it was not until the late 1940s that the logical move of the Base Hospital to Shepparton, the large regional centre, was seriously considered, and the move was only completed in the 1980s.

It would appear that before 1910 there were many private institutions in Shepparton serving as maternity hospitals or a place where patients might receive medical attention by a doctor. Many of these were run by either trained or uncertificated nurses.[2]

Dr William Henry Gaze had run a surgery in Nixon St for some years, and had opened a private hospital there by 1908: this may be described as the earliest private hospital under a doctor's supervision.[3] Sisters Norman and Burrows conducted a private hospital in Vaughan St, west of the railway line, known as 'Guildford' private hospital: like all the private hospitals, this changed premises a number of times. A private hospital in Hayes St was known as 'The Vaughan'.[4]

The Una Private Hospital was one of the second wave of private hospitals in Shepparton, conforming to more rigorous standards. Una was established in 1915 by Sister Agnes MC Holland in a weatherboard house at the current 158 Knight Street, 'opposite Golf Links', two doors down from Skene St.[5] She had arranged for her brother, Joseph Holland of Guidervale, Benalla Road, Shepparton, to investigate the purchase of suitable premises for a private hospital.[6] Sister Holland was clearly an experienced and proactive nursing professional. A member of the Royal Victorian Trained Nurses' Association and also of the Australian Trained Nurses' Association, she had received her training in New South Wales. She had also taken a special course in South Australia, on completion of which she visited England, motoring through Great Britain. Whilst abroad she visited many of the largest hospitals in the United Kingdom, and on returning to Australia took up private nursing in Melbourne.[7]



## HERITAGE CITATION REPORT

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Una Private Hospital was first advertised on 7 October 1915, as a General Nursing and Obstetric Home, and flagged its modernity: Nurse Holland was 'late of Melbourne', and a telephone number was given.[8] The hospital moved to occupy Dr Gaze's private hospital at the corner of Nixon and Welsford Street after Gaze's death in 1918. In April 1924 registration of the Una Private Hospital passed to Sister MG Farrell,[9] Sister Holland retiring to Melbourne. Sister Farrell's working partner was Sister Fuller who left in 1929 to marry.[10]

Sister Farrell continued running Una at this site, in 1928 allaying fears of closure with an advertisement stating she had renewed the lease.[11]

In 1935 Dr Frederick William Grutzner demolished the Guildford Private Hospital, which was by then located at 100-104 Corio Street, to create a new and up to date private hospital on the site. According to the wife of the builder, Ivy Kittle, Sister Farrell had approached her builder husband Jack Kittle proposing a business partnership to establish an improved and modern nursing hospital in Shepparton, to be built by Kittle. Jack Kittle declined the partnership, and recommended an approach to Dr Grutzner, which was accepted.[12]

The destruction of the Guildford Private Hospital, 'one of the earliest brick landmarks in Shepparton' and occupied earlier by the well-known Abernathy family, was noted as a loss of heritage in the *Shepparton Advertiser*, in an article entitled 'Early Landmark to disappear'; 'thus a link with the long past will be severed'.[13]

Dr Grutzner had come to the district in 1915, taking over the practice of Dr Cook, and was a respected member of the local medical fraternity, a member of the honorary medical staff at the Mooropna Hospital, and a Borough Councillor from the inception of the initial Borough Council in 1927.

Grutzner entered into some form of partnership with Sister Farrell, and on 26 September 1935 she advertised that she had secured the lease of the new hospital currently under construction, and would be carrying on Una Private Hospital there from January 1936.[14] The name 'Una' would be carried over 'as Sister Farrell naturally has an affection for this which she believes many of her patients share'.[15] Sister Farrell thanked the public for their past support and trusted that she would have the same patronage at the new Una.[16]

The *Shepparton Advertiser* of 24 January 1936 lauded Dr Grutzner's new private hospital as 'A Revelation in Modern Hygiene and Design', and provided a thorough description:

*With the completion of the new "Una" private hospital for Dr. F. W. Grutzner, Shepparton has the foremost among private hospitals in the Goulburn Valley, and one which, for modern equipment and design, would compare favorably with any private hospital outside Melbourne. It is only by an inspection of hospitals specially designed to meet modern*

## HERITAGE CITATION REPORT

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*conditions that one can realise the great advance that has been made in hospital building in a short space of years . As a definite result of this progress we have the "Una" hospital with its trained staff and its special equipment for the treatment of disease. Situated on the site formerly occupied by "Guildford" private hospital, "Una" is a fine example of modern hospital architecture; designed by Mr Frank Vibert, its layout provides convenience, comfort and privacy to a marked degree, hitherto practically unknown in Shepparton. (There will be many district residents who will be sorry to see the old "Una" site in Welsford Street vacated, but a glance at the new structure will make them realise that sentiment cannot outweigh advantages.) Sister M. Farrell will carry out the transfer during the next few days. Work will not be finished on the grounds of the hospital for some time, but when this is accomplished the hospital will be among the neatest and most pleasant of buildings in the town.*

*FINE ENTRANCE* The broad columned doorway is a large entrance hall. From it one can enter the matron's office. Along the northerly and easterly sides of the hospital the verandahs are utilised for beds, each bed being partitioned off with screens of polished maple wood. To prevent any heat from the roofing, thick paddings of sea grass acts as an insulator. Wire screens and verandah blinds add to the comfort of the patients. Each bed has three power connections-for the light, the bell connected with the nurses' quarters, and a power point for a radio or radiator. These three latter conveniences are arranged in an easily accessible manner.

*OPERATING THEATRE.* In any hospital, one of the most important sections is the operating theatre. The designers of the "Una" hospital realised this, and have provided one of the finest theatres possible. It has a pure south light, and all modern appointments. The walls are enamelled to the ceiling, and green and buff rubber coats the floor, and finishes at the wall with a hygienic process. Sterilised water is available in the two basins. The taps are worked on the lever system, allowing operation by the elbows as well as the hands. There are three distinct electrical circuits in the theatre, as well as the usual emergency system always available in the event of the failure of the permanent scheme. The sterilising room is adjoining the theatre, and is adequately fitted.

*LAUNDRY.* The airy laundry has a concrete floor, on which are set the four troughs, copper, built-in ironing table and a large soiled linen truck. The hot water system is operated from here, and provision is made for a continuous supply for the hospital.

*NURSERY* The babies' nursery is a self contained unit, separated from the remainder of the hospital by a special sound-proof door. It has its own utility room, with their adjoining airing cupboards.

*STAFF QUARTERS.* The spacious sleeping porches and a quiet room for the night sisters are the features of the staff quarters, which leave nothing to be desired. This unit is easy of access to the hospital. The staff sitting room is in the main building. Wide fireplaces of natural brick are provided in each of the communal rooms.

*FLOORING.* Wherever floor coverings have been necessitated, rubber has been used, and the wide corridors are given a cool and quiet atmosphere by their treatment with this type of flooring. The remainder of the floors have been stained and polished, giving a hygienic and pleasing appearance.

*KITCHEN AND SERVERY.* The kitchen, which is the hub of the institution, is a bright and cool place on the south side of the building. It has an abundance of cupboards and built-in tables. The cooking range is in a tiled alcove within easy reach of the remainder of the room. The servery has a number of well ventilated cupboards and adjustable shelves. The latter reach to a convenient height, and continue into storage shelves which reach to the ceiling. All fittings are of bakelite or chromium, which provide no housing for germs, and are easily cleaned.[17]

Another Shepparton private hospital, Ambermere (HO90), had been designed in 1904 as a private home by important Shepparton architect JAK Clarke, but had been converted into a 12-bed private hospital in 1947, the last established in Shepparton. In 1950 the lessee, Miss Payne, announced her intention of giving up the lease. Faced with a regional shortage of hospital beds, the Mooroopna Base Hospital purchased it, opening it as a general and midwifery ward in early

## HERITAGE CITATION REPORT

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1951, concentrating on midwifery exclusively from 1958. The Base Hospital sold it to the Mental Health Authority in 1965.[18]

Una continued as a private hospital until 1955, it seems, but like Ambermere, was then purchased by the Mooroopna Base Hospital, which was continually pressed for accommodation. Dr Grutzner had offered it to the Committee, which acquired it for £13,100, the furniture and equipment also being secured from Sister Farrell for £1,500.[19] Sister Farrell remained as charge sister, and the hospital continued as a general and midwifery facility, 'virtually a ward of the [Mooroopna] hospital',[20] although surgery and midwifery were later discontinued as the operating theatre and birthing facilities became rundown and outdated.[21]

From around 1968, Una was used for long-term nursing care, initially under the care of Sister Mary Coram until 1973, then Sister J Strang until 1981. As Una House, it then provided Home Nursing Services for the Shepparton area supplied by Goulburn Valley Health (as the Goulburn Valley Base Hospital, originally Mooroopna Base Hospital, had been rebranded). From 2014 the building has contained a women's health service, with adaptive reuse designed by Shepparton architect James Seymour.

[1] Geoffrey Nice, *Not bricks and mortar and paint-but people*, Shepparton, 1981, p. 24

[2] Shepparton Family History Group, Newsletter No 32, May 2006, p. 3

[3] *Argus*, 13 Jun 1908, p. 16

[4] Shepparton Family History Group, op. cit.,

[5] *Shepparton News*, 28 October 1915, p. 2

[6] Notes compiled by W Gawne, 'Una Private Hospital: Its Origins and History', November 1987, held by Mooroopna Historical Society

[7] *Shepparton Advertiser*, 2 September 1915, p. 3

[8] *Ibid*, 7 October 1915, p. 2

[9] *Shepparton Advertiser*, 17 April 1924, p. 4

[10] Shepparton Family History Group, op. cit.,

[11] *Ibid*, 29 November 1928, p. 5

[12] Notes compiled by W Gawne, 'Una Private Hospital: Its Origins and History', November 1987, held by Mooroopna

# HERITAGE CITATION REPORT

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Historical Society

[13] *Shepparton Advertiser*, 4 April 1935, p. 4

[14] *Ibid*, 26 September 1935, p. 10

[15] *Goulburn Valley Stock and Property Journal*, 25 September 1935, p. 1

[16] *Ibid*, 12 February 1936, p. 8

[17] *Shepparton Advertiser*, 24 January 1936, p. 9

[18] Geoffrey Nice, *op. cit.*, pp. 47-48

[19] Geoffrey Nice, *op. cit.*, p. 56

[20] Geoffrey Nice, *op. cit.*, p. 62

[21] Geoffrey Nice, *op. cit.*, p. 56

## Description

### Physical Condition

The former Una hospital is a large brick building with a hipped terracotta tiled roof and with tall and slender brick chimneys. The entrance is distinguished by a portico with fluted concrete columns and a contrasting glazed tapestry brick banding. This creates the impression of trabeated construction and pays a passing reference to Classical architectural principles. This imagery is further reinforced by the hipped roof which mimics the effect of a pediment.

The entrance is flanked by bands of relieving brick pilasters, with glazed tapestry brick banding to their tops and recessed brick and glazed panels.

## Statement of Significance

### What is Significant?

100-104 Corio Street Shepparton (former private hospital) is significant. The later additions to the facade are not significant.

### How is it Significant?

100-104 Corio Street Shepparton (former private hospital) is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

# HERITAGE CITATION REPORT

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## Why is it Significant?

It is of historic and social significance as one of the early private hospitals that were in use prior to the building of the Goulburn Valley Base Hospital. Una Private Hospital (the Ambermere Hospital) became a branch of the Mooroopna Hospital in the mid-20th century. HERCON criteria A & G

It is of aesthetic significance for its fine entrance with columns, engaged columns with tapestry brick capitals and feature tapestry brickwork. HERCON criterion E

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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<b>Name</b>	192 Corio Street SHEPPARTON	
<b>Address</b>	192 Corio Street SHEPPARTON	<b>Significance Level</b> Local
<b>Place Type</b>	Bungalow	
<b>Citation Date</b>	2014	

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

central business area. HERCON criterion A

Shepparton grew around a crossing of the Goulburn River. Originally known as Macguire's Punt, the development of a small village at the crossing by the early 1850s led to the first survey of the township in 1855, by surveyor J G W Wilmot. A more substantial but only partially completed town survey was carried out by John Downey in 1864. Alfred Leahy became Government Contract Surveyor after settling in Shepparton with his wife in the 1870s, and in 1874 he completed the survey to the extent of all the area between Knight, Archer and Hayes Streets and the Goulburn River. He also named all the town's streets.

Knight Street originally formed the northern boundary of the township of Shepparton. The land immediately to the north of this between Wyndham and Hawdon Streets formerly comprised a single large block covering sections 15 and 16, which was part of the estates of Alfred Leahy.

Leahy purchased an 845 acre [342 ha] area of land immediately north of Knight Street including these two sections, in an estate known as Shepparton Park. His holdings stretched from near Grahamvale to the east, to the Goulburn River to the west and several miles to the north, and were centred on a homestead located near Wyndham Street. Some subdivision of this land was undertaken by Leahy. A prominent local figure, Leahy was heavily involved with the opening up of land to selectors around the Shepparton area and was also elected a Shire Councillor. After his death, the property was sold for £4 12s an acre, and subdivided.

Under colonial legislation, subdivision and the development of roads in areas outside Leahy's 1874 township survey, such as this land north of Knight Street, had to be undertaken with the approval of Council. The land to the south between Orr, Nixon and Oram Streets originally consisted of parts of sections 1, 2 and 23 & 24 of the Township of Shepparton. These appear in Leahy's subdivision plan as large allotments bordered by the Knight, Nixon, Maude, Corio and Skene Streets. By 1900 subdivision of these blocks had resulted in the creation of McKinney Street, Orr Street, Oram Street and Harold Street.

The population of Shepparton grew steadily over the decades after 1880, reflecting the broader development of irrigation and closer settlement in the Goulburn Valley region. From 1,090 in 1880, the number of inhabitants grew to 1,679 in 1891, 2,067 in 1900, 3,000 in 1910 and 4,000 in 1920.

By 1930 it had reached 5,700, rising to 7,000 in 1940. This growth stimulated a steady amount of residential construction within the township boundaries and in areas adjacent to it, with the gradual subdivision of many of the early larger allotments.

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The subdivision of sections 1, 2, 23 and 24 in the township in the late nineteenth century preceded the close residential development of the area north of Knight Street.

The subdivision of allotments 15 and 16, formerly owned by Leahy, led to the construction of an internal grid of roads by the 1890s, which included northward extensions of Corio and Maude Streets. Close residential development lagged behind that in the township immediately to the south by several decades.

Corio Street developed as part of the residential expansion to the north of the central business area. There was an increasing demand for residential land during the 1920s as it was a time of particularly vibrant expansion. The economic prosperity which drove this expansion is linked to the increasing success and sustainability of the irrigation, dairying and farming.

## Description

### Physical Description

The Interwar Bungalow demonstrates typical characteristics associated with this style. This includes the asymmetrical facade, with diamond-pane windows and recessed entrance door. The porch has a Jurken head roof with timber shingles to the fascia and paired columns.

## Statement of Significance

### What is Significant?

192 Corio Street, Shepparton is significant.

### How is it Significant?

192 Corio Street, Shepparton is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

192 Corio Street, Shepparton is of aesthetic significance for its representative Interwar Bungalow architecture. HERCON criterion D

192 Corio Street, Shepparton is of historic significance as it provides tangible physical evidence of the extent of development and the character of Interwar development in Shepparton. This period of residential development is characterised by the increasing settlement of the areas to the north of the central business area. HERCON criterion A

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	Greater Shepparton Heritage Incorporated Plan
<b>Aboriginal Heritage Place</b>	No



# HERITAGE CITATION REPORT

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<b>Name</b>	194 Corio Street SHEPPARTON	
<b>Address</b>	194 Corio Street SHEPPARTON	<b>Significance Level</b> Local
<b>Place Type</b>	Bungalow	
<b>Citation Date</b>	2014	

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

central business area. HERCON criterion A

Shepparton grew around a crossing of the Goulburn River. Originally known as Macguire's Punt, the development of a small village at the crossing by the early 1850s led to the first survey of the township in 1855, by surveyor J G W Wilmot. A more substantial but only partially completed town survey was carried out by John Downey in 1864. Alfred Leahy became Government Contract Surveyor after settling in Shepparton with his wife in the 1870s, and in 1874 he completed the survey to the extent of all the area between Knight, Archer and Hayes Streets and the Goulburn River. He also named all the town's streets.

Knight Street originally formed the northern boundary of the township of Shepparton. The land immediately to the north of this between Wyndham and Hawdon Streets formerly comprised a single large block covering sections 15 and 16, which was part of the estates of Alfred Leahy.

Leahy purchased an 845 acre [342 ha] area of land immediately north of Knight Street including these two sections, in an estate known as Shepparton Park. His holdings stretched from near Grahamvale to the east, to the Goulburn River to the west and several miles to the north, and were centred on a homestead located near Wyndham Street. Some subdivision of this land was undertaken by Leahy. A prominent local figure, Leahy was heavily involved with the opening up of land to selectors around the Shepparton area and was also elected a Shire Councillor. After his death, the property was sold for £4 12s an acre, and subdivided.

Under colonial legislation, subdivision and the development of roads in areas outside Leahy's 1874 township survey, such as this land north of Knight Street, had to be undertaken with the approval of Council. The land to the south between Orr, Nixon and Oram Streets originally consisted of parts of sections 1, 2 and 23 & 24 of the Township of Shepparton. These appear in Leahy's subdivision plan as large allotments bordered by the Knight, Nixon, Maude, Corio and Skene Streets. By 1900 subdivision of these blocks had resulted in the creation of McKinney Street, Orr Street, Oram Street and Harold Street.

The population of Shepparton grew steadily over the decades after 1880, reflecting the broader development of irrigation and closer settlement in the Goulburn Valley region. From 1,090 in 1880, the number of inhabitants grew to 1,679 in 1891, 2,067 in 1900, 3,000 in 1910 and 4,000 in 1920.

By 1930 it had reached 5,700, rising to 7,000 in 1940. This growth stimulated a steady amount of residential construction within the township boundaries and in areas adjacent to it, with the gradual subdivision of many of the early larger allotments.

# HERITAGE CITATION REPORT

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The subdivision of sections 1, 2, 23 and 24 in the township in the late nineteenth century preceded the close residential development of the area north of Knight Street.

The subdivision of allotments 15 and 16, formerly owned by Leahy, led to the construction of an internal grid of roads by the 1890s, which included northward extensions of Corio and Maude Streets. Close residential development lagged behind that in the township immediately to the south by several decades.

Corio Street developed as part of the residential expansion to the north of the central business area. There was an increasing demand for residential land during the 1920s as it was a time of particularly vibrant expansion. The economic prosperity which drove this expansion is linked to the increasing success and sustainability of the irrigation, dairying and farming.

## Description

### Physical Description

The Interwar Bungalow is an unusual combination of features. This includes the bull-nosed verandah, the projecting bay windows, the breakfront gable roof and the masonry columns to the verandah.

## Statement of Significance

### What is Significant?

194 Corio Street, Shepparton is significant.

### How is it Significant?

194 Corio Street, Shepparton is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

194 Corio Street, Shepparton is of aesthetic significance for its representative Interwar Bungalow architecture. HERCON criterion D

194 Corio Street, Shepparton is of historic significance as it provides tangible physical evidence of the extent of development and the character of Interwar development in Shepparton. This period of residential development is characterised by the increasing settlement of the areas to the north of the central business area. HERCON criterion A

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	-
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	Greater Shepparton Heritage Incorporated Plan
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	215 Corio Street SHEPPARTON	
<b>Address</b>	215 Corio Street SHEPPARTON	<b>Significance Level</b> Local
<b>Place Type</b>	Cottage	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection**      VHR No HI No PS Yes

## History and Historical Context

Shepparton grew around a crossing of the Goulburn River. Originally known as Macguire's Punt, the development of a small village at the crossing by the early 1850s led to the first survey of the township in 1855, by surveyor J G W Wilmot. A more substantial but only partially completed town survey was carried out by John Downey in 1864. Alfred Leahy became Government Contract Surveyor after settling in Shepparton with his wife in the 1870s, and in 1874 he completed the survey to the extent of all the area between Knight, Archer and Hayes Streets and the Goulburn River. He also named all the town's streets.

Knight Street originally formed the northern boundary of the township of Shepparton. The land immediately to the north of this between Wyndham and Hawdon Streets formerly comprised a single large block covering sections 15 and 16, which was part of the estates of Alfred Leahy.

Leahy purchased an 845 acre [342 ha] area of land immediately north of Knight Street including these two sections, in an estate known as Shepparton Park. His holdings stretched from near Grahamvale to the east, to the Goulburn River to the west and several miles to the north, and were centred on a homestead located near Wyndham Street. Some subdivision of this land was undertaken by Leahy. A prominent local figure, Leahy was heavily involved with the opening up of land to selectors around the Shepparton area and was also elected a Shire Councillor. After his death, the property was sold for £4 12s an acre, and subdivided.

Under colonial legislation, subdivision and the development of roads in areas outside Leahy's 1874 township survey, such as this land north of Knight Street, had to be undertaken with the approval of Council. The land to the south between Orr, Nixon and Oram Streets originally consisted of parts of sections 1, 2 and 23 & 24 of the Township of Shepparton. These appear in Leahy's subdivision plan as large allotments bordered by the Knight, Nixon, Maude, Corio and Skene Streets. By 1900 subdivision of these blocks had resulted in the creation of McKinney Street, Orr Street, Oram Street and Harold Street.

The population of Shepparton grew steadily over the decades after 1880, reflecting the broader development of irrigation and closer settlement in the Goulburn Valley region. From 1,090 in 1880, the number of inhabitants grew to 1,679 in 1891, 2,067 in 1900, 3,000 in 1910 and 4,000 in 1920.

By 1930 it had reached 5,700, rising to 7,000 in 1940. This growth stimulated a steady amount of residential construction within the township boundaries and in areas adjacent to it, with the gradual subdivision of many of the early larger allotments.

The subdivision of sections 1, 2, 23 and 24 in the township in the late nineteenth century preceded the close residential development of the area north of Knight Street.

# HERITAGE CITATION REPORT

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The subdivision of allotments 15 and 16, formerly owned by Leahy, led to the construction of an internal grid of roads by the 1890s, which included northward extensions of Corio and Maude Streets. Close residential development lagged behind that in the township immediately to the south by several decades.

Corio Street developed as part of the residential expansion to the north of the central business area. There was an increasing demand for residential land during the 1920s as it was a time of particularly vibrant expansion. The economic prosperity which drove this expansion is linked to the increasing success and sustainability of the irrigation, dairying and farming.

## Description

### Physical Description

215 Corio Street, Shepparton is a late Victorian vernacular cottage. It is defined by its symmetrical facade, verandah to the full extent of the facade and the decorative cast iron frieze with brackets to the verandah posts.

## Statement of Significance

### What is Significant?

215 Corio Street, Shepparton is significant.

### How is it Significant?

215 Corio Street, Shepparton is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

215 Corio Street, Shepparton is of aesthetic significance for its representative Victorian vernacular architecture. HERCON criterion D

215 Corio Street, Shepparton is of historic significance as it provides tangible physical evidence of the extent of development and the character of late Victorian development in Shepparton. This period of residential development is characterised by the increasing settlement of the areas to the north of the central business area. HERCON criterion A

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	Greater Shepparton Heritage Incorporated Plan
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	9 Edward Street SHEPPARTON	
<b>Address</b>	9 Edward Street SHEPPARTON	<b>Significance Level</b> Local
<b>Place Type</b>	House	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	<b>VHR</b> Yes <b>HI</b> No <b>PS</b> Yes
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## History and Historical Context

Shepparton grew around a crossing of the Goulburn River. Originally known as Macguire's Punt, the development of a small village at the crossing by the early 1850s led to the first survey of the township in 1855, by surveyor J G W Wilmot. A more substantial, but only partially completed town survey was carried out by John Downey in 1864. Alfred Leahy became Government Contract Surveyor after settling in Shepparton with his wife in the 1870s, and in 1874 he completed the survey to the extent of all the area between Knight, Archer and Hayes Street and the Goulburn River. He also named all the town's streets.

Knight Street originally formed the northern boundary of the township of Shepparton. The land immediately to the north of this between Wyndham and Hawdon Streets formerly comprised a single large block covering sections 15 and 16, which was part of the estates of Alfred Leahy.

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Under colonial legislation, subdivision and the development of roads in areas outside Leahy's 1874 township survey, such as this land north of Knight Street, had to be undertaken with the approval of Council. The land to the south between Orr, Nixon and Oram Streets originally consisted of parts of sections 1, 2 and 23 & 24 of the Township of Shepparton. These appear in Leahy's subdivision plan as large allotments bordered by the Knight, Nixon, Maude, Corio and Skene Streets. By 1900 subdivision of these blocks had resulted in the creation of McKinney Street, Orr Street, Oram Street and Harold Street.

The population of Shepparton grew steadily over the decades after 1880, reflecting the broader development of irrigation and closer settlement in the Goulburn Valley region. From 1,090 in 1880, the number of inhabitants grew to 1,679 in

# HERITAGE CITATION REPORT

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1891, 2,067 in 1900, 3,000 in 1910 and 4,000 in 1920.

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The subdivision of sections 1, 2, 23 and 24 in the township in the late nineteenth century preceded the close residential development of the area north of Knight Street.

The subdivision of allotments 15 and 16, formerly owned by Leahy, led to the construction of an internal grid of roads by the 1890s, which included northward extensions of Corio and Maude Streets. Close residential development lagged behind that in the township immediately to the south by several decades.

Edward Street developed as part of the residential expansion to the north of the central business area. There was an increasing demand for residential land during the 1920s as it was a time of particularly vibrant expansion. The economic prosperity which drove this expansion is linked to the increasing success and sustainability of irrigation, dairying and farming.

## Description

### Physical Condition

9 Edward Street Shepparton is a large Federation Bungalow. It is constructed from face brick and has a large terracotta tiled roof with terracotta ridge capping. The brick chimneys have rendered bandings. There is a distinctive porch with masonry half columns with paired timber posts. The low brick front fence contributes to its significance.

## Statement of Significance

### What is significant?

9 Edward Street, Shepparton, and this includes the garden setting and open wire fence, is significant.

### How is it significant?

9 Edward Street is of local historic, and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it significant?

9 Edward Street is of historic and social significance as it demonstrates the character of residential expansion to the immediate north of the central business area during the Interwar period. There was an increasing demand for residential land from the 1900s and in particular during the 1920s. The economic prosperity which drove this expansion is linked to the increasing success and sustainability of irrigation, dairying and farming. HERCON criteria A & G



# HERITAGE CITATION REPORT

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It is of architectural significance as it is a good regional representative example of a Federation period bungalow style. The porch is distinctive. The face red brickwork, orange terracotta tiles and creamy white rendered gable with white timber details create a pleasing evocation of this style. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	13 Edward Street SHEPPARTON	
<b>Address</b>	13 Edward Street SHEPPARTON	<b>Significance Level</b> Local
<b>Place Type</b>	House	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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## History and Historical Context

Shepparton grew around a crossing of the Goulburn River. Originally known as Macguire's Punt, the development of a small village at the crossing by the early 1850s led to the first survey of the township in 1855, by surveyor J G W Wilmot. A more substantial but only partially completed town survey was carried out by John Downey in 1864. Alfred Leahy became Government Contract Surveyor after settling in Shepparton with his wife in the 1870s, and in 1874 he completed the survey to the extent of all the area between Knight, Archer and Hayes Streets and the Goulburn River. He also named all the town's streets.

Knight Street originally formed the northern boundary of the township of Shepparton. The land immediately to the north of this between Wyndham and Hawdon Streets formerly comprised a single large block covering sections 15 and 16, which was part of the estates of Alfred Leahy.

Leahy purchased an 845 acre [342 ha] area of land immediately north of Knight Street including these two sections, in an estate known as Shepparton Park. His holdings stretched from near Grahamvale to the east, to the Goulburn River to the west and several miles to the north, and were centred on a homestead located near Wyndham Street. Some subdivision of this land was undertaken by Leahy. A prominent local figure, Leahy was heavily involved with the opening up of land to selectors around the Shepparton area and was also elected a Shire Councillor. After his death, the property was sold for £4 12s an acre, and subdivided.

Under colonial legislation, subdivision and the development of roads in areas outside Leahy's 1874 township survey, such as this land north of Knight Street, had to be undertaken with the approval of Council. The land to the south between Orr, Nixon and Oram Streets originally consisted of parts of sections 1, 2 and 23 & 24 of the Township of Shepparton. These appear in Leahy's subdivision plan as large allotments bordered by the Knight, Nixon, Maude, Corio and Skene Streets. By 1900 subdivision of these blocks had resulted in the creation of McKinney Street, Orr Street, Oram Street and Harold Street.

The population of Shepparton grew steadily over the decades after 1880, reflecting the broader development of irrigation and closer settlement in the Goulburn Valley region. From 1,090 in 1880, the number of inhabitants grew to 1,679 in

# HERITAGE CITATION REPORT

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The subdivision of sections 1, 2, 23 and 24 in the township in the late nineteenth century preceded the close residential development of the area north of Knight Street.

The subdivision of allotments 15 and 16, formerly owned by Leahy, led to the construction of an internal grid of roads by the 1890s, which included northward extensions of Corio and Maude Streets. Close residential development lagged behind that in the township immediately to the south by several decades.

Edward Street developed as part of the residential expansion to the north of the central business area. There was an increasing demand for residential land during the 1920s as it was a time of particularly vibrant expansion. The economic prosperity which drove this expansion is linked to the increasing success and sustainability of the irrigation, dairying and farming.

## Description

### Physical Description

The house at 13 Edward Street is representative of the Federation period albeit in a relatively limited manner. Features such as the gable roof with gable vents, the half rendered brick chimneys, the projecting gable front with its timber strapping and the recessed porch area with timber fretwork and turned timber verandah posts contribute to the architectural expression. The contrasting rendered band is typical of the period as well as the small window flanking the front entrance. The front windows have side lights as does the door. This is a very good representative example of the period and for the region.

## Statement of Significance

### What is significant?

13 Edward Street, Shepparton, and this includes the garden setting, is significant.

This includes all of the architectural features associated with its Federation styled architecture.

### How is it significant?

13 Edward Street is of local historic and aesthetic significance to the City of Greater Shepparton.

### Why is it significant?

13 Edward Street is of historic significance as it demonstrates the character of residential expansion to the immediate north of the central business area during the Interwar period. There was an increasing demand for residential land from the 1900s and in particular during the 1920s. The economic prosperity which drove this expansion is linked to the

# HERITAGE CITATION REPORT

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increasing success and sustainability of irrigation, dairying and farming. HERCON criteria A & G

It is of architectural significance as it is a good regional representative example of Federation styled architecture. The variety of features is of note. The integrity of the architecture contributes to the aesthetic significance. HERCON criterion E

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 18-22 Hamilton Street SHEPPARTON (St Mels Catholic Church)  
**Address** 18-22 Hamilton Street SHEPPARTON **Significance Level** Local  
**Place Type** Church  
**Citation Date** 2014

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**Recommended** VHR No HI Yes PS Yes  
**Heritage Protection**

**Architectural Style** Late Twentieth Century (c.1960-c.2000)

## History and Historical Context

In 1955 St Mel's separated from St Brendan's and was declared a new Parish. In 1955 the Parish was described as a *'Parish with no Church, Presbytery, School or Convent, with a vacant block and a cow tethered thereon, and a two shilling donation from a small boy in Benalla.'* (p 3) Early in 1956 St Mel's Church School Hall commenced construction. It was a cream brick veneer hall with a tiled roof. The crosses at each end were made from stainless steel and were Celtic in design. The building was designed for use as a chapel, with a sacristy, two classrooms, the hall and stage. Voluntary labour was integral to the construction of this building.

In 1957 the Presbytery was finished. In 1962 the care of the Parish was passed to the Scalabrinian Brothers. The Italian order was to help with the growing number of Italian parishioners in the Shepparton region. 1968 the Parish Hall was constructed and in 1969, the Presbytery converted to a Convent, and a new Presbytery was built.

Plans were drawn up for a new church. The architect Erminio Smrekar presented plans to the Parish Council on 27 July 1969. A model was constructed and it was described as a 'Star Shaped Church...a structure that could grace Expo '70.' The church was planned to seat 800 with a further 200 in the gallery. All the pews were constructed by voluntary labour.

## Description

### Physical Description

The church was designed with a free flowing form and resembles a star. Architecturally the 1970s was a period of experimentation and a plasticity of forms was played with. This church has a futuristic style and one that was very innovative for its period. It was constructed from light coloured brick with a grey tiled roof. The main entrance is under a porch and is approached by a semi-circular drive. Dominating the church is 21 metre steel spire designed by the sculptor Ernest Murgo.

## Statement of Significance

### What is Significant?

St Mel's (Christ the King) is significant.

# HERITAGE CITATION REPORT

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## How is it Significant?

The church is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

The Church is of historic significance for its association with the development of the Parish of St Mel's and the growth of Catholic pastoral care in this part of Shepparton for the newly arrived Italian migrants who came as part of the post war migration schemes. HERCON criterion A

The Church is of aesthetic significance for its architecture and the exploration of form that occurred during the 1970s. HERCON criterion E

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 130-160 Knight Street SHEPPARTON (St Brendans Primary School)  
**Address** 130-160 Knight Street SHEPPARTON **Significance Level** Local  
**Place Type** School - Private  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Postwar Period (1945-1965), Late Twentieth Century (c.1960-c.2000)

## History and Historical Context

The foundation stone for the first St Brendan's Church in Knight Street was laid by Dr Reville in February 1891. While the initial enrolment was only 30 children, numbers had expanded to 138 by 1902.

The post war population increases in Shepparton and region meant that the school had to increase the numbers of classrooms. The classrooms at 130 - 160 Knight Street were constructed in 1961 when four new classrooms were constructed. A further two classrooms, were added in 1966, followed by staff-room and storeroom in 1969. In 1975 six new classrooms, resource library, wet area, quiet room, staff-room and administration area were constructed to accommodate the latest teaching methods. The school and its teaching was described as a showpiece in the city and in the district.

## References

Stewart Morvell. *New Rush: the History of St Brendan's Parish Shepparton, 1880-1980*, p. 38.

## Identified By

SOMA Design Partnership Pty Ltd, June 2001.

## Description

### Physical Description

The styling of the 20th century classrooms can be described as regional scholastic Modern. The facade has a red face brick base with expressed pilasters on either side of the vertical window panels. The vertical window panels have timber-framed horizontal panes and this creates a pleasing tension in what is essentially an austere facade. The roof is a shallow pitched terracotta tiled roof.

The entrance tower to the building is a striking foil to the low slung classroom wing. It is a dominant vertical tower with a rendered panel with an incised cross. The recessed porch creates a dark void within the tower and this deep shadow

# HERITAGE CITATION REPORT

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provides a depth to the facade and in particular as a contrast to the relatively flat classroom facade.

The design of this facade is of a high quality and what appears to be a simple modernist aesthetic is in reality a subtle play on textures, light and shade and contrasting geometry.

## Statement of Significance

### What is Significant?

130-160 Knight Street, Shepparton is significant.

### How is it Significant?

130-160 Knight Street is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton. It contributes to the significance of the St Brendan's Primary School complex.

### Why is it Significant?

It is of historic significance as it assists in demonstrating the impact of post war population growth and the impact of migration after World War II. The classrooms were built to meet these demands. HERCON criterion A

It is of aesthetic significance for its regional Modernist scholastic architecture. The design of the building subtly echoes the principles of a stripped Modernist aesthetic that is relieved by contrasts, such as those found in the brickwork, changing geometry and the juxtaposition of vertical elements and horizontal built fabric. HERCON criterion E

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No



# HERITAGE CITATION REPORT

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<b>Name</b>	192 Knight Street SHEPPARTON	
<b>Address</b>	192 Knight Street SHEPPARTON	<b>Significance Level</b> Local
<b>Place Type</b>	House	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection**      VHR No HI No PS Yes

## History and Historical Context

Shepparton grew around a crossing of the Goulburn River. Originally known as Macguire's Punt, the development of a small village at the crossing by the early 1850s led to the first survey of the township in 1855, by surveyor J G W Wilmot. A more substantial, but only partially completed town survey was carried out by John Downey in 1864. Alfred Leahy became Government Contract Surveyor after settling in Shepparton with his wife in the 1870s, and in 1874 he completed the survey to the extent of all the area between Knight, Archer and Hayes Street and the Goulburn River. He also named all the town's streets.

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# HERITAGE CITATION REPORT

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The subdivision of sections 1, 2, 23 and 24 in the township in the late nineteenth century preceded the close residential development of the area north of Knight Street.

The subdivision of allotments 15 and 16, formerly owned by Leahy, led to the construction of an internal grid of roads by the 1890s, which included northward extensions of Corio and Maude Streets. Close residential development lagged behind that in the township immediately to the south by several decades.

Knight Street developed as part of the residential expansion to the north of the central business area. There was an increasing demand for residential land during the 1920s as it was a time of particularly vibrant expansion. The economic prosperity which drove this expansion is linked to the increasing success and sustainability of irrigation, dairying and farming.

## Description

### Physical Description

192 Knight Street is a late Victorian face brick villa with a hipped roof. The roof cladding is corrugated metal. The design and construction is of a high standard and this villa is one of the finer examples of this style and scale in the region. The facade is distinguished by its symmetry with a central door flanked on either side by bay windows. This particular detail is supported by the recess at each edge of the facade and there is a corresponding verandah detail with it being set back and at a lower height.

The verandah has a densely patterned cast iron frieze with timber verandah posts and a cast iron balustrade. The front set back complements this fine Victorian villa.

## Statement of Significance

### What is Significant?

The late Victorian villa at 192 Knight Street, Shepparton.

### How is it Significant?

The late Victorian villa at 192 Knight Street is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

# HERITAGE CITATION REPORT

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## Why is it Significant?

192 Knight Street is of historic significance as it provides tangible physical evidence of the character of residential development in Shepparton at the turn of the 20th century. HERCON criterion A

192 Knight Street is of aesthetic significance for its fine late Victorian architecture. HERCON criterion E

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

The Greater Shepparton Incorporated Plan

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 2-16 Mason Street SHEPPARTON (Browns Plaster Works)  
**Address** 2-16 Mason Street SHEPPARTON **Significance Level** Local  
**Place Type** Unknown Item Type  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

The Shepparton Fibro Plaster Works were established in 1927 by W. J. Brown. The premises acquired for operations were those originally used by Kitchen and Co. for a soap factory. The work of manufacture commenced with two men and three benches. By 1938 the works employed ten men using nine benches. There was 500ft. of rack room for the product.

The company competed favourably with other works in distant parts of the State, and delivered its goods by motor truck to a radius of 100 miles from Shepparton. Before the opening of this industry in the town, all supplies were brought to the district from Melbourne. The quality of the fibro plaster sheets was of such a high grade that many of the homes of Shepparton were built with linings made by the local manufacturer of this product.

Derived from W S James, *History of Shepparton 1838-1938*, Shepparton, 1938, p. 58

## Description

### Physical Description

Brown's Plaster building is a large brick building with a gable roof with a lantern to the ridge line. It is a utilitarian building with a sliding timber door and a number of windows from the different periods of development.

## Statement of Significance

### What is Significant?

The Shepparton Plaster Works, 2-16 Mason Street, Shepparton is significant.

# HERITAGE CITATION REPORT

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## How is it Significant?

The Shepparton Plaster Works are of local historic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

The Shepparton Plaster Works are of historic significance as they were established in 1927 to provide a locally produced plaster product. Prior to their construction plaster products were shipped up from Melbourne. This factory is representative of the development of a local manufacturing industry during the early 20th century and one that competed with the major centres for manufacturing.

It is of historic significance for its association with a large number of significant places in the City of Greater Shepparton. Many of these have decorative plaster features manufactured in this factory. Many of the moulds for these features are re-used in the restoration of places within the region. HERCON criterion A

The Shepparton Plaster Works are of aesthetic significance for their utilitarian buildings and factory architecture. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	96 Nixon Street SHEPPARTON	
<b>Address</b>	96 Nixon Street SHEPPARTON	<b>Significance Level</b> Local
<b>Place Type</b>	Bungalow	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	<b>VHR</b> No <b>HI</b> No <b>PS</b> Yes
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## Description

### Physical Description

The Interwar Bungalow is characterised by a double gable frontage with timber shingles to the upper portion of the gable, a recessed entry and a band of triple sash windows to the main gable. Each sash has an uppersash with multiple panes and a single pane for the bottom sash.

## Statement of Significance

### What is Significant?

96 Nixon Street, Shepparton is significant.

### How is it Significant?

96 Nixon Street, Shepparton is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

96 Nixon Street, Shepparton is of aesthetic significance for its representative Interwar era bungalow architecture. HERCON criterion D

96 Nixon Street, Shepparton is of historic significance as it provides tangible physical evidence of the extent of development and the character of Interwar era development in Shepparton. This period of residential development is characterised by the increasing settlement of the areas to the north of the central business area. HERCON criterion A

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	Greater Shepparton Heritage Incorporated Plan
<b>Aboriginal Heritage Place</b>	Yes

# HERITAGE CITATION REPORT

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<b>Name</b>	102 Nixon Street SHEPPARTON	
<b>Address</b>	102 Nixon Street SHEPPARTON	<b>Significance Level</b> Local
<b>Place Type</b>	House	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection**      VHR No HI No PS Yes

## History and Historical Context

Shepparton grew around a crossing of the Goulburn River. Originally known as Macguire's Punt, the development of a small village at the crossing by the early 1850s led to the first survey of the township in 1855, by surveyor J G W Wilmot. A more substantial but only partially completed town survey was carried out by John Downey in 1864. Alfred Leahy became Government Contract Surveyor after settling in Shepparton with his wife in the 1870s, and in 1874 he completed the survey to the extent of all the area between Knight, Archer and Hayes Streets and the Goulburn River. He also named all the town's streets.

Knight Street originally formed the northern boundary of the township of Shepparton. The land immediately to the north of this between Wyndham and Hawdon Streets formerly comprised a single large block covering sections 15 and 16, which was part of the estates of Alfred Leahy.

Leahy purchased an 845 acre [342 ha] area of land immediately north of Knight Street including these two sections, in an estate known as Shepparton Park. His holdings stretched from near Grahamvale to the east, to the Goulburn River to the west and several miles to the north, and were centred on a homestead located near Wyndham Street. Some subdivision of this land was undertaken by Leahy. A prominent local figure, Leahy was heavily involved with the opening up of land to selectors around the Shepparton area and was also elected a Shire Councillor. After his death, the property was sold for £4 12s an acre, and subdivided.

Under colonial legislation, subdivision and the development of roads in areas outside Leahy's 1874 township survey, such as this land north of Knight Street, had to be undertaken with the approval of Council. The land to the south between Orr, Nixon and Oram Streets originally consisted of parts of sections 1, 2 and 23 & 24 of the Township of Shepparton. These appear in Leahy's subdivision plan as large allotments bordered by the Knight, Nixon, Maude, Corio and Skene Streets. By 1900 subdivision of these blocks had resulted in the creation of McKinney Street, Orr Street, Oram Street and Harold Street.

The population of Shepparton grew steadily over the decades after 1880, reflecting the broader development of irrigation and closer settlement in the Goulburn Valley region. From 1,090 in 1880, the number of inhabitants grew to 1,679 in 1891, 2,067 in 1900, 3,000 in 1910 and 4,000 in 1920.

By 1930 it had reached 5,700, rising to 7,000 in 1940. This growth stimulated a steady amount of residential construction within the township boundaries and in areas adjacent to it, with the gradual subdivision of many of the early larger allotments.

The subdivision of sections 1, 2, 23 and 24 in the township in the late nineteenth century preceded the close residential development of the area north of Knight Street.



# HERITAGE CITATION REPORT

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The subdivision of allotments 15 and 16, formerly owned by Leahy, led to the construction of an internal grid of roads by the 1890s, which included northward extensions of Corio and Maude Streets. Close residential development lagged behind that in the township immediately to the south by several decades.

Nixon Street developed as part of the residential expansion to the north of the central business area. There was an increasing demand for residential land during the 1920s as it was a time of particularly vibrant expansion. The economic prosperity which drove this expansion is linked to the increasing success and sustainability of the irrigation, dairying and farming.

## Description

### Physical Description

102 Nixon Street, Shepparton is a representative Interwar house. It is defined by its terracotta tiled hip roofs, the paired timber sash windows and the recessed entry with a single masonry column to the porch.

## Statement of Significance

### What is Significant?

102 Nixon Street, Shepparton is significant.

### How is it Significant?

102 Nixon Street, Shepparton is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

102 Nixon Street, Shepparton is of aesthetic significance for its representative Interwar Bungalow architecture. HERCON criterion D

102 Nixon Street, Shepparton is of historic significance as it provides tangible physical evidence of the extent of development and the character of Interwar development in Shepparton. This period of residential development is characterised by the increasing settlement of the areas to the north of the central business area. HERCON criterion A

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	Greater Shepparton Heritage Incorporated Plan
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	7 Nugent Street SHEPPARTON	
<b>Address</b>	7 Nugent Street SHEPPARTON	<b>Significance Level</b> Local
<b>Place Type</b>	House	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection**      VHR No HI No PS Yes

## History and Historical Context

### Place History

7 Nugent Street was designed and constructed by John Mulvaney. It is one of four near identical houses he constructed between c.1937 - 38. The other houses being 1 and 537 Wyndham Street and 3 Macintosh Street. Mulvaney died soon after at the age of 42. Mulvaney developed this particular style within the oeuvre of the English cottage style and there are no other comparable examples in Shepparton.

### Thematic Context

Shepparton grew around a crossing of the Goulburn River. Originally known as Macguire's Punt, the development of a small village at the crossing by the early 1850s led to the first survey of the township in 1855, by surveyor J G W Wilmot. A more substantial, but only partially completed town survey was carried out by John Downey in 1864. Alfred Leahy became Government Contract Surveyor after settling in Shepparton with his wife in the 1870s, and in 1874 he completed the survey to the extent of all the area between Knight, Archer and Hayes Street and the Goulburn River. He also named all the town's streets.

Knight Street originally formed the northern boundary of the township of Shepparton. The land immediately to the north of this between Wyndham and Hawdon Streets formerly comprised a single large block covering sections 15 and 16, which was part of the estates of Alfred Leahy.

Leahy purchased an 845 acre area of land immediately north of Knight Street including these two sections, in an estate known as Shepparton Park. His holdings stretched from near Grahamvale to the east, to the Goulbourn River to the west and several miles to the north, and were centred on a homestead located near Wyndham Street. Some subdivision of this land was undertaken by Leahy. A prominent local figure, Leahy was heavily involved with the opening up of land to selectors around the Shepparton area and was also elected a Shire Councillor. After his death, the property was sold for £4 12s an acre, and subdivided.

Under colonial legislation, subdivision and the development of roads in areas outside Leahy's 1874 township survey, such as this land north of Knight Street, had to be undertaken with the approval of Council. The land to the south between Orr, Nixon and Oram Streets originally consisted of parts of sections 1, 2 and 23 & 24 of the Township of Shepparton. These appear in Leahy's subdivision plan as large allotments bordered by the Knight, Nixon, Maude, Corio and Skene Streets. By 1900 subdivision of these blocks had resulted in the creation of McKinney Street, Orr Street, Oram Street and Harold Street.

The population of Shepparton grew steadily over the decades after 1880, reflecting the broader development of irrigation

# HERITAGE CITATION REPORT

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and closer settlement in the Goulburn Valley region. From 1,090 in 1880, the number of inhabitants grew to 1,679 in 1891, 2,067 in 1900, 3,000 in 1910 and 4,000 in 1920.

By 1930 it had reached 5,700, rising to 7,000 in 1940. This growth stimulated a steady amount of residential construction within the township boundaries and in areas adjacent to it, with the gradual subdivision of many of the early larger allotments.

The subdivision of sections 1, 2, 23 and 24 in the township in the late nineteenth century preceded the close residential development of the area north of Knight Street.

The subdivision of allotments 15 and 16, formerly owned by Leahy, led to the construction of an internal grid of roads by the 1890s, which included northward extensions of Corio and Maude Streets. Close residential development lagged behind that in the township immediately to the south by several decades.

Nugent Street developed as part of the residential expansion to the north of the central business area. There was an increasing demand for residential land during the 1920s as it was a time of particularly vibrant expansion. The economic prosperity which drove this expansion is linked to the increasing success and sustainability of irrigation, dairying and farming.

## Description

### Physical Description

7 Nugent Street has been designed to evoke the English vernacular cottage. This stylistic creation was popular during the Interwar period. The house demonstrates many typical features and this includes: the contrast between the smooth render and dark textured brickwork, the steeply pitched gables, with walls ending flush with the gable of the roof, the decorative chimney (designed to mimic English vernacular chimneys), the recessed niche picked out in contrasting brickwork, the variety of openings (both in size and style) and the recessed porch. All of these elements contribute to the Interwar evocation of the English vernacular cottage.

## Statement of Significance

### What is Significant?

The house at 7 Nugent Street, Shepparton.

### How is it Significant?

7 Nugent Street, Shepparton is of local historic and social cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

7 Nugent Street, Shepparton is of historic significance as it provides tangible physical evidence of the character of residential development that occurred during the early 20th century in Shepparton. HERCON criterion A

7 Nugent Street, Shepparton is of aesthetic significance for the quality of its Interwar architecture. HERCON criterion E

# HERITAGE CITATION REPORT

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7 Nugent Street forms one of a group of 4 houses designed and built by a local builder John Mulvaney. They include 3 Macintosh Street, 1 and 537 Wyndham Street Shepparton. John Mulvaney, as the designer of these houses developed a particular response to the design of the Interwar English cottage style architecture. HERCON criteria A & E

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	The Greater Shepparton Incorporated Plan
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 2 Purcell Street SHEPPARTON (VRI building)  
**Address** 2 Purcell Street SHEPPARTON **Significance Level** Local  
**Place Type** Other - Transport - Rail  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Mid-Twentieth Century (1940-60) Austerity

## History and Historical Context

The Victorian Railways Institute (VRI) was formed in 1909. It was run by a 28-member council of railway employees. It had three main functions: to provide education, promote sports and to provide a library. All railway staff could join the VRI and they paid a small fortnightly subscription. The VRI's head office was in the Flinders Street Station buildings and there were 23 VRI branches at major country stations, some of which had lawn bowling greens and tennis courts. In the 1950s the VRI had 17,000 members.

The VRI offered courses in every facet of railways operation, including telegraph Morse Code, engine working, Westinghouse brake operation, typing, shorthand, bookkeeping, station management and safe working. The VRI was heavily involved in sport, and competitions were encouraged by the Commissioners.

In the 1950s the Melbourne VRI library contained one of the largest collections of books of any lending library in Melbourne.

The Shepparton VRI was opened 8 August 1941. The works were described as being undertaken by volunteers. The hall had a porch which opened onto a 'ballroom'; the floor was described as being one of the best in Victoria. The library had 600 books.[1]

The Shepparton VRI held many events including dances and social events. The members competed in a number of sporting events.

## References

General history of the VRI

T E Yates, *The Victorian Railways Institute*, p12

1. *Shepparton Advertiser* 8.08.1941, p 3

## Description

### Physical Description

# HERITAGE CITATION REPORT

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The VRI building is a simple rectangular building with a corrugated metal roof.

## Statement of Significance

### What is Significant?

The Shepparton Victorian Railways Institute (VRI) is significant.

### How is it Significant?

The Shepparton VRI is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The Shepparton VRI is of historic significance for its association with Victorian Railways and the establishment of a number of VRIs throughout the 20th century. The establishment of the VRI demonstrates the type of employee culture that the Victorian railways wanted to develop, as well as its support of a social and community life within the railway establishment. HERCON criteria A & G

The Shepparton VRI is of aesthetic significance for its rudimentary and utilitarian design and construction. It was constructed during war time when materials were rationed. It is a simple rectangular building with a pitched roof. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 65 Rea Street SHEPPARTON  
**Address** 65 Rea Street SHEPPARTON **Significance Level** Contributory  
**Place Type** House  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## Statement of Significance

A contributory place within the Shepparton Residential Precinct North. Please refer to the precinct citation (Hermes record #156779) for information about the cultural heritage significance of the place.

HERCON Criteria A, D and G

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

Greater Shepparton Heritage Incorporated Plan

**Aboriginal Heritage Place**

No



# HERITAGE CITATION REPORT

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<b>Name</b>	5 Rudd Road SHEPPARTON (Shepparton Cemetery)	
<b>Address</b>	5 Rudd Street SHEPPARTON	<b>Significance Level</b> Local
<b>Place Type</b>	Cemetery/Graveyard/Burial Ground	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Victorian Period (1851-1901)
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## History and Historical Context

From 1853 to 1872, burial grounds were located in various parts of the district, foundation Shepparton historian WS James notes. Small burial grounds existed at Tallygaroopna, Arcadia and Pine Lodge pastoral runs. The graves of three women of the Fraser family are located on a low sand hill in a paddock 750 metres north of Fairley Downs, the homestead constructed on the Pre-emptive Right of the Tallygaroopna run. William Fraser was the final pastoral leaseholder of the run and subsequent purchaser of the Right. The graves date from 1876 to 1887. They are well-kept, marked by marble headstones, and enclosed by an iron palisade fence. No burials are in now evidence at the two other former pastoral runs mentioned by James, although across the Goulburn River at the location of the head station of the adjoining St Germain's run at Undera lies the 1856 grave of Charles Gowland Burchett, and an unnamed and undated grave exists at the Ardpatrik PR site at Mooroopna.

An early communal but unofficial burying ground seems to have been situated on sand hills near the current Shepparton library on Marungi Street, James noting the discovery of bones and skeletons in this location.

A site for a cemetery at Shepparton was temporarily reserved by the Governor in Council on 12 March 1866. The three acres immediately north-east of the town, marked on surveyor John Downey's 1864 plan for Shepparton, were part of Allotment 24, Township of Shepparton, located on or just north of what is now Deakin Reserve, Shepparton's football ground. The existence of this gazetted site seems to have quickly fallen from local consciousness, and the site was clearly too small and too close to the centre of the town.

On 13 April 1874 a more realistic area of ten acres, part of Allotment 82, Parish of Shepparton, County of Moira, was reserved. Notice was given four days later that the temporary three acre reservation was about to be revoked, and the revocation took place on 18 May 1874. The inaugural trustees, gazetted in October 1874, were William Henry Oran, Francis Mannion, William Fraser, John Furphy (founder of the Furphy Foundry and engineering works, and creator of its most famous product, the Furphy tank) and John Furphy junior. Adolphus Frederick Rowe, Shepparton's first store owner, replaced WH Oran in October 1879, when the latter left the district.

Fencing was an immediate priority, particularly in light of the 'herds of wild swine infesting the cemetery reserve' in late January 1875. In May, the trustees determined to erect a fence at a cost not exceeding £1 pound per chain around approximately three acres: that area was considered adequate for the next three or four years.

In 1888 the cemetery was extended, an adjoining area of 'six acres, one rood and twenty-eight perches' being gazetted on 24 April that year.

A number of issues routinely bedevilled the cemetery and the Trust for the first half century or more: finance, the burden

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of continual upkeep (and of satisfying community expectations), vandalism (particularly problematical due to the distance from the town), and a shortage of willing trustees. Each was remain an issue.

In 1908, financial problems saw the sexton's wage - it is unclear when a sexton was first hired - reduced from 6 shillings per day to £1 per week, due to the low number of burials the previous year (28 as against an average of 45, attributed to 'the improved sanitary condition of the town'). As compensation, the sexton was allowed the 'right of private practice', that is, to do odd jobs around the town. The situation was to obtain 'until people commence to die', a trustee is reported to have said.

World War One brought many difficulties for the cemetery and its trustees, finances always to the fore. In early March 1915, the Trust was in crisis, with a low number of burials, the majority of which were in reopened ground. Thus very little land had been sold, the Trust's chief source of income. Having become personal guarantors for an overdraft of £100 pounds, Trust members were now faced with a deficit exceeding that amount. So 'with great regret', the sexton, W Howell, a 'good and capable man', was put off to save his wage of £2.10.0 per week. He was later succeeded by P Duggan and Bert Law. In the next years the trustees received complaints of weeds, of cattle and horses grazing in the cemetery and damaging graves, and of pickets being ripped from the fence by schoolchildren from Shepparton Park State School, which had opened on the northern boundary in 1896; the pupils were 'frequenting the enclosure to the detriment of the graves'. Rabbits burrowing under graves were also a problem in 1916, 1917 and 1918, and at times a sign at the gate during these years warned that poison was laid.

Matters came to a head in February 1918. In a stinging Letter to the Editor, local undertaker WF Bowen launched a campaign against the trustees. They 'had got beyond retiring age and should be replaced by younger and more energetic men..truly a nice quartet'. He charged that the Secretary's salary was exorbitant and the scale of fees 'about the highest in the State'. His letter described cattle being allowed to wander in and out among the graves, flowers 'wantonly trampled on' by the creatures, 'and beautiful ornamental glass domes and cases broken to pieces...the cemetery is so remote from the town, no one cares'. He kept up his barrage with a public meeting. It was poorly attended, however, and the Trustees seem to have ridden out the situation: they employed the sexton Bert Law as caretaker for three months at £1 per month for 2 days' work per month, and hired a man to bring the trespassing cows to the pound, resulting in a Tom Kelly paying the Trust £3.15.0 for damage caused by his cattle.

In early 1918 it was noted with outrage that ribbons taken from graves were seen being worn by girls attending picture shows.

From the 1920s, with the re-forming of the defunct Shepparton Golf Club and its creation of a large new course adjacent to the cemetery, another continuing problem was thrown into new relief: the state of Cemetery Road. The trustees approached the Shire in 1922 ('the Council will do all it can in this matter'), and again in 1925, pointing out then that due to 'the road following the right bank of the Goulburn River where the ground is mostly composed of silt deposited by flood waters', it was frequently in a bad condition, 'making attendance at funerals difficult and causing much distress of mind to relatives of deceased persons'.

The road was metalled in March 1926, but it remained problematic, the cemetery trustees bringing the matter up with Council at regular intervals. In 1934 Shire and Borough (the Borough of Shepparton covering the town was created in 1927) jointly undertook repair work on the road. A major resurfacing took place in mid-1939, but it appears the bitumen ceased before the cemetery, and in May 1941 the trustees were asking the Shire Council to bitumen the short section up to the cemetery, to which Council acceded.

Golfing on Sunday next to the cemetery was objectionable to some, and Shepparton Shire Council sent a note of disapproval to the Golf Club in June 1929.

Water for the cemetery was a problem for many decades. Some time after the coming of the golf course, the club allowed

## HERITAGE CITATION REPORT

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the cemetery to tap into water it pumped from the river. The year is unclear: water was still an issue in mid-1936, with calls for a water scheme to combat the criticisms over the years of the dry and dusty nature of the cemetery and the lack of trees and shrubs. The trustees saw lack of a water supply as the 'greatest obstacle in carrying out the beautification so desired by all'. It was 'a gloomy place' said Cr Vibert; 'a supply of water would assist in making a more fitting scene.' Town water was connected decades later.

In 1934 'galvanised fencing' was erected on the western and southern borders, necessitating the removal of pine trees. A gate was placed in the western fence, removal of weeds and rubbish and chipping of paths undertaken, and 'a scheme of ornamental improvements' carried out. The Trust at the time boasted a full complement, members still representing denominations: John Douglas (Presbyterian), Geo Cronk (Baptist), A Wright (Salvation Army and Church of Christ) and newcomers R Kilpatrick (Church of England), WT Roche (Roman Catholic), and E North (Methodist): it was soon putting pressure on the Council to beautify the approach to the cemetery, suggesting an avenue of trees.

In 1934, 85 burials took place at the cemetery, with 22 in the first quarter of 1935.

John Stubbs, Secretary to the Trustees for 37 or so years, died in April 1935, a black marble tablet commemorating his service being erected inside the cemetery gates near the sexton's house. It is now inserted in a brick pillar situated beside the roadway leading into the cemetery, along with a similar memorial to the work of his son, Robert Victor John ('Vic') Stubbs, who succeeded him, and a bronze plaque honouring the fifty years' service (1958 to 2008) of Albert Kellock, successor as Secretary to the Stubbs.

In October 1935, the Trust was concerned that the extraction of sand from immediately outside the western boundary of the cemetery was undermining the fence and western gate, and endangering visitors.

John E Byass, auditor for the Trust for many years, died in early June 1936.

The name 'Cemetery Road', with what was seen to be sad or negative connotations, intermittently brought about calls for re-naming. 'Wanganui Road' had been suggested in 1938 by the Chairman of the CRB (Country Roads Board); it was mooted again in 1939. In 1946 the Borough of Shepparton and the Shepparton Shire agreed that Cemetery Road be re-named 'The Boulevard', as it was a continuation of the road of that name which led from Knight Street. So Cemetery Road disappeared.

Ninety-five burials took place in 1937, comprising 31 Roman Catholic, 12 Presbyterian, 23 Church of England, 17 Methodist, 5 Church of Christ, 4 Baptist, 2 Salvation Army, and one in the so-called 'neutral' section.

In 1938 'with a view to the future needs of the district', the trustees were questioning the possibility of a crematorium for Shepparton, and also a morgue: the first never eventuated, and the district was to wait until 1949 for the morgue at the Mooroopna Hospital. W Papworth was the sexton at this time, and received a five guinea bonus for his 'splendid work in the maintenance of the cemetery' under difficult conditions.

In the long tradition of public criticism of the upkeep of cemeteries, the trustees faced a biting attack in a letter to the *Shepparton Advertiser* in April 1940: 'The cemetery itself is appalling: lines of ill-kept graves, burnt and blackened earth, a few half-dead trees, monuments leaning at angles and with the foundations exposed. Not a green thing is to be seen except some pepper trees at the gates that provide a little shade for the tired visitor. Then the broken ornaments. Few glass-covered wreaths are intact, many have been broken deliberately by vandals, and the broken glass is left lying about with various rusty tins that at one time may have contained flowers...A fire has been deliberately started and has destroyed grass, plants, ornaments, railings and even the posts on which the names of the dead are marked. The whole place is ghastly.'

The fire may in fact have been the method by which the trustees were attempting to keep the cemetery clean and neat:

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this technique was still being used once a year in the 1950s and 1960s, as Albert Kellock recalled. Regular burning led to the wooden grave pegs slowly disappearing; they were replaced by concrete markers, and later by flat concrete plates which allowed for mowing.

A small section was set aside after World War Two for the graves of ten service people who died locally during the war, two apparently being guards at local internment camps. Now metal-fenced, it is within the Shepparton Cemetery but controlled by the Commonwealth War Graves Commission. The general cemetery contains one First World War burial and four from the Second World War.

The cemetery was extended to the north into the site of the adjoining Shepparton Park State School at some stage after the closure of the school in 1952. The road around the western boundary was closed after 1958.

The establishment of the Pine Lodge Lawn Cemetery in 1979 removed any further consideration of a lawn section at the Shepparton cemetery, obviating the need to face the problem of providing enough water for thirsty sandy soil, then digging graves in the wet sand.

Long time Trust Secretary Albert Kellock remembered some of the difficulties faced in beautifying the cemetery grounds: 'Many wanted trees, so we planted them throughout. As they grew, people complained they stained the graves. We planted the boundaries with trees, and cows got in and ate them.'

The multiplicity of burial practices reflects the multicultural nature of the City of Greater Shepparton. The first Albanian and other Muslim families were interred within in the existing grid layout, but after a time members of the Muslim faith requested that future burials be aligned so that those buried looked over the right shoulder to Mecca, and an area was set up on a suitable grid in the north east corner.

In May 1961, a cross-shaped brick columbarium with 840 niches was completed to accommodate ashes, the area later landscaped and made wheelchair accessible. Ashes are also interred in a Memorial Garden.

Vaults (fully concrete-lined subterranean enclosures), of which there are now around one hundred, were introduced, largely for Italian burials. Although the clay soil of a low-lying area was suitable for the vaults, a drainage system was soon needed, for which a loan was obtained from the municipality.

Groups of elaborate above-ground grave monuments create small landscapes reminiscent of cemeteries in Italy; some monuments reach a height of 2.5 metres or more, and often include columns, pediments, and even doors.

A mausoleum containing ninety-six crypts for fully enclosed above-ground burial has also been constructed. The first stage was opened in March 2011, the second stage, now almost half full, around two years later. The project was spearheaded by Trust member Frank Mammone, with the support and financial help of the local Italian community. There are also four private mausolea.

A residence was built in the 1990s on what had been known as the 'horse paddock' on the south, the presence of a resident to some extent achieving the aim of reducing vandalism. Brick pillars with wrought iron gates were constructed around 1968 and replaced with the current panels in 2012.

The site is now laid out in named streets. In the absence of a lawn section, where denominational areas are generally dispensed with, the Shepparton cemetery is still divided by denominations or faiths: Presbyterian, Methodist, Church of England, Roman Catholic, Salvation Army, Seventh Day Adventist, Muslim, Greek Orthodox, Baptist, Church of Christ and Neutral. The cemetery was extended recently, and is not full, contrary to the currently-held beliefs of many in the local area.

# HERITAGE CITATION REPORT

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The total number of burials by mid-2015 was approximately 12,050.

The Shepparton cemetery is still, like most cemeteries in Victoria, administered by voluntary Trustees. Public cemeteries in the State are governed by cemetery trusts. Members of a cemetery trust are appointed by the Governor in Council, upon recommendation of the Minister for Health.

## References:

[http://www.cwgc.org/find-a-cemetery/cemetery/14031/Shepparton Public Cemetery](http://www.cwgc.org/find-a-cemetery/cemetery/14031/Shepparton%20Public%20Cemetery)

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*Shepparton Advertiser*, 4 June 1875, p. 3

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## HERITAGE CITATION REPORT

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*Shepparton News*, 7 February 1916, p. 2  
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*Shepparton Advertiser*, 8 May 1922, p. 4  
*Shepparton Advertiser*, 5 October 1922, p. 5  
*Age*, 18 May 1925, p.10  
*Age*, 11 July 1925, p. 19  
*Shepparton Advertiser*, 28 January 1926, p. 7  
*Shepparton Advertiser*, 22 March 1926, p. 5  
*Shepparton Advertiser*, 6 June 1929, p. 9  
*Shepparton Advertiser*, 11 January 1934, p. 19  
*Shepparton Advertiser*, 1 May 1934, p. 6  
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*Shepparton Advertiser*, 15 August 1934, p. 2  
*Shepparton Advertiser*, 15 March 1935, p. 1  
*Shepparton Advertiser*, 29 April 1935, p. 6  
*Shepparton Advertiser*, 9 October 1935, p. 2

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*Shepparton Advertiser*, 12 June 1936, p. 3

*Shepparton Advertiser*, 18 March 1938, p. 9

*Shepparton Advertiser*, 24 April 1939, p. 1

*Shepparton Advertiser*, 10 July 1939, p. 1

*Shepparton Advertiser*, 9 May 1941, p. 3

*Shepparton Advertiser*, 15 August 1941, p. 6

*Shepparton Advertiser*, 11 May 1951, p. 8

*Shepparton Advertiser*, 20 November 1951, p. 1

*North Eastern Ensign*, 2 January, p. 2

## Description

### Physical Description

The cemetery is located on a sand ridge and has an undulating landscape. The memorials from the 19th century are typical, with headstones, stone beds and metal rails. The 20th and 21st century has seen the establishment of a variety of different burial customs. Vaults (fully concrete-lined subterranean enclosures), of which there are now around one hundred, were introduced for Italian burials.

Groups of elaborate above-ground grave monuments create small landscapes reminiscent of cemeteries in Italy; some reach a height of 2.5 metres or more, and often include columns, pediments, and even doors.

A mausoleum containing ninety-six crypts for fully enclosed above-ground burial has also been constructed. There are also four private mausolea.

A residence is located on the south, and the entrance consists of a brick wall and pier.

The site is now laid out in named streets. In the absence of a lawn section, where denominational areas are generally dispensed with, the Shepparton cemetery is still divided by denominations or faiths: Presbyterian, Methodist, Church of England, Roman Catholic, Salvation Army, Seventh Day Adventist, Muslim, Greek Orthodox, Baptist, Church of Christ and Neutral. The cemetery was extended recently.

# HERITAGE CITATION REPORT

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## Statement of Significance

### What is Significant?

The Shepparton Cemetery is significant.

This includes all the burial sites, the 1961 columbarium, the vaults, monumentts, mausolea, memorials, and the plantings associated with this place.

### How is it Significant?

It is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The Shepparton Cemetery is of historic and social significance as the place of burial for the Shepparton region since 1874.

The Shepparton Cemetery provides tangible physical evidence of a range of burial practices and customs, reflecting the multicultural nature of the district/municipality. HERCON criteria A & G

It is of aesthetic significance for its layout and remnant plantings associated with the 19th century establishment of this cemetery. It is of aesthetic significance for the wide range of memorials, vaults and the above ground monuments. HERCON criteria E & D

## Recommendations 2014

**External Paint Controls**

No
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**Internal Alteration Controls**

No
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**Tree Controls**

Yes Historic plantings associated with the cemetery.
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**Fences & Outbuildings**

No
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**Prohibited Uses May Be Permitted**

No
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**Incorporated Plan**

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**Aboriginal Heritage Place**

No
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# HERITAGE CITATION REPORT

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<b>Name</b>	31 Welsford Street SHEPPARTON	
<b>Address</b>	31 Welsford Street SHEPPARTON	<b>Significance Level</b> Local
<b>Place Type</b>	House	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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## History and Historical Context

Shepparton grew around a crossing of the Goulburn River. Originally known as Macguire's Punt, the development of a small village at the crossing by the early 1850s led to the first survey of the township in 1855, by surveyor J G W Wilmot. A more substantial but only partially completed town survey was carried out by John Downey in 1864. Alfred Leahy became Government Contract Surveyor after settling in Shepparton with his wife in the 1870s, and in 1874 he completed the survey to the extent of all the area between Knight, Archer and Hayes Streets and the Goulburn River. He also named all the town's streets.

Knight Street originally formed the northern boundary of the township of Shepparton. The land immediately to the north of this between Wyndham and Hawdon Streets formerly comprised a single large block covering sections 15 and 16, which was part of the estates of Alfred Leahy.

Leahy purchased an 845 acre area of land immediately north of Knight Street including these two sections, in an estate known as Shepparton Park. His holdings stretched from near Grahamvale to the east, to the Goulbourn River to the west and several miles to the north, and were centred on a located homestead located near Wyndham Street. Some subdivision of this land was undertaken by Leahy. A prominent local figure, Leahy was heavily involved with the opening up of land to selectors around the Shepparton area and was also elected a Shire Councillor. After his death, the property was sold for £4 12s an acre, and subdivided.

Under colonial legislation, subdivision and the development of roads in areas outside Leahy's 1874 township survey, such as this land north of Knight Street, had to be undertaken with the approval of Council. The land to the south between Orr, Nixon and Oram Streets originally consisted of parts of sections 1, 2 and 23 & 24 of the Township of Shepparton. These appear in Leahy's subdivision plan as large allotments bordered by the Knight, Nixon, Maude, Corio and Skene Streets. By 1900 subdivision of these blocks had resulted in the creation of McKinney Street, Orr Street, Oram Street and Harold Street.

The population of Shepparton grew steadily over the decades after 1880, reflecting the broader development of irrigation and closer settlement in the Goulburn Valley region. From 1,090 in 1880, the number of inhabitants grew to 1,679 in

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1891, 2,067 in 1900, 3,000 in 1910 and 4,000 in 1920.

By 1930 it had reached 5,700, rising to 7,000 in 1940. This growth stimulated a steady amount of residential construction within the township boundaries and in areas adjacent to it, with the gradual subdivision of many of the early larger allotments.

The subdivision of sections 1, 2, 23 and 24 in the township in the late nineteenth century preceded the close residential development of the area north of Knight Street.

The subdivision of allotments 15 and 16, formerly owned by Leahy, led to the construction of an internal grid of roads by the 1890s, which included northward extensions of Corio and Maude Streets. Close residential development lagged behind that in the township immediately to the south by several decades.

Welsford Street (north) developed as part of the residential expansion to the north of the central business area. There was an increasing demand for residential land during the 1920s as it was a time of particularly vibrant expansion. The economic prosperity which drove this expansion is linked to the increasing success and sustainability of irrigation, dairying and farming.

## Description

### Physical Condition

31 Welsford Street is a good regional representative example of Federation period bungalow style. The porch is distinctive with its concave brick balustrade with contrasting rendered section on the posts. The fine timber fretwork is also notable. The integrity of the place, and this includes the house, garden setting and the low front fence, contributes to the aesthetic significance.

## Statement of Significance

### What is significant?

31 Welsford Street Shepparton, and this includes the garden setting and open wire fence, is significant.

### How is it significant?

31 Welsford Street is of local historic and aesthetic significance to the City of Greater Shepparton.

### Why is it significant?

31 Welsford Street is of historic and social significance as it demonstrates the character of residential expansion to the immediate north of the central business area during the Interwar period. There was an increasing demand for residential land from the 1900s and in particular during the 1920s. The economic prosperity which drove this expansion is linked to the increasing success and sustainability of irrigation, dairying and farming. HERCON criteria A & G

It is of architectural significance as it is a good regional representative example of Federation period bungalow style. The porch is distinctive with its concave brick balustrade with contrasting rendered section on the posts. The fine timber

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fretwork is also notable. The integrity of the place, and this includes the house, garden setting and the low front fence, contributes to the aesthetic significance. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 30 Wyndham Street SHEPPARTON (the Dutch House)  
**Address** 30 Wyndham Street SHEPPARTON **Significance Level** Local  
**Place Type** House  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

The house at 30 Wyndham Street was transported to Australia from the Netherlands by the Popelier family in 1951.

Theodorus Marinus Popelier and his wife Petronella Popelier decided to immigrate to Australia to join their son and daughter-in-law in 1951. Son Theodorus Adrianus Popelier had come to Australia in January 1949 to escape the ravages of post-war Europe and choose a location to set up a home for his eventual marriage. At first he lived at the Broadmeadows Migrant Reception Camp, and subsequently came to Shepparton. He married his fiancé by proxy in April 1950 and his wife Maria came to Australia in June that year.

Aware of shortages of building materials in Australia, and constrained by post war currency restrictions in the amount of money that could be taken out of the Netherlands, Theodorus senior designed a house suitable for breaking down and re-assembling. He had it built in the Netherlands to his specifications, ensuring that no nails were used in the major joints. He then disassembled the house and crated the numbered components, shipping them to Shepparton.

Re-erected at 30 Wyndham Street by father and son as the home of the senior Popeliers, the house was and is a small rectangular gabled building of weatherboard, originally stained but later painted white with a rough granular texture. A low attic ran the length of the gable, reached by a ladder and hatch. The recessed front porch opened via a centrally-placed front door on to a lobby, and on either side external doors led directly into rooms. All three porch doors were flanked by windows with diagonally patterned leadlighting: the living room windows were similar. The lobby led to a living room and a bedroom on the right (north), a bathroom on the west, and a study with a fold-out bed, a storeroom, kitchen and bedroom on the south.

Theodorus senior conducted his tailoring business from a separate building, which also housed a laundry, on the north, towards the rear of the property. The small front garden included a pond with a bridge, the back garden some fruit trees.

Seventy per cent of Dutch post war migration between 1949 and 1970, when the Netherlands government actively encouraged emigration to relieve housing shortages and economic distress, was to Australia. Here a housing shortage and restrictions on the availability of building materials during the 1950's forced many Dutch (and other) migrants to find

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temporary accommodation. Commonly this was in migrant hostels, boarding houses, tents, garages, caravans, flats or sheds. Migrants routinely brought household goods, especially items such as linen, to their new country: a small number came equipped, like the Popelier family, with their own accommodation. Heritage consultant Meredith Walker has noted that

*Some of the Dutch families who migrated to Australia in the early 1950s were aware of the shortage of building materials and arranged the shipment of prefabricated timber houses to Australia. This was not a common practice but it was not rare either. Prefabricated houses are known to have been built by Dutch migrants in the Sydney suburbs of Dundas and Engadine as well as in Wollongong. These houses were timber frame and clad with horizontal or vertical timber boards.*

The Popelier house has been little altered externally. At some stage the family removed and replaced the asbestos-containing corrugated cement roofing; the current roofing may be even more recent.

Another reassembled house imported from the Netherlands in the 1950s is to be found in Merrigum, the two buildings and families having no connection.

## References:

Ron Popelier, personal communication 23 and 27 February 2017, 10 April 2017

Evelyn Popelier, personal communication, 8 April 2017

Meredith Walker, 'First accommodation for Migrants arriving in Wollongong post World War 2', Migration Heritage Project, Wollongong Migration Heritage Thematic Study 'Places Project', 2007.  
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## Description

### Physical Description

The 'Dutch house' in Wyndham Street Shepparton is a small rectangular gabled building of weatherboard, originally stained but later painted white. The recessed front porch opens via a centrally-placed front door on to a lobby. All three porch doors are flanked by windows with diagonally patterned leadlighting: the living room windows are similar.

The original layout had a low attic that ran the length of the gable, and was reached by a ladder and hatch. The lobby led to a living room and a bedroom on the right (north), a bathroom on the west, and a study with a fold-out bed, a storeroom, kitchen and bedroom on the south.

## Statement of Significance

The house at 30 Wyndham Street, Shepparton, also known as the Dutch House, is significant. Its suburban setting contributes to its significance.

# HERITAGE CITATION REPORT

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## How is it Significant?

The Dutch House is of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

The Dutch House is of historic significance as it is a locally rare example of an imported pre-fabricated migrant house. Building material rationing and housing shortages in post war Victoria (c.1950s), compounded in this case by post-war restrictions on the export of currency from a war-ravaged European nation, meant that some migrants brought their house with them when they migrated.

It is of historic significance as it demonstrates the demographic changes that were taking place in Shepparton (and the Goulburn Valley), as Dutch, Italian, Albanian, Greek and other migrants arrived seeking employment on the land or in processing factories. HERCON criteria A & B

It is of technical significance for its prefabrication techniques and the surviving building materials. HERCON criterion F

It is of aesthetic significance for its representative post war architecture, the modern design of which shares many characteristics found in post war suburbs. HERCON criterion E

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

Yes

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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<b>Name</b>	39 Wyndham Street SHEPPARTON	
<b>Address</b>	39 Wyndham Street SHEPPARTON	<b>Significance Level</b> Local
<b>Place Type</b>	House	
<b>Citation Date</b>	2014	

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

### Place History

39 Wyndham Street was designed and constructed by John Mulvaney. It is one of four near identical houses he constructed between c1937 - 38. The other houses being 537 Wyndham Street, 7 Nugent Street and 3 Macintosh Street. Mulvaney died soon after at the age of 42. Mulvaney developed this particular style within the oeuvre of the English cottage style and there are no other comparable examples in Shepparton.

### Thematic Context

Shepparton grew around a crossing of the Goulburn River. Originally known as Macguire's Punt, the development of a small village at the crossing by the early 1850s led to the first survey of the township in 1855, by surveyor J G W Wilmot. A more substantial, but only partially completed town survey was carried out by John Downey in 1864. Alfred Leahy became Government Contract Surveyor after settling in Shepparton with his wife in the 1870s, and in 1874 he completed the survey to the extent of all the area between Knight, Archer and Hayes Street and the Goulburn River. He also named all the town's streets.

Knight Street originally formed the northern boundary of the township of Shepparton. The land immediately to the north of this between Wyndham and Hawdon Streets formerly comprised a single large block covering sections 15 and 16, which was part of the estates of Alfred Leahy.

Leahy purchased an 845 acre area of land immediately north of Knight Street including these two sections, in an estate known as Shepparton Park. His holdings stretched from near Grahamvale to the east, to the Goulbourn River to the west and several miles to the north, and were centred on a homestead located near Wyndham Street. Some subdivision of this land was undertaken by Leahy. A prominent local figure, Leahy was heavily involved with the opening up of land to selectors around the Shepparton area and was also elected a Shire Councillor. After his death, the property was sold for £4 12s an acre, and subdivided.

Under colonial legislation, subdivision and the development of roads in areas outside Leahy's 1874 township survey, such as this land north of Knight Street, had to be undertaken with the approval of Council. The land to the south between Orr, Nixon and Oram Streets originally consisted of parts of sections 1, 2 and 23 & 24 of the Township of Shepparton. These appear in Leahy's subdivision plan as large allotments bordered by the Knight, Nixon, Maude, Corio and Skene Streets. By 1900 subdivision of these blocks had resulted in the creation of McKinney Street, Orr Street, Oram Street and Harold Street.

The population of Shepparton grew steadily over the decades after 1880, reflecting the broader development of irrigation

# HERITAGE CITATION REPORT

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and closer settlement in the Goulburn Valley region. From 1,090 in 1880, the number of inhabitants grew to 1,679 in 1891, 2,067 in 1900, 3,000 in 1910 and 4,000 in 1920.

By 1930 it had reached 5,700, rising to 7,000 in 1940. This growth stimulated a steady amount of residential construction within the township boundaries and in areas adjacent to it, with the gradual subdivision of many of the early larger allotments.

The subdivision of sections 1, 2, 23 and 24 in the township in the late nineteenth century preceded the close residential development of the area north of Knight Street.

The subdivision of allotments 15 and 16, formerly owned by Leahy, led to the construction of an internal grid of roads by the 1890s, which included northward extensions of Corio and Maude Streets. Close residential development lagged behind that in the township immediately to the south by several decades.

Nugent Street developed as part of the residential expansion to the north of the central business area. There was an increasing demand for residential land during the 1920s as it was a time of particularly vibrant expansion. The economic prosperity which drove this expansion is linked to the increasing success and sustainability of irrigation, dairying and farming.

## Description

### Physical Description

39 Wyndham Street has been designed to evoke the English vernacular cottage. This stylistic creation was popular during the Interwar period. The house demonstrates many typical features and this includes: the contrast between the smooth render and dark textured brickwork, the steeply pitched gables, with walls ending flush with the gable of the roof, the decorative chimney (designed to mimic English vernacular chimneys), the recessed niche picked out in contrasting brickwork, the variety of openings (both in size and style) and the recessed porch. All of these elements contribute to the Interwar evocation of the English vernacular cottage.

## Statement of Significance

### How is it Significant?

39 Wyndham Street, Shepparton is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

39 Wyndham Street, Shepparton is of historic significance as it provides tangible physical evidence of the character of residential development that occurred during the early 20th century in Shepparton. HERCON criterion A

39 Wyndham Street, Shepparton is of aesthetic significance for the quality of its Interwar architecture. HERCON criterion E

39 Wyndham Street forms one of a group of 4 houses designed and built by a local builder John Mulvaney. They include 3 Macintosh Street, 537 Wyndham Street and 7 Nugent Street, Shepparton. John Mulvaney, as the designer of these houses, developed a particular response to the design of the Interwar English cottage style architecture. HERCON criteria A



# HERITAGE CITATION REPORT

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& E

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	Greater Shepparton Heritage Incorporated Plan
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 375 Midland Highway SHEPPARTON EAST  
**Address** 375 Midland Highway SHEPPARTON EAST **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended** VHR No HI Yes PS Yes  
**Heritage Protection**

## History and Historical Context

The Shepparton East/Orrvale area was part of the lands of the Bangerang Aboriginal peoples, and subsequently located within the Pine Lodge squatting run of 43,000 acres, which had been split off from the huge Arcadia run. The district, like much of the Goulburn Valley, was selected under the 1869 Land Act, with selectors arriving in the early 1870s.

As Victoria recovered from the effects of the 1890s depression, the demand for farming land increased. However, most land suitable for agriculture had already been selected or was part of a large pastoral estate. The Victorian Government became concerned about the loss of farmers to other colonies and attempted to stem the flood of farmers from Victoria and increase the numbers of those working the land by acquiring large estates and breaking them into small farms, in tandem with irrigation in areas such as the Goulburn Valley, where irrigated agriculture had developed progressively from 1886. Victorian irrigation had been revitalised by Elwood Mead, who as dynamic American Chairman from 1907 of the State Rivers and Water Supply Commission (SRWSC, known locally as 'the Water Commission'), had seen that the secret of successful irrigation was closer settlement, the intensive use of land and water, and the compulsory annual payment of irrigation 'water rights' in all properties in the irrigation areas, whether or not water was available in a particular year. Closer Settlement Acts in 1909 and 1912 progressively gave the SRWSC full control of all land purchased for irrigated closer settlement, control reinforced and becoming permanent in the 1918 Act. The unified control of land and water advocated by Mead thus became effective and remained in force for all soldier and civilian settlement following World War 1.[1]

East of Shepparton, Closer Settlement began in 1910 with the offering of 110 allotments on the Shepparton Estate, 'Settlement No 1', at Grahamvale, to the north of Shepparton East. Concurrently the East Goulburn Main Channel from the Goulburn Weir had been completed, supplying irrigation water to the area east of Shepparton.

East Shepparton and Orrvale, known as 'Settlement No 2', opened in early 1912 with the placing on the market of 25 irrigated blocks of 20 [8.1 ha] to 88 acres [35.6 ha] for dairying or orchards, derived from 6000 acres [2428 ha] of former wheat-growing and grazing properties. Mead's SRWSC was very actively spruiking the advantages of closer settlement on irrigated blocks, for example, organising a 'landseeker' excursion of 700 would-be irrigationists to the Goulburn Valley in March 1912, and a similar if much smaller expedition from the west coast of the USA a month later. The *Australasian* reported in November 1912 that in this new area (Shepparton East and Orrvale), 5000 acres had recently been given over to irrigation settlement, in farms averaging around 50 acres in size, with about 80 new settlers in total.[2] This intensive settlement saw the development of the small village of East Shepparton once the settlers had established their farms.

Soldier Settlement following the Discharged Soldiers Settlement Act of 1917 saw another twenty or so blocks taken up at East Shepparton and Orrvale after WW1; these returned soldiers were to prove very active in the community.[3] Dairying, the projected form of farming, proved unrealistic, due to low butterfat prices, insufficient land for the necessary

pasture and lack of knowledge about pasture improvement techniques; fruit-growing became dominant.

Soldier Settlement followed at Lemnos in 1919-20 and at Katandra in 1919, with Closer Settlement following in the latter area in 1926.

Although the Closer and Soldier Settlement schemes were of mixed success (historian Tony Dingle contends that across Victoria some 3000 soldier settlers walked off their properties or were removed between 1917 and 1929, almost one on four of the original soldier settlers),[4] the Shepparton region, including Grahamvale, Shepparton East, Orrvale, and Katandra, was among the leading and more successful closer settlement irrigation areas by 1923, along with Stanhope and Tongala west of the Goulburn River, and Swan Hill, Redcliffs, Nyah and Merbein.

## Description

### Physical Description

The house at East Shepparton is an unusual Interwar masonry bungalow. The design shares many of the characteristics of houses designed in the hotter areas, and similar (and earlier) examples can be found in the Riverina.

Features such as the large (and high pitched) hipped roof falling in an unbroken line to create a verandah are part of a relatively common idiom in the northern areas. The paired half columns contribute to the Interwar Bungalow style and are unusual in their styling. Some of the windows to the front facade have been altered.

## Statement of Significance

### What is Significant?

The house at 375 Midland Highway, Shepparton East is significant.

### How is it Significant?

The house is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it significant?

The house is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th and early 20th century. The scale and design of the house contribute to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

The house is of aesthetic significance for its atypical Interwar architecture. The architecture has many features associated with this period but its design has been adapted as a climatic response. This is found in the large hipped roof falling in an unbroken line to create a verandah. The distinctive paired half columns are unusual. HERCON criterion E

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 703 Benalla Road (Midland Highway) SHEPPARTON EAST (former Shepparton East Hall)  
**Address** 703 Midland Highway SHEPPARTON EAST **Significance Level** Local  
**Place Type** Hall Public  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

The Shepparton East Hall was constructed by voluntary local labour in 1922. Like the Mechanics' Institutes and public halls from the selection era of the 1870s and 1880s, which embodied the aspirations of the villages which were then straggling into existence, the building of the Shepparton East Hall reflected the settlement pattern of its (later) time. In small towns appearing or consolidating as a result of the settlement intensification brought about by Closer and Soldier Settlement, local halls were being built as a focus for both new and older settlers, and their importance in community formation is not to be underestimated.

### Closer and Soldier Settlement east of the Goulburn River

The Shepparton East/Orrvale area was part of the lands of the Bangerang Aboriginal peoples, and subsequently located within the Pine Lodge squatting run of 43,000 acres, which had been split off from the huge Arcadia run. The district, like much of the Goulburn Valley, was selected under the 1869 Land Act, with selectors arriving in the early 1870s.

As Victoria recovered from the effects of the 1890s depression, the demand for farming land increased. However, most land suitable for agriculture had already been selected or was part of a large pastoral estate. The Victorian Government developed closer settlement policies, acquiring large estates and breaking them into small farms, in tandem with irrigation in areas such as the Goulburn Valley; this was effected by a series of Closer Settlement Acts, especially those of 1909 and 1912.

East of the Goulburn River, Closer Settlement began in 1910 with the offering of 110 allotments on the Shepparton Estate, 'Settlement No 1', at Grahamvale, to the north of Shepparton East.

East Shepparton and Orrvale, known as 'Settlement No 2', opened in early 1912 with the placing on the market of 25 irrigated blocks of 20 [8.1 hectares] to 88 acres [35.6 hectares] for dairying or orchards, derived from 6000 acres [2428 hectares] of former wheat-growing and grazing properties. This intensive settlement saw the development of the small village of East Shepparton.

# HERITAGE CITATION REPORT

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Soldier Settlement following the Discharged Soldiers Settlement Act of 1917 saw another twenty or so blocks taken up at East Shepparton and Orrvale after World War 1; these returned soldiers were to prove very active in the community.[1]

Dairying, the projected form of farming, proved unrealistic, due to low butterfat prices, insufficient land for the necessary pasture and lack of knowledge about pasture improvement techniques; fruit-growing became dominant.

## The Shepparton East Hall

(Information pertaining to the Hall Committee, unless otherwise acknowledged, is derived from the Committee's Minute book for the period 9 December 1939 to 5 February 1974, held by Theo Cook.)

The coming of the 'much-discussed and badly-needed' Shepparton East Hall,[2] from the first public meetings to completion, seems to have been a speedy affair. Interest in the need for a local meeting place and social centre was focussed at a meeting on 16 March 1922, when a proposal by the Committee of the Orrvale and East Shepparton Recreation Reserve to purchase land from J Law for a hall and recreation reserve was lost. Those from that neighbouring area departed the meeting, and Shepparton East locals decided to 'Go on their Own', as the *Goulburn Valley Stock and Property Journal* reported, and erect a hall next to St Martin's Church of England.[3] The location on the Benalla Road (now the Midland Highway), between the church and the general store/Post Office built by Edwin J 'Ted' O'Donnell in 1919, was central to the emerging village of Shepparton East, and the allotment was swiftly transferred from O'Donnell's ownership to three trustees, on 28 April 1922.[4] A Committee, which included local identities O'Donnell, A Spivey and C Laws, and a supporting Ladies' Committee, were set up. The enthusiasm evinced at the meeting produced a number of £5 and £10 donations, amounting to £120.[5]

Fundraising began, and plans for the Hall had been submitted to the Health Commission by mid-April 1922.[6] The designer was HB Lincoln, well-known local District Engineer for the State Rivers and Water Supply Commission, appointed to that body in 1918. A civil engineer, Lincoln was highly involved in Soldier Settlement east and north of Shepparton, and was personally close to the very active Settlements Branch of the Returned Sailors and Soldiers Imperial League Soldiers (RSSILA, precursor to the RSL), made up of soldier settlers of these areas.

The Hall was completed by early September 1922 in an immense effort of voluntary labour, under the direction of local storekeeper, brickmaker and builder Ted O'Donnell, with members of the Committee and other locals often working under acetylene lights on the winter nights. The Committee, headed by farmer David James, had raised £400 towards materials. Of cement bricks made on site by the volunteers with local sand from the Broken River-'they would have made the cement if they knew the formula', James opined-the gabled building measured 60 feet [18.3m] by 34 feet [10.4m], the apex of the roof being 20 feet [6.1m] from the ground, and the walls being 12 feet [3.7m] in height, with external buttresses every 12 feet [3.7m]. A small gabled porch constituted the entrance, and a skillion section at the rear housed the kitchen and supper room. The stage was 29 feet [8.8m] by 12 feet [3.7m], backed by two anterooms measuring 17

## HERITAGE CITATION REPORT

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[5.2m] feet by 10 feet [3m]. The floor, of pine and 'well-grooved so as to prevent shrinkage or warping', was well-suited for dancing, 'of such smooth surface as to appeal strongly to the devotees of Terpsichore', as an effulgent local report enthused.[7] The roof was lined, the ceiling providing 'good sound effects', and 'the casement windows would be easily opened and ensure effective ventilation.'[8] The iron roof was covered by a system of framing set at 4 feet [1.2m] intervals. Costing £1400 and leaving a debt of £400 after further donations, the new Hall seated 300.[9]

The opening on 20 September 1922 was a fulsome event. The crowd, which had enjoyed a lunch at noon, was ejected from the Hall, and local MLA, Col. Murray Bouchier (later Sir Murray), hero of Beersheba five years earlier and 'fiercely loyal to his electorate and its particular rural interests', turned the key in the door. Bouchier 'had no idea when accepting the invitation that they had a town hall (laughter)-such a splendid building.he thought it was going to be just an ordinary little hall.'[10] Bouchier, pro-irrigation, was to take an interest in the Hall for many years subsequently. A varied sporting program followed, along with sweets, ice-cream, produce and fancy goods stalls.[11] Afternoon tea was available, and a 'Grand Dance' began at 8 pm, with Frank Young's Orchestra, and 'the finest floor in the Goulburn Valley' (a claim made by most GV halls at some time.)[12] The overdraft remained of concern, and attendees were invited to forward cheques and cash. A fundraising musical evening would soon be held.[13]

The Hall immediately became the focus of community life and entertainment, the range of activities and functions it hosted attesting to its importance for Shepparton East and Orrvale.

Dances, family socials, and balls of all types, including fancy dress and debutante balls, were a consistent feature at the Hall, many to celebrate a local event or milestone, such as the 'switching on' of electricity to the area in 1936. Dances were organised by the whole gamut of local groups: the football and cricket clubs, the Apex Club in the 1930s, the Orrvale CWA and its Younger Set, the Irrigators' Association, and others. St Martin's Church of England next door held its socials in the Hall, and Women's Guild meetings and bazaars.

The hall was the venue for bazaars and fetes organised by many local groups; it also hosted the Mothers' Club meetings and their annual 'Australia Tea', CWA meetings from the branch's inception in November 1934, and Anzac services from the late 1940s. Football and cricket club meetings, end of season events and presentation nights took place in the Hall, along with events held by the Central Park Tennis Club, and between 1933 and 1936, meetings of the short-lived East Shepparton Soccer Club, whose players were from UK families which had taken up blocks. Badminton was played in the Hall in the 1960s.

Local Scouts, the Shepparton East Red Cross and East Shepparton Young Farmers' Club based themselves at the Hall.[14] The Shepparton East School was another consistent user, for concerts and for breakups.[15]

The Hall Committee, and other local organizations, ran fundraisers, often dances or afternoon teas, for the Red Cross, and for the Mooroopna Hospital. The Hall was also the venue for its Committee's own fundraising events. Regular dances, often fortnightly for a season during winter, were the main fundraising effort for many years, and for some periods, an

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annual fete, sports meeting, and dance. In 1946 the Committee decided that fortnightly euchre parties in winter would be the most effective method of fundraising, and thus began a tradition.

Successive iterations of the Committee dealt with the common problems of providing a community venue, perpetually caught between the need to keep hire charges within the budgets of local groups (many of which constantly pleaded their special case) and providing the necessary equipment, maintenance and periodical upgrades. Finance was a perennial worry: the Hall seems to have had an overdraft, often large, throughout its existence. Setting of the scale of hire fees was a recurring discussion; also demanding of attention were the state of the floor (and the need to hire a sander or polisher) and the tuning of the piano, both crucial for the dances. Working bees figured regularly, though not all were as large-scale as that held on 1 May 1946, when twenty men, Committee members and other volunteers, replaced over 200 feet [61m] of broken or damaged floorboards, filled cracks and kalsomined the interior, repaired seats, made new trestle tables, and laid a cement floor between the kitchen and the main building.[16]

It might be said that the Shepparton East Hall punched above its weight in the power held by some of the groups which met in the Hall, and the importance, beyond the merely local, of some of the decisions made there. A few key local groups were highly identified with the Hall, members of these also having been crucial in its inception. The Hall was the home of the powerful Irrigators' Association (of which most blockholders were members),[17] under its dynamic head, local orchardist John McDonald (later MLA for the area, Premier, and knighted in 1957); it was this organisation which had spearheaded the establishment in 1917 of the co-operative canning and marketing company, the Shepparton Preserving Company (SPC) which grew to become the dominant player in fruit preserving. Annual General Meetings of SPC were in fact held in the Hall from 1936 to 1948, not in Shepparton.

Another key local organization based at the Hall was the very active Shepparton Settlements' Branch of the RSSILA. It had been formed seven months after the Hall opened by local soldier settlers to address their issues with the Closer Settlement Board and the State Rivers and Water Supply Commission, and other matters both agricultural and social. The Shepparton branch of the United Country Party (precursor to the current Country Party), which claimed in 1931 to be the biggest in the state,[18] held its AGMs in the Hall from 1930 until 1945.

The Hall was also a polling booth for numbers of elections.

The Settlements were the focus of much political attention and many visits in the 1920s and early 1930s, and invariably the guest was hosted at the Hall; for example, a 'smoke social' was held on the evening of 11 March 1927 in honour of the visit of the Governor, Lord Somers.[19] The Hall was also at times the venue for agricultural education, including a visit in August 1927 by Samuel Wadham, newly appointed Professor of Agriculture at the University of Melbourne, who was to become Australia's most influential agricultural educator.[20]

In 1930 the Hall was repainted inside and out, and a Cyclone fence and 'handsome iron gates' surmounted by a cross beam bearing the words (and incorrect date) 'Shepparton East Public Hall 1923' in 'silver-white' letters were erected.[21]



## HERITAGE CITATION REPORT

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The gates were removed at the end of 1944 because they were 'hardly ever used.'

As the focal point of the community, the Hall was the site of the ceremonial switching on of electricity for the area on 25 February 1936, 'one of the largest attendances' watching pioneer CJ Nash flick the switch.[22] The Irrigators' Association had been instrumental in gaining connection for the area.

The Hall saw war service. During the fruit seasons 1942-43, 1943-44 and 1944-45, with fruitpickers in short supply, it was at different times the camp for groups of students from Melbourne Catholic boys' schools, university students, and 'the riff-raff off the streets of Melbourne' sent by the Manpower Directorate. These proving unsuitable as pickers, 400 Army recruits supplied the labour for the 1944-45 season. These replacement pickers were billeted in the Hall and in tents, and cooked for in the skillion supper room at the rear.

As in most communities, 'Welcome Home' receptions were held at the Hall for returning servicemen and women,[23] and on 21 May 1946, the Honour Roll of the Shepparton East Young Farmers' Club was unveiled at the Hall by John McDonald, now the local MLA.[24]

Bookings for the Hall for December 1945 show how central to the Shepparton East community the venue was: the regular fundraising dance was held on the 5th, a Special Meeting of the Settlements Branch of the RSSAILA (airmen were now represented in the title of this organisation) on the 10th, a Welcome Home on the 12th, and the Annual General Meeting of the Shepparton Preserving Company on the 18th.[25]

Local people had acted as part-time caretakers, but in December 1948 a caretaker's cottage was built, consisting of two rooms measuring 12 feet [3.7m] by 12 feet, with 6 ft [1.8m] verandahs under which a bathroom was built.

In 10 June 1949, the hire charge for dances to 2 am was £2.0.0. Dances to 12 pm were charged £1.5.0, as were concerts, socials, meetings, and lectures. Afternoon hire was 10 shillings, and wedding receptions £5.0.0. Ante room hire was 4/6 for the afternoon, 5/6 for the evening.

Square dancing was briefly popular in the early 1950s; kitchen teas, wedding receptions and 'Old Time' dances were hallmarks of the 1950s and 1960s.

A war memorial, a granite obelisk, was erected in front of the Hall in late 1953 or early 1954, the Shepparton East Settlements sub-branch of the RSSAILA feeling that the district lacked a memorial.[26] Well-attended Anzac Day services were now held at the memorial for decades.

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In 1956 extensive renovations, including a long rear extension (distinguishable by lack of roof ventilators), which included a modern kitchen and supper room, were undertaken by William Clark, a Shepparton builder, with plumbing by local plumber Bill Roe. New doors were added. This was in time for a Back to Ball on 1 September,[27] at which an attendance of 260-300 persons was expected. New doors were included. Later additions and improvements included the current rectangular flat-roofed entrance foyer constructed by Council, and the lining of the supper room. A curtain was purchased for the stage in October 1958.

In the mid 1960s a new toilet block was built, with the help of a Council loan; the Committee's debt to the Council by April 1966 amounted to \$1335.58, a considerable sum for a voluntary Committee. The interior of the Hall was relined in April 1968 and the toilets repaired by N Pinder, at a cost of £1257.79. Badminton was causing damage to the floor in August that year. The aluminium windows were installed in late 1969 and the Hall was painted inside and out in 1971 or 1972.

The Hall had become a temporary classroom in 1968, while renovations were taking place at the Shepparton East Primary School.[28]

With the changes brought about by the 1960s and the rise of the teenager, the Hall was now facing new difficulties. By the AGM of 21 July 1970, it was noted that 'undesirables are now starting to be a nuisance at dances' and that 'the police should be asked to look in a number of times.'

In August 1971, the Committee was looking to 'invite some New Australians to become members', possibly due to declining numbers on the Committee. Nothing eventuated, and although a year later the Secretary was again deputed to approach 'New Australians', it seems none of the European migrants ever joined.

As transport improved, the Hall began to lose its role, and despite major drainage work having been undertaken in the late 1990s to eradicate damp, the Hall was auctioned on 2 September 2000, purchased by local plumbing company Roe and Cook, which uses it as a storeroom. The war memorial has been removed to the Shepparton East Primary School.

[1] <http://soldiersettlement PROV.vic.gov.au/map/> Accessed on 17 July 2016.

[2] *Goulburn Valley Stock and Property Journal*, 22 March, p. 3

[3] *Ibid*

[4] Vol 4071, Fol 187

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- [5] *Shepparton Advertiser*: 23 March 1923, p. 3 and 21 September 1922, p. 5
- [6] *Shepparton Advertiser*: 13 April 1922, p. 5
- [7] *Shepparton Advertiser*, 21 September 1922, p. 5
- [8] Ibid, 13 April 1922, p. 5
- [9] Ibid
- [10] *Shepparton Advertiser*, 21 September 1922, p. 5
- [11] Ibid, 25 September 1922, p. 3
- [12] *Goulburn Valley Stock and Property Journal*, 13 September, p. 2
- [13] *Shepparton Advertiser*, 21 September 1922, p. 5
- [14] Shepparton East Primary School 125th Committee, *125 Years of the Shepparton East Primary School No 1713: 1876 to 2001*, Shepparton 2001, pp. 9, 30
- [15] Ibid, 22 May 1924, p. 9
- [16] *Shepparton Advertiser*, 21 September 1922, p. 5
- [17] Ibid, 6 June 1925, p. 10
- [18] *Shepparton Advertiser*, 23 February 1931, p. 5
- [19] Ibid, 29 April 1926, p. 13
- [20] Ibid, 25 August 1927, p. 5
- [21] Ibid, 12 May 1930, p. 6
- [22] *Goulburn Valley Stock and Property Journal*, 4 March 1936, p. 1
- [23] Ibid, 8 October 1946, p. 6
- [24] Shepparton East School Centenary Committee, *Shepparton East Centenary 1876-1976*, Shepparton 1976, p. 30
- [25] Ibid, 4 December 1945, p. 10
- [26] Shepparton East Primary School 125th Committee, *125 Years of the Shepparton East Primary School No 1713: 1876 to 2001*, Shepparton 2001, p. 68
- [27] Sue Wallace, *Shepparton Shire Reflections 1879-1979*, Shepparton, 1979, p. 62
- [28] Lottie Roe, oral recollection, 6 August 2016

# HERITAGE CITATION REPORT

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## Description

### Physical Condition

Shepparton East Hall is a large rectangular concrete block hall built in three stages. The front section was built in 1922 and the rear extension in 1956. A much later flat roofed block construction serves as the foyer/entrance area.

The hall is constructed from concrete blocks and it has concrete buttresses to the front section of the hall.

The roof is clad with short sheets of corrugated galvanised metal and the front half of the roof has ventilators on either side of the ridge line. The timber barge boards to the gable front are scalloped. The gable front is clad with cement sheeting and battens. The later front entrance to the hall is constructed from concrete blocks with aluminium plate glass windows and doors to the entrance and a deep metal fascia.

The area to the perimeter of the Hall has been asphalted.

## Statement of Significance

### What is Significant?

The Shepparton East Hall at 703 Benalla Road (Midland Highway), Shepparton East.

### How is it Significant?

The Shepparton East Hall is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The Shepparton East Hall is of local historic and social significance for its association with intensification of settlement brought about by Closer and Soldier Settlement at the beginning of the 20th century.

The hall is of historic and social significance as it was constructed by voluntary labour in 1922 and was the focus of community life and entertainment. HERCON criteria A & G

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It is of aesthetic significance for its simple utilitarian architecture, its community design and its construction from bricks that were made from the local sand from the Broken River. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 715 Midland Highway SHEPPARTON EAST  
(Mudbrick House)  
**Address** 715 Midland Highway SHEPPARTON EAST **Significance Level** Local  
**Place Type** House  
**Citation Date** 2014

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

The Shepparton East/Orrvale area was part of the lands of the Bangerang Aboriginal peoples, and subsequently located within the Pine Lodge squatting run of 43,000 acres [17,400 ha], which had been split off from the huge Arcadia run. The district, like much of the Goulburn Valley, was selected under the 1869 Land Act, with selectors arriving in the early 1870s.

As Victoria recovered from the effects of the 1890s depression, the demand for farming land increased. However, most land suitable for agriculture had already been selected or was part of a large pastoral estate. The Victorian Government became concerned about the loss of farmers to other colonies and attempted to stem the flood of farmers from Victoria and increase the numbers of those working the land by acquiring large estates and breaking them into small farms, in tandem with irrigation in areas such as the Goulburn Valley, where irrigated agriculture had developed progressively from 1886. Victorian irrigation had been revitalised by Elwood Mead, who as dynamic American Chairman from 1907 of the State Rivers and Water Supply Commission (SRWSC, known locally as 'the Water Commission') had seen that the secret of successful irrigation was closer settlement, the intensive use of land and water, and the compulsory annual payment of irrigation 'water rights' on all properties in the irrigation areas, whether or not water was available in a particular year. Closer Settlement Acts in 1909 and 1912 progressively gave the SRWSC full control of all land purchased for irrigated closer settlement, control reinforced and becoming permanent in the 1918 Act. The unified control of land and water advocated by Mead thus became effective and remained in force for all soldier and civilian settlement following World War 1.

East of the Goulburn River, Closer Settlement began in 1910 with the offering of 110 allotments on the Shepparton Estate, 'Settlement No 1', at Grahamvale, to the north-east of Shepparton.

East Shepparton and Orrvale, known as 'Settlement No 2', opened in early 1912 with the placing on the market of 25 irrigated blocks of 20 [8.1 ha] to 88 acres [35.6 ha] for dairying or orchards, derived from 6000 acres [2428 ha] of former wheat-growing and grazing properties. Mead's SRWSC was very actively spruiking the advantages of closer settlement on irrigated blocks, for example, organising a 'landseeker' excursion of 700 would-be irrigationists to the Goulburn Valley in March 1912, and a similar if much smaller expedition from the west coast of the USA a month later. This intensive settlement saw the development of the small village of East Shepparton once the settlers had established their

farms.

Soldier Settlement following the Discharged Soldiers Settlement Act of 1917 saw another twenty or so blocks taken up at East Shepparton and Orrvale after WW1.[3] Dairying, the projected form of farming, proved unrealistic, due to low butterfat prices, insufficient land for the necessary pasture and lack of knowledge about pasture improvement techniques, and fruit-growing became dominant.

## **715 Midland Highway, Shepparton East**

The mud brick house at 715 Midland Highway, Shepparton East was constructed by experienced journeyman builder and brick-maker Edwin John O'Donnell (1881-1971). It is unclear whether it was built in 1917 when O'Donnell purchased the allotment, in 1919, the year he built the adjoining store and post office in the small community of Shepparton East developing amidst the orchards of Closer and Soldier Settlement Schemes, or in 1928, when he returned to the area.

Frank Alexander Cronk had received freehold of the triangular property comprising Allotment 35, Parish of Shepparton in the County of Moira, in March or April 1883 (indecipherable on title). Lying between Benalla Road, now the Midland Highway, and the current Hosie Road in Shepparton East, with its western tip the junction of the roads, the block comprised 17 acres 2 roods and 30 perches [6.9 ha]. Approximately 2 acres [0.8 ha] at the western extremity of the triangular block were purchased by the Church of England in 1913, and the remaining 15 or so acres [6 ha] were acquired in William Joseph Slattery in May 1915, along with almost 300 acres [121.4 ha] across the road to the north. Edwin O'Donnell purchased the 15 acres from Slattery on 28 September 1917.

Edwin 'Ted' James O'Donnell (1881-1971) had come to Shepparton in 1903 to build a new brick drying shed and pug mill for Edward Pemberton, an early Shepparton brickmaker. He also worked in the clay hole of Pemberton's brickyard, preparing clay for the moulders. He was briefly employed by William Mannion of Bunbartha, beginning with the 1903-04 harvest, and subsequently managed the agricultural section of W and RE Paterson's Loch Garry estate from 1909 to 1913. He next purchased a 15 acre [6 ha] irrigation block at Orrvale, which with Shepparton East comprised the second Closer Settlement area in the eastern Goulburn Valley; he planted an orchard there, which he sold in 1917. Like many of the small allotments at Orrvale, this may have been unviable.

Having obtained the 15 acres on the Benalla Road from Slattery, O'Donnell now planted it with vines and citrus, and in 1919 built the Shepparton East general store/Post Office. As stated above, the house may have been built at this time. The Post Office he leased to the PMG (Post Master General, precursor to Australia Post), subsequently renting out the store to Mrs O'Connell. He also sold a small plot on the western end to three trustees for the erection in 1922 of the new Shepparton East Hall, a much-needed community facility and focus of the new settlement, the building of which he supervised.

O'Donnell's choice of mud brick for the house, whenever it was built, is unusual for the area. Mud bricks (often contemporaneously referred to as 'bats') had been used only sporadically in the region. An early selector at Toolamba, James Bitcon, had by June 1873 built his first 'dwelling house' a substantial building, of mud, and also his men's hut and his blacksmith and wheelwright's shop; as described in his lease application, however, they were of 'plaster and sapling', no doubt a version of what was commonly known as 'wattle and daub' (foremost architectural historian of the vernacular, Professor Miles Lewis, prefers to refer to it as 'pole and pug'). This primitive technique was rare in the region in the selection period (only 3.5% of selectors' first buildings as recorded on their lease applications on the near-neighbouring

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Parish of Girgarre East were of sapling, which would include wattle and daub), and mud brick has always been rare in the municipality, the occasional examples dating largely it seems from the first decades of the twentieth century, particularly from the Depression era of the 1930s, and often in the form of dairy coolrooms.

Mud brick, also known as adobe, differs from pise, in which mud is built up in successive layers within formwork to create walls. It had been the subject of newspaper articles in south-eastern Australia in 1916 and 1917, although the terms 'mud brick', 'pisé' and 'adobe' were often used interchangeably and incorrectly by the press. One anonymous article, 'Mud as Building Material', appeared in a number of Victorian country newspapers in November and December 1916, and in early 1917: the closest printing to Shepparton was in the *Cobram Courier* in November 1916. 'Mud as Building Material' concentrated on what the anonymous author regarded as the main problem with mud brick construction, the difficulty of surface-proofing the material against the weather. O'Donnell, an experienced brickmaker, may have been encouraged by this article, or by the more comprehensive and detailed instructions for making mud bricks for farmhouses which appeared in the *Weekly Times*, the paper for 'the man on the land' and widely circulated in country Victoria, on 24 March 1917; this was a reprint from the Perth (WA) *Mail*. It had been preceded by an earlier *Weekly Times* article on 10 March 1917 describing how to plaster mud brick walls. Similar instructions for building a mud brick house were circulating widely in the equivalent newspaper in NSW in November 1918. Or it may have been that O'Donnell's experience with the production of conventional bricks, allied with economics, led him to this choice.

O'Donnell, now a central figure in the Shepparton East community, was running the store himself in 1921. In 1924, the family vineyard was lauded in the *Weekly Times* as 'one of the most profitable' in the Shepparton East/Orrvale settlement area (Soldier Settlement from 1917 had augmented the 1912 Closer Settlement) where the orchards of settlers on their small irrigation blocks were now well established. O'Donnell's thorough subsoiling was credited with the Gordo Blanco and sultana grapes producing a harvest valued at £837 in 1919-20, only three years after planting. Despite this 'profitable vineyard', the O'Donnell family, retaining ownership of the shop and Post Office, left the district for Geelong in 1925, farewelled by a well-attended social in the adjacent Hall, now the centre of community life, which O'Donnell himself had been instrumental in erecting. O'Donnell worked at the Ford factory in Geelong as a foreman carpenter, and built 'spec' houses at Belmont, but the family returned in 1928 or 1929, selling the shop/Post Office and mud brick house to storekeeper Joseph Duff in June 1929, whom he probably met in Geelong.

O'Donnell subsequently erected a concrete house further east on the Benalla Road, on the remaining eleven and a half acres, and from that time concentrated on building, being foreman of works for the large Council abattoirs in 1934-35, and specialising in contracts for the Public Works Department.

Duff sold the store/Post Office and house to William Alfred Cook in August 1938, and it is the Cook family, who ran the general store and Post Office from that time, with which the house, store and Post Office are now associated. With eight children to accommodate, Bill Cook closed in some of the verandah areas as sleep-outs.

The back wall of the house, unprotected by the verandahs that encircled the other exterior walls, was degraded by weather, and had to be rebuilt by Cook. The Cook family sold in 1971.



# HERITAGE CITATION REPORT

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## References:

*Shepparton News*, 23 June, 1952 , p. 2

Oral recollections of Lottie Roe (nee Cook), whose parents ran the Shepparton East store/Post Office from 1936 (2 August 2016, 6 August 2016)

Pine Lodge Centenary Committee, *Pine Lodge District Centenary 1877-1977*, Shepparton, 1977

Anne Tyson, statistical survey of buildings listed in lease applications for all allotments in the Parish of Girgarre East, 2001

'Mud as Building material':

*Cobram Courier*, 30 November 1916, p.7

*Malvern Courier*, 8 December 1916, p. 4

*Camperdown Chronicle*, 28 December 1916, p. 6

*Mortlake Dispatch*, 30 December 1916, p. 5

*Colac Reformer*, 30 December 1916, p. 5

*Port Fairy Gazette*, 4 January 1917, p. 5

*Omeo Standard*, p. 9 January 1917, p. 1

*Gympie Times*, 9 February 1918, p. 7

*Port Macquarie News*, 19 May 1917, p. 2

*Gippsland Times*, 13 August 1917, p. 4

*The Farmer and Settler* (NSW), 9 November 1918 p. 6

## Description

### Physical Condition

A rendered mud brick house with an encompassing corrugated hipped roof falling in an unbroken line to create a verandah. Its styling is simple with a symmetrical facade with a central door flanked by French windows.

## Statement of Significance

# HERITAGE CITATION REPORT

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## What is Significant?

The house at 715 Midland Highway Shepparton East is significant. This includes the vernacular styling of the building with its large encompassing roof falling in an unbroken line to form a verandah, and the symmetrical facade.

## How is it Significant?

It is of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

It is of local historic significance as it demonstrates the type of development that was occurring on the outskirts of Shepparton in conjunction with the development of small rural blocks. HERCON criterion G

It is of aesthetic significance for its vernacular styling. HERCON criterion D

It is of technical significance for its use of mud brick. HERCON criterion F

It is a rare example of mud bricks being used for domestic construction. HERCON criterion B

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

-

**Aboriginal Heritage Place**

Yes

# HERITAGE CITATION REPORT

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**Name** Victoria Street TALLYGAROPNA  
**Address** Victoria Street TALLYGAROPNA **Significance Level** Local  
**Place Type** Historic Landscape  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## Description

### Physical Description

The elm tree lined Victoria Street is of note for the stature of the trees and their maturity.

### Statement of Significance

#### What is Significant?

The elm (*Ulmus sp.*) lined Victoria Street is significant.

#### How is it Significant?

The elm tree lined street is of local historic and aesthetic cultural significance to the City of Greater Shepparton.

#### Why is it Significant?

The avenue is of historic significance as it demonstrates a vision the early settlers had for Tallygaroopna. The planting of exotic trees such as these was common throughout many of the townships. HERCON criterion A

The avenue provides high aesthetic values through the scale of the trees and their maturity. HERCON criterion E

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	Yes The elm (Ulmus sp.) trees in Victoria Street are significant.
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	2A and 2B Victoria Street TALLYGAROPNA (Silo)	
<b>Address</b>	2A and 2B 2A and 2B Victoria Street TALLYGAROPNA	<b>Significance Level</b> Local
<b>Place Type</b>	Silo	
<b>Citation Date</b>	2014	

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

Grain was first transported by rail in bagged form, being loaded into open wagons. By the 1930s, Victoria recognised, decades after most other grain-producing and grain-importing areas in the world, that moving individual bags of wheat was extremely inefficient. Western Australia and NSW already employed bulk handling, the latter having built substantial concrete silos from 1920-21. Victoria had mooted such a scheme towards the end of World War One, but it had lapsed. The Grain Elevators Board of Victoria was finally established in 1934 ('elevator' meaning the silo, following USA and Canadian nomenclature). It aimed to establish 138 silos throughout the grain-producing areas of the state. Bulk handling would give protection from vermin, disease and pests, and also reduce costs: it was estimated in 1939 that bulk handling would save growers three pence per bushel, given the high cost of the (largely imported) jute sacks and the cost of sewing up the sacks.

Tallygaroopna, and its companion silos at Wunghu, Numurkah, Katunga and Cobram (on the Shepparton-Cobram rail line), at Waايا, Nathalia and Picola (on the Numurkah-Picola line), and on the Shepparton-Dookie-Katamatite line, at Pine Lodge, Cosgrove and Dookie within COGS, and Yabba North, Youanmite and Katamatite in Moira Shire, were all part of the 'north-central' group of fourteen silos built from 1941. The north-central silos were built as part of the second tranche of silos Victoria-wide, the Eastern or Williamstown section consisting of sixty-one silos in total. The first tranche had been the Western or Geelong section, constructed on and west of the Mildura rail line, serving the great grain-producing areas of the Mallee and Wimmera. The intention was to have the Western section silos feed a new bulk grain-handling port facility at Geelong, while those east of the Mildura rail line would feed a similar facility at Williamstown. Although the Grain Elevators Board began work on the Williamstown port silos in 1937-38 (the foundations still exist, Heritage Inventory Number H7822-0395 and Hermes Number 13693), the complex never eventuated, as the site was abandoned in favour of Geelong. Some silos on the Western Section were in operation during the 1939-40 season, but tenders had not yet gone out for the Eastern section.

Concrete grain silos in Victoria fall into two types corresponding to the two largely separate if contiguous periods of construction, and described by the intended destination of wheat from those silos. Those built earlier in the west of the state are of the 'Geelong' type, recognisable by the gabled roof of the central section; those east of the Mildura line are known as 'Williamstown' silos. The north central silos, including that at Tallygaroopna, are thus of the latter type. Williamstown silos came in four capacities: 68,000, 100,000, 115,000 and 135,000 bushels, with single or double receipt hoppers.

Some time in late July or August 1940 tenders were put out for the sixty-one Eastern silos, including the fourteen in the north east. Total capacity of the sixty-one was to be 5,648,000 bushels. The Railways Construction Branch of the Board of Land and Works won the tender with a bid of £289,497. The pace of construction would depend on the supply of raw materials (affected by the war), particularly reinforcing steel, it was noted. Construction on the second tranche of silos

## HERITAGE CITATION REPORT

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began in November 1940.

The *Shepparton Advertiser* announced on 2 May 1941 that contracts for the Tallygaroopna, Pine Lodge, Cosgrove and Dookie silos had been let; possibly this was a sub-contract to the Railways Construction Branch. In late May 1941 the proposed site at Tallygaroopna station was inspected, along with other local silo sites at Nathalia, Numurkah, Wunghu and Waaia, by the chairman of the Grain Elevators board, H Glowrey. Tenders were called for the supply and delivery of 200 yards of sand filling at the Tallygaroopna silo on 18 February 1941.

Growers' representative on the GEB, S Lockhart, said in October 1941 that the Tallygaroopna silo would accommodate 100 per cent of the wheat delivered from the defined receival area, noting that charges to the grower for handling bagged wheat were 6 1/4 pence per bushel, compared to 3 1/2 pence per bushel on bulk wheat to the silos. Most of the farmers, however, would be still delivering their wheat to silos in bags, and it was reiterated that manure bags were not to be used, that second-hand bags were to be dipped in formalin, and wheat with green heads or likely to encourage weevil infestation would be rejected. Weevils remained a problem through the 1940s, often transmitted by harvesters, which growers were advised should be cleaned before being put into new crops.

Control of the weighbridge, vested in the Shire Council to this time, was requested by and ceded to the Board in October 1941. Council had repaired the weighbridge in anticipation of bulk handling.

The Tallygaroopna silo was officially opened on Thursday 4 December 1941 by Cr. H Formby (Goulburn Valley representative on the Executive of the Victorian Wheatgrowers' Association) in the presence of Glowrey, Mr Runge (manager SEC Shepparton), Cr H Dudley, Shire Secretary K Little, and a number of district farmers. The electrically-driven elevator worked perfectly, two hundred bags of wheat were received, and all wheat was of FAQ standard (Fair Average Quality, the marketing standard which had been progressively accepted by each of the wheat-producing states from 1888, accepted by all by 1905 and was discontinued from 1957). The capacity of the Tallygaroopna silo was 68,000 bushels.

The Tallygaroopna silo was first of the north-east silos opened, and the only one accepting wheat in the 1941-42 season, Glowrey having advised in mid-September 1941 that due to 'certain types of iron being diverted for war purposes and preference to certain classes of manufacture, such as engines, being given to war needs', no other silos in this group would be completed.

With only the Tallygaroopna silo open for the season, the area from which wheat would be received at the silo was delineated, boundaries being 'the Shepparton-Numurkah shire boundary road and the Zeerust east-west road'; in special circumstances permits could be issued for the carting of wheat from outside those boundaries. It was made compulsory that 75 per cent of the wheat grown in the area was to be delivered to the silo, the remaining 25 per cent able to be sold as bagged wheat at any station.

However by the beginning of 1942, with an excellent harvest, the problem which was to plague the new bulk handling of wheat in the north east and across Victoria was evident: the Victorian Railways could not supply enough rail trucks to cart away the bulk wheat. The Tallygaroopna silo was forced to close for the second week of January 1942, furious local Wheatgrowers' Association representative Formby predicting the silo would be full by 3pm on the day it reopened: 'It will be like duck opening.' He noted that only three rail trucks per day were being cleared at Tallygaroopna, forcing many growers to go to the expense of bagging their wheat. Also, some of the rail trucks were unfit for bulk wheat, having to be stuffed with bags before the wheat could be placed in them.

For farmers, the opening or non-opening of the new local silo was crucial: as Glowrey noted, it would dictate 'what arrangements they should make with regard to the purchase of cornsacks', at a time when the wheat bags (as most farmers called them) were sometimes in short supply and expensive due to wartime exigencies.

## HERITAGE CITATION REPORT

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Farmers in the north-east progressively moved to bulk handling, local contractors initially using all manner of tip-trucks, including gravel trucks, to move the harvests, as war had made new purpose-built vehicles unobtainable. A minority for a time still used bags, now not sewn up.

At times, the weight of delivered grain was disputed by farmers, and in August 1944, the Board wrote asking if Shepparton Shire Council would again delegate control over the Tallygaroopna weighbridge, along with those at Cosgrove, Pine Lodge and Dookie, to the Board for the 1944-45 season: the Board would make its testing and repair service available on the same terms and conditions as in previous years. The request was granted and the offer to have the weighbridges tested accepted.

The problem with the supply of rail trucks occurred sporadically over the 1940s. In December 1947, for example, the Shepparton Branch of the Australian Primary Producers' Union was supporting its Tallygaroopna members in endeavouring to have silos receive wheat at the same time as despatching it.

The Williamstown concrete silo at Tallygaroopna has been unused since around 1987. The 'million bushel' large sub-terminal at Dookie is now a major receival and storage site; that facility, and the parallel facility at Murchison, are now the only such depots in the municipality. Both are conducted by GrainCorp, the large agribusiness successor to the Grain Elevators Board and its relatively short-lived privatised offspring, Vicgrain. Both depots are now serviced by road, not rail, around 50% of this region's grain going to the local market for stockfeed production, cooking oil, etc.

### References:

[http://www.elthammrc.org.au/images/stories/Silo\\_Williamstown\\_300dpi.gif](http://www.elthammrc.org.au/images/stories/Silo_Williamstown_300dpi.gif)

Victorian Heritage Register (VHR) Number: H0791 Marmalake/Murtoa Grain Store, Wimmera Highway, East of Murtoa.

<http://railgallery.wongm.com/infrastructure/silos/page/2/>

*Argus*, 4 June 1936, p. 7

*Argus*, 10 October 1939, p. 3

*Horsham Times*, 22 October 1940, p. 4

*Shepparton Advertiser*, 8 November 1940, p. 5

*Argus*, 19 November 1940, p. 2

*Numurkah Leader*, 18 February 1941, p. 2

*Shepparton Advertiser*, 6 June 1941, p. 1

*Shepparton Advertiser*, 19 September 1941, p. 8

*Shepparton Advertiser*, 10 October 1941, p. 6

*Shepparton Advertiser*, 17 October 1841, p. 10

*Numurkah Leader*, 21 October 1941, p. 2

# HERITAGE CITATION REPORT

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*Shepparton Advertiser*, 6 February 1942, p. 5

*Shepparton Advertiser*, 8 August 1944, P. 4

*Numurkah Leader*, 17 December 1845, p. 2

*Shepparton Advertiser*, 4 February 1947, p. 1

*Shepparton Advertiser*, 12 December 1947, p. 16

*Shepparton Advertiser*, 14 January 1949, p. 6

<http://www.graincorp.com.au/storage-and-logistics/country-operations/vic>

Steve Manley, GrainCorp, Elmore, personal communication, 15 June 2015

## Description

### Physical Description

This 'Williamstown' type two-cell grain silo is located within railway land at Tallygaroopna alongside the now unused section of rail track from which goods trains formerly carried away the bulk grain. It consists of two tall cylindrical concrete cells or bins for bulk grain storage, connected by a taller central section which contains the elevator and the engine to power it.

A sub-surface concrete receival hopper is to be found on the non-rail line side, and there is a small loading platform on the rail side, along with the remnants of two metal loading spouts which fed the rail trucks. A further loading spout to allow stored grain to be taken from the silo by truck, rather than rail, projects from the non-rail side of the silo, a later modification. Pieces of equipment lie around the site.

## Statement of Significance

### What is Significant?

The silo at 2A and 2B Victoria Street, Tallygaroopna is significant.

The setting provided by the open concrete apron and the remnant rail infrastructure contributes to its significance.

### How is it Significant?

The silo is of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.



# HERITAGE CITATION REPORT

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## Why is it Significant?

The silo is of historic significance for its association with the massive expansion in Australia's wheat growing capacity in the mid 20th century. This created major handling and marketing challenges. HERCON criterion A

The silo is of historic and technical significance for its association with mid twentieth century changes to the storage methods and the transport of grain. Prior to introduction of bulk storage and handling, grain was transported in hessian bags. HERCON criteria A & F

It is of historical significance for its association with the development and influence of organisations involved in the Victorian grain industry, including the Victorian Grain Elevators Board and the Victorian Wheat and Woolgrowers Association. HERCON criterion A

The silo is of historical significance for its association with the combined impact of the Second World War and Australia's remote geographic location on Victoria's wheat trade, which highlighted the need for bulk storage. HERCON criterion A

It is of social significance for its association with the economic life of this grain-growing area. Silos are a longstanding feature in this important local wheat growing region. HERCON criterion G

The silo is of aesthetic significance for its landmark qualities. It is a striking sculptural feature in the grain growing plains. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 25 Victoria Street TALLYGARoopNA  
**Address** 25 Victoria Street TALLYGARoopNA **Significance Level** Local  
**Place Type** House  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## Description

### Physical Description

A late Victorian-era styled house. It has a symmetrical facade with a central door flanked on either side by double-hung windows. There is a straight verandah to the front with timber posts and brackets. The brackets are possibly a later addition. The roof is a hipped corrugated metal roof and there are two brick chimneys.

## Statement of Significance

### What is Significant?

The house and its setting at 25 Victoria Street, Tallygaroopna is significant.

### How is it Significant?

It is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It provides physical evidence as to the nature of residential development in Tallygaroopna. HERCON criterion A

It is of aesthetic significance as a representative late Victorian era styled house. HERCON criterion D

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	525 Bayunga Road TATURA (Merri Ponds)	
<b>Address</b>	525 Bayunga Road TATURA	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	<b>VHR</b> No <b>HI</b> No <b>PS</b> Yes
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## History and Historical Context

The older or northern section of Merri Ponds was built by selector David Mactier, probably between 1908 and 1910. The later southern section was erected by William Angus Mactier in the early 1950s. The log stable was constructed by David Mactier either before July 1874, or like the shed of railway sleepers, some time after 1880 when the Toolamba-Tatura rail line traversed the property, and buildings had to be re-established south of the rail line. The Army hut dates from after World War 2. Construction dates of the other sheds at Merri Ponds are unclear.

The Toolamba district covered part of the lands of the Bangerang Aboriginal peoples on the north, and of the Ngurraillam to the south. The huge Toolamba or Innes pastoral station, of 87,801 acres [35,532 hectares], was established by David and Alexander Innes and gazetted in 1845. Taken over the next year by Henry and Patrick Stevenson, it was acquired in February 1868 by John, James and William Winter, who became the largest landowners in northern Victoria. James Winter, the sole leaseholder from 2 April 1867, forfeited in November 1877, having amassed over 26,000 acres [10,522 hectares] of freehold land. Winter created 'Dhurringile', his imposing Italianate mansion, in 1876-77.

Selectors moved in on James Winter's pastoral run under Section 42 of the Amending Land Act 1865, which limited holdings to 160 acres. Most of the Toolamba area, however, was selected under the Land Act 1869, the 'selection before survey' Act, which came into operation in February 1870 and allowed for selections of up to 320 acres; it was the more generous terms of this Act that finally succeeded in achieving the Government's aims of 'putting the small man on the land.'

Early hotels, schools, churches, general stores and blacksmiths' shops in the Toolamba-Tatura area were somewhat scattered, generally along main connecting roads. Within a few years the district had five hotels and several stores and smithies. In early 1874, seventy-two township allotments were surveyed, and for a short period the Toolamba township existed on a bend of the Goulburn River. However the town moved to the junction of the Shepparton railway and the new Tatura rail line (soon extended to Echuca) after the coming of the line in 1880.

The Goulburn River at Toolamba was bridged by road in October 1900. River transport was largely unsuccessful, and the coming of the railway removed any necessity.

The district was suitable for fruit trees and grape vines as well as for the initial wheat growing, and a cannery was built in 1897. Sheep grazing also continued. Irrigation became widespread in the area in the 1890s, and limited areas of Closer and Soldier Settlement were later developed. Orchards are located north and west of the township. Tomatoes have been a successful addition to agriculture.

The Toolamba railway station retained its importance for a century. With the closure of the branchline in 1981, the

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station was removed.

## Merri Ponds

David Mactier (c.1837-1915) was born in the parish of Mochrum, Wigtownshire, Scotland, and migrated to Australia in 1854 on the *Indian Queen*. On arrival he worked in his brother John's ironmongery business in Elizabeth Street, Melbourne. He then went into business in Kyneton, subsequently moving to Queensland. Returning to Victoria, he mined for gold at Daisy Hill near Maryborough, and then in New Zealand.

David Mactier selected the 320 acres of Allotment 32A, Parish of Toolamba and applied for his licence on 23 March 1871, describing himself now as a farmer from Black Hill, Kyneton (Kyneton was an area from which many Goulburn Valley selectors emanated): possibly he had been working as an agricultural labourer. His brother Peter selected 320 acres across the road (Allotment 118 Parish of Toolamba), which he called Maidlands.

Three years later, on his lease application of 25 July 1874, David Mactier listed among other improvements a dwelling house 32 ft [9.8m] by 16 ft [4.9m], a stable 32 ft [9.8m] by 18 ft [5.5m] and a barn 36 ft [11m] by 20 ft [6.1], all of logs; also extensive chock and log fencing, a large dam, a stockyard, a garden, and a well (bore) 106 feet [32.3m] deep. The family lived with him and he had no other land. It is unclear whether the log stable which remains on the property was the original stable, or whether with the coming of the railway line in 1880, a new stable had to be built after that date on the south side of the line due to the now constricted original site. The stable is in poor condition, but exhibits interesting vernacular construction and houses a manger fashioned from a large hollowed-out log. The dam remains in use, and the hollow of the well is still visible.

It seems David and Peter Mactier, across the road from each other, often farmed in cooperation, as was common for brothers selecting in the same locality. It is claimed that David Mactier sowed the first crop grown in the district, of 40 acres, with labour paid for by Peter Mactier, who did not initially reside on his selection. 'D and P Mactier' were getting 20 bushels of wheat to the acre, the *Goulburn Advertiser* reported on 1 March 1877. David Mactier himself also cultivated lucerne, a crop which was to prove very important to the Goulburn Valley, as early as 1875.

The first house, the northern section of the current building, was probably built between 1908 and 1910. The distinctive chequered brickwork of the front, in a Flemish bond with headers of darker brick, is most unusual for the area. Local lore has it that the builder or bricklayer used the same decorative technique in a house at Byrneside following Merri Ponds; a now demolished two-story shop in Robinson Street in Murchison also featured the same technique.

David Mactier was public-spirited, and took a great interest in the affairs of the emerging community. He was one of the original trustees of the Tatura cemetery, which had been gazetted in October 1875; he was appointed on 27 March 1876. He was also one of those who campaigned for the extension of the railway line from Toolamba to Tatura (which ironically brought about the excision of an angled east-west corridor across his property and necessitated the relocation of some buildings).

In April 1880 Mactier took over the lease of Allotment 32B, the 53 acre [21.5 ha] selection abutting 32A on the south, from selector Thomas Armstrong. He received the Crown Grant of his original 320 acre selection on 24 March 1881, and that of 32B on 21 May 1883.

## HERITAGE CITATION REPORT

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In 1888, when some farmers were having to drive cattle four miles to water, he and other local farmers were urging the Rodney Shire Council to pressure the Rodney Irrigation Trust to provide water to their area; the need was so urgent they were willing to make the channels themselves.

In 1910 David Mactier retired to a house in Hogan Street, Tatura. He had never married, and on 7 May 1910 Merri Ponds passed to his nephew William Angus Mactier, son of a second brother, Robert, who had also selected locally, his property being Reitcam on Starritt Road. William A Mactier was the brother of Tatura's World War 1 hero, Robert Mactier VC. David Mactier died at his sister's home in Malvern on 27 July 1915 leaving an estate of over £6000.

William A Mactier was a progressive farmer. He was known for his high quality draught horses, including his three- and four-horse teams. His horses and the quality of his wheat consistently won prizes at the local show and at the Royal Melbourne Show: in 1924 he was advertising seed wheat of the 'Major' variety which had won him two first prizes at the 'Royal' and a number of firsts at local shows the previous year. Subsequently Shorthorn cattle, which from around the 1940s seem to have supplanted wheat and high quality fat lambs on the property, also won many prizes at the local show and some at the 'Royal'; their quality was praised in reports of local stock sales.

In the early 1950s, WA Mactier built a large new red brick addition to the first house, removing a west-facing gabled section of the original building and also the detached kitchen on the south, and replacing them with the extension which included a living room, dining room, kitchen, pantry, and bathroom. A small separate weatherboard wash house and storeoom remains to the south of the house. At some time after World War 2 the Army hut, possibly a modified P1 type, was brought in as a shed.

WA Mactier died on 4 February 1965, and his son William ('Will') took on the property, continuing with the Shorthorn tradition. Thus the property is still in the hands of the original selector's family.

### References:

Brian Williams, written notes and personal communications, 16 August 2016 et al

Obituaries for David Mactier, *Kyabram Free Press*, 30 July 1915, p. 3; *Kyabram Guardian*, 30 July 1915, p. 3

Titles: Vol1261 Fol 252089; Vol 1477 Fol 295385

Parish Plan, Parish of Toolamba

Stewart ('Bill') Morvell, *Heart of the Valley: Toolamba*, Shepparton, 1983

*Goulburn Advertiser*, 1 March 1877

WH Bossence, *Tatura and the Shire of Rodney*, Melbourne, 1969

*Kyabram Guardian*, 31 August 1915, p. 2

*Kyabram Union*, 2 November 1888, p. 3

*Farmers' Advocate*, 7 March 1924, p. 1

*Shepparton Advertiser*, *Kyabram Union*, *Kyabram Guardian*, *Kyabram Free Press*, *Leader*, *Australasian*, *Age*, *Argus*;

# HERITAGE CITATION REPORT

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## Description

### Physical Description

The c.1908 building demonstrates most of the features associated with this period. This includes the corrugated metal hipped roof, the brick chimneys, the verandah and the use of sash windows. Of note is the Flemish bond facade with its dark headers and chequerboard effect.

The original verandah details have largely survived. The removal of the gable fronted section when the c.1950s addition was constructed has altered the original asymmetrical facade.

The c.1950s section has been placed next to the original building with little integration of building fabric. The c.1950 building has a recessed porch with half masonry columns and the projecting hipped roof section has a central feature brick chimney.

The timber log stable building is in poor condition but can still demonstrate many of the features associated with its structural system.

## Statement of Significance

### What is Significant?

Merri Ponds at 525 Bayunga Road, Tatura is significant.

This includes both the older c.1908 and the 1950s sections of the homestead, the former Army hut, the timber stable building and timber trough.

### How is it Significant?

Merri Ponds is of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

### Why is it significant?

Merri Ponds is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th and early 20th century. The scale and design of the c.1908 homestead contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region. The c.1950s addition demonstrates the impact of post war growth and an increased prosperity for many farmers.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

The c.1908 section of the homestead is of aesthetic significance for its early 20th century architecture. The brick facade has been constructed using the Flemish brick bond. The use of dark headers has created a distinctive chequerboard effect. This is an unusual patterning for this region. HERCON criteria A & E

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The early 1950s addition is of aesthetic significance for its representative architecture. HERCON criterion D

The timber stable building is of historic, aesthetic and technical significance for its design and construction. The hollowed timber trough is of note as a vernacular response to a need. A similar trough can be found at Day's Mill. HERCON criteria A, D & F

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	Yes
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	Yes The former Army hut, the timber stable building and timber trough.
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No



# HERITAGE CITATION REPORT

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<b>Name</b>	1730 Bitcon Road TATURA (Guard Tree)	
<b>Address</b>	1730 Bitcon Road TATURA	<b>Significance Level</b> Local
<b>Place Type</b>	Prisoner of War Camp	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Mid-Twentieth Century (1940-60) Austerity
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## History and Historical Context

This eucalypt, probably a grey box (*E. microcarpa*), provided an observation post or lookout for a guard to watch over Japanese internees working in the large garden plot of Camp 4, one of area's World War 2 internment camps.

The tree is located on the roadside verge on the north side of Bitcon Road, Dhurringile, between Ibbott and Basin Roads. It has been locally referred to as 'the spike tree.'

During World War 2, three prisoner of war camps, together with four internment camps, were established in the Tatura/Murchison/Rushworth area. This was the largest group of such camps set up in Australia, a unique concentration.

The camps:

Dhurringile mansion: internees for a short time, then solely German officer POWs and their batmen

Camps 1 and 2 near Tatura: male internees, mainly Germans and Italians, from Australia and overseas

Camps 3 and 4 near Rushworth: family camps-internees (Germans, Italians, other Europeans, Japanese, 'Asiatics')

Camp 13 near Murchison, with associated wood-cutting camp at Graytown: German and Italian POWs and Japanese POWs after the Cowra breakout.

The overall total capacity of these camps was in excess of eight thousand prisoners: the staff of 2700 comprised guards, medical personnel, women's services, and administrative staff. The combined populations of the camps far exceeded the local populace.

The area was chosen for a number of reasons: it was relatively remote from the city, it had good road and rail access, the Waranga Basin and its offshoot irrigation channels offered a reliable water supply, nearby State forests could provide firewood for the camps, the Goulburn Valley was a food-producing region, and the soils mostly drained well. Farms were compulsorily acquired to set up the camps, which were serviced by rail at Tatura, Murchison East, Murchison and the old

## HERITAGE CITATION REPORT

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Hammond siding on the Rushworth branch line.

The four internment camps held those considered enemy aliens in Australia, and others sent from the UK, Singapore, and elsewhere, resulting in a remarkably diverse range of internees. Exceptionally among Australian internment camps, in the family camps (Camps 3 and 4) women and children were held with their husbands and fathers. Guards were from the Militia, initially largely World War 1 veterans, and later, soldiers who had returned home from World War 2 injured. The Army enlisted women to serve as wardens to oversee the welfare of the women and children.

Camp 4 on Zegelin Road, Rushworth initially held a mixture of internees, including the Dunera Boys, in four compounds. As with all the internment camps, the number and mix of internees constantly fluctuated; internees were moved from camp to camp as more were taken in and others were released if cleared of alien status.

From February 1942, after the Allies had declared war on Japan following the bombing of Pearl Harbour, Camp 4 became primarily a family camp for Japanese. Japanese who had been living in Australia were rounded up and interned; also brought to Camp 4 were Japanese from the Dutch East Indies (Indonesia), New Guinea, New Caledonia, various Pacific Islands, New Zealand and other places under the control of the Allies, along with 'Formosans' (Taiwanese) and other 'Asiatics'. By May 1942, of the 3953 Japanese interned in camps throughout Australia, 772 were women and children interned with their husbands and fathers in Camp 4, although this number was soon reduced due to a prisoner exchange. Those interned included some Australian-born wives of Japanese men, and their children.

Internees could be compelled to work only on the administration, internal arrangements and maintenance of their compound: other work was voluntary. For work voluntarily performed, internees were paid at a rate of twopence an hour or a shilling for a day of six hours. Payment was in camp token money: it could be spent at the canteen or with an approved outside business. Some Japanese would not volunteer for work that they saw as assisting the war effort of the Allies.

Men worked in the gardens, growing vegetables to supplement meals for the inmates, guards and administration, or at shoe-making or tailoring, and the women at sewing and dressmaking, with a small clothing factory recycling and making-over donated clothing. The Camp administration aimed to ensure that the Japanese families were kept occupied.

After the arrival of the Japanese, the two acres of gardens at Camp 4 were supplemented by a further 25 acres [10 ha] outside the camp, around eight kilometers to the east, on the edge of a sand hill on the north side of Bitcon Road. Water was readily available from the adjacent large irrigation Channel (No 7); an outlet regulator on the channel measured the volume used, and payment was made at the State Rivers and Water Supply Office in Tatura. Here a large garden plot was established.

## HERITAGE CITATION REPORT

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Male internees were trucked out to the garden on weekdays, dressed in the maroon-coloured clothes that were mandatory for POWs and internees outside the camps to make them easily distinguishable. Those going to the garden would assemble outside the guardhouse to be checked out before leaving the camp.

The garden was irrigated by gravitation, furrows channelling water to where it was needed. It seems the garden could produce large quantities of vegetables: in August 1942 production was 1270 lbs [567 kg] of cauliflower, 4697 lbs [2131 kg] of cabbages, 100 lbs [45 kg] of onions and 120 lettuces, from a team of only six internees.

Frank Ibbott, eldest son of local man Bill Ibbott who had the sewage contract for the camps, sometimes visited the garden as a young boy with his father. He has clear memories of the guard sitting aloft in the tree:

*There'd always be a bloke up the tree with a rifle: he'd be sitting there and could look out over the other side of the sandhill also. They were just crude spikes in the tree: there must have been a ladder at first. I think they were Japanese prisoners, soldiers or internees [in fact no POWs worked in this garden]. There was about two to three guards on duty, Militia, Dad's Army or something like that. The garden was a sandhill and it drained well, but they had to keep the water up to it. There was a two inch galvanised pipe from the channel and a diesel pump pumped the water up into a tank to give pressure. The round concrete block of the base of the tank and the stanchions are there in the garage where the house is now.*

*There were furrows taking the water to the various parts of the garden. They were growing vegetables for the camps: I remember tomatoes. The prisoners were trucked out each day and returned: no-one was there at night.*

*Dad had the sanitary contract. There was a wooden toilet in the garden: it was painted black. Over the hill there was red brick shed, still visible today, with wash troughs inside. The sanitary trucks brought the pans from all the camps and the contents of the pans were put in a furrow on the other side of the hill and covered over the next day and the furrow ploughed. The pans were washed in the shed and delivered back to the camps.*

*As soon as the war was finished the Department of Supply got everything of value out. We ended up buying the farm. We burnt the toilet to clean the place up.*

*Years later my brother heard some Japanese talking at a reunion in Broome and from what they said he thought some of the people who worked in the garden had probably been pearl fishers from Broome.*

His brother Barry described the spikes on the tree as 'bridge spikes, the sort they used on wooden bridges.' He noted the existence of a brick pit 'half-way up the [sand] hill' that had been a toilet, and that there had been a few lemon, orange and possibly grapefruit trees, which he believed had been part of the garden, further back from the road on the flat land. These trees no longer exist.

The guard or spike tree is the only standing remnant of the garden, a small detached element of the remaining heritage of the World War 2 POW and internment camps unique to this area.

# HERITAGE CITATION REPORT

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## References:

Joyce Hammond, *Walls of Wire: Tatura, Rushworth, Murchison*, Hawthorn (Vic), 1969.

James T Sullivan, *Beyond All Hate: a wartime story of a Japanese internment camp 1941-1946*, Camberwell (Vic), 2007

Frank Ibbott, personal communication, 15 October 2016, 13 February 2017

Barry Ibbott, personal communication, 13 February 2017

## Description

### Physical Description

A (now dead) grey box which provided an observation post or lookout for a guard to watch over Japanese internees working in the large garden plot of Camp 4, one of area's World War 2 internment camps. This garden was located 8 km from the camp. Two parallel vertical rows of iron spikes start from ladder-top height, and are placed to create a set of footholds for a guard to climb to a platform or similar from where to survey the garden below. It may also have been used for communication with the camp eight kilometres away.

## Statement of Significance

### What is Significant?

The guard tree and its metal spikes.

### How is it Significant?

The tree and its spikes are of local historic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The tree and its spikes are of significance for their association with the Prison of War and Internment Camps. The use of the tree as an observation post or lookout for a guard to watch over Japanese internees working in the large garden plot of Camp 4, one of area's World War 2 internment camps, was a rare situation, and the survival of the tree and spikes is notable. HERCON criterion A

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	Yes The now dead tree with the spikes is of significance.
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	110 Craven Road TATURA (Gladfield)	
<b>Address</b>	110 Craven Road TATURA	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Victorian Period (1851-1901)
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## History and Historical Context

The Tatura district was within the lands of the Bangerang Aboriginal peoples. The huge Toolamba or Innes pastoral station, of 87,801 acres [35,532 hectares], was established by David and Alexander Innes and gazetted in 1845. Taken over the next year by Henry and Patrick Stevenson, it was acquired in February 1868 by John, James and William Winter, who became the largest landowners in northern Victoria. James Winter, the sole leaseholder from 2 April 1867, forfeited in November 1877, having amassed over 26,000 acres [10,522 hectares] of freehold land. Winter created 'Dhurringile', his imposing Italianate mansion, in 1876-77, and became highly identified with Tatura.

Selectors moved in on James Winter's pastoral run under Section 42 of the Amending Land Act 1865, which limited holdings to 160 acres. Most of the Tatura area, however, was selected under the Land Act 1869, the 'selection before survey' Act, which came into operation in February 1870 and allowed for selections of up to 320 acres; it was the more generous terms of this Act that finally succeeded in achieving the Government's aims of 'putting the small man on the land.'

The initial agriculture was grain-growing. Limited irrigation water was first made available to the western Goulburn Valley, in fact to this locality due to pressure from Mooroopna West landholders and community leaders, in May 1886. Initially this was from a pumping station on the Goulburn River south of Murchison while the Goulburn Weir was being constructed, then from the Weir in 1891. Irrigation made possible successful dairying and fruit-growing in this district and across the wider Goulburn Valley.

James Brady gained freehold of the 320 acres [129.5 ha] of Allotment 77, Parish of Toolamba, County of Rodney on 27 November 1889,[1] and like the majority of the early selectors and farmers in the area, he devoted the property to wheat-growing.

Brady constructed Gladfield, which is situated on Bayunga Road although the amalgamation of properties now gives it the above shared address, in 1908.[2]

James Brady sold the L-shaped 154 acre [62 ha] northern section of the allotment, which included Gladfield, to William Egerton Bunn on 31 August 1928,[3] although a newspaper report indicates that Bunn must have been leasing the

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property by at least 1919.[4] It was Bunn who gave the house its name, which became synonymous with his prize-winning Ayrshire dairy stud, after he had given up on grain growing.

From May 1936, members of the Ryan family conducted the farm,[5] but recently a descendent of the Craven family, which has held the land immediately to the east since it was selected by Robert Craven in the 1870s, purchased the Gladfield block.

[1] Title: Vol 2249 Fol 644

[2] Local historian Brian Williams, personal communication 24 February 2017

[3] Title: Vol 5443 Fol 579

[4] *Weekly Times*, 16 January 1932, p. 40

[5] Title: Vol 5443 Fol 579

## Description

### Physical Description

This homestead is a late Victorian homestead. It is representative for the region and the period. The facade has a central door flanked on either side by timber sash windows (with side lights) and this contributes to the symmetry of the main facade. Other typical features include the hipped roof, a bullnose return verandah and brick chimneys. The verandah returns on both sides and has retained its integrity.

The roof has retained the short sheets typical of the period.

The integrity and intactness of this building is of note.

## Statement of Significance

### What is Significant?

The timber weatherboard Victorian homestead is significant.

This includes the architectural features associated with its period of construction, the return bullnosed verandah, the hipped roof, the brick chimneys, the timber weatherboard cladding, the timber-framed windows with side lights and the symmetrical facade.

### How is it Significant?

# HERITAGE CITATION REPORT

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The homestead is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

Gladfield is of historic significance for its association with the Brady family who were early settlers in the district.

It is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the mid to late Victorian period. The scale and design of the building contributes to an understanding of the extent of economic growth and prosperity of the region. HERCON criterion A

It is of aesthetic significance for its representative architecture. It exhibits relatively simple architectural expression and largely relies on an asymmetry of expression and the use of typical elements such as timber-framed sash windows. It demonstrates what was typical for period and region. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No



# HERITAGE CITATION REPORT

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**Name** 110 Craven Road TATURA (Nimitti Belle)  
**Address** 110 Craven Road TATURA **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

The house at 110 Craven Road, Tatura dates from the 1890s, and the property has been in the hands of members of the Craven family from the selection era.

The Tatura district was within the lands of the Bangerang Aboriginal peoples. The huge Toolamba or Innes pastoral station, of 87,801 acres [35,532 hectares], was established by David and Alexander Innes and gazetted in 1845. Taken over the next year by Henry and Patrick Stevenson, it was acquired in February 1868 by John, James and William Winter, who became the largest landowners in northern Victoria. James Winter, the sole leaseholder from 2 April 1867, forfeited in November 1877, having amassed over 26,000 acres [10,522 hectares] of freehold land. Winter created 'Dhurringile', his imposing Italianate mansion, in 1876-77, and became highly identified with Tatura.

Selectors moved in on the limited land available on James Winter's pastoral run under Section 42 of the Amending Land Act 1865, which limited holdings to 160 acres. Most of the Tatura area, however, was selected under the Land Act 1869, the 'selection before survey' Act, which came into operation in February 1870 and allowed for selections of up to 320 acres; it was the more generous terms of this Act that finally succeeded in achieving the Government's aims of 'putting the small man on the land.'

The initial agriculture was grain-growing. Limited irrigation water was first made available to the western Goulburn Valley, in fact to this locality due to pressure from Mooroopna West landholders and community leaders, in May 1886. Initially this was from a pumping station on the Goulburn River south of Murchison while the Goulburn Weir was being constructed, then from the Weir in 1891. Irrigation made possible successful dairying and fruit-growing in this district and across the wider Goulburn Valley.

Robert Craven selected the 319 acres [129 ha] of Allotment 81 Parish of Toolamba, County of Rodney on 11 July 1871 under the Land Act 1869.[1] Granted his licence and subsequently satisfying its terms, including having (unusually) built a house of weatherboard rather than of the more usual logs, he received his lease on 8 June 1875. The four-roomed house measured 24ft x 20ft by 9ft [7.3m x 6m x 2.7m].[2]

# HERITAGE CITATION REPORT

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Robert Craven received the Crown Grant to Allotment 81 on 18 April 1879.[3] He purchased the neighbouring allotment of the south, Allotment 186 of 81 acres, on 14 September 1882.[4] A successful farmer, he died, on 5 October 1891. Probate documents show that at this time the family dwelling remained the four-roomed weatherboard house built during the licence period, now with a 'large kitchen' and 2 further rooms attached:[5] thus the current house was built after December 1891.

Craven's three executors, his wife Jane, his son William and brother William, administered the 400 acres [162 ha] of the amalgamated properties until a few years after Jane's death in 1918, with William and another son Frederick doubtless running the farm. Obviously a practical farmer, William had in 1904 patented a very successful wire strainer. The property passed in equal shares to the Cravens' eight children, males and females, for a short time from 7 November 1923,[6] but from 5 February 1926, sons William and Frederick jointly held and worked the property.[7]

William and Frederick farmed Nimitti Belle together until 1949, when Frederick died, followed by William in 1956. The property was then held for various short periods by varying groups of family members, and William's son William John took over the running of the farm. He was a member of the Tatura Agricultural Society, a warden of the Anglican Church and a central figure in the Toolamba West (Tatura East) Progress Association; he ran the farm for around three decades.

From 1987 Nimitti Belle has been run by Robert McCartney, nephew of William John Craven. The property has been extended by purchase of the adjoining property, and is now a sheep grazing operation.

[1] Selection file: Robert Craven

[2] Ibid.

[3] Title: Vol 1114 Fol 829

[4] Title: Vol 1405 Fol 829

[5] Probate documents at <https://www.ancestry.com.au> accessed 10 April 2017

[6] Title: Vol 1114 Fol 829

[7] Title: Vol 5090 Fol 917

## Description

### Physical Description

Nimitee Belle homestead is a good representative example of a mid to late Victorian homestead. It is representative for the region and the period. The design is defined by its symmetry and this is achieved through a central door flanked on either side by timber sash windows. Other typical features from the period include the hipped roof, the slightly concave verandah profile and the brick chimneys with brick cornices. The verandah returns on both sides.

The roof has retained the short sheets typical of the period.

The integrity and intactness of this building contributes to its significance.

# HERITAGE CITATION REPORT

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The hay shed is constructed from earth fast timber (tree trunk) posts. The roof is clad with short sheets of corrugated metal roofing.

## Statement of Significance

### What is Significant?

Nimitti Belle, the homestead at 110 Craven Road, Tatura, is significant.

This includes the architectural features associated with this style: the corrugated metal clad hipped roof, the symmetrical facade, the timber framed windows and doorways and the brick chimneys.

The hay shed with its timber posts and the short sheets of galvanised corrugated metal roof is significant.

### How is it Significant?

The homestead is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance as it contributes to the group of homesteads dating from the late Victorian period to the early 20th century. As a group these buildings, through their scale and design, contribute to an understanding of the extent of economic growth and prosperity of the region during the late 19th to early 20th century. This was a period that saw the consolidation of irrigation, farming and other agricultural industries which resulted in an increasing prosperity. HERCON criterion A

The hay shed demonstrates a vernacular construction system that was commonly used for rudimentary outbuildings during the 19th and early 20th century. It is a rare surviving example in this region. HERCON criterion A

The homestead is of aesthetic significance as a local example of vernacular Victorian architecture. HERCON criterion D

The hay shed is of aesthetic significance for its simple proportions that have a classical-like simplicity. The textures of the unpainted timber posts contrast with the corrugated metal roof and combine to create a timeless addition to the rural cultural landscape. HERCON criterion E

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	Yes The timber posted hay shed is significant.
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	815 Crawford Road TATURA (Fenton Hall)	
<b>Address</b>	815 Crawford Road TATURA	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection**      **VHR** No **HI** No **PS** Yes

## History and Historical Context

Fenton Hall was built progressively by George Crawford (1876-1937), son of Andrew Crawford of Woodlands at Tatura. Andrew Crawford, a resourceful and successful selector, gave each of his sons 131 ha [320 acres]; at least two daughters also received land, and George received Fenton Hall.

The property, Allotment 6 and the adjoining Allotment 10 in the Parish of Toolamba, County of Rodney, with a number of other adjoining allotments, had been part of the 10,660 ha [26,000 acres] of land purchased by the former squatter James Winter. Winter had amassed this large amount of land through tactics available to squatters (certificate system, dummying, auction, etc). Most of the land which Winter had obtained was located, like this block, on Toolamba, his huge former pastoral run. In the late 1860s and early 1870s, the Winter brothers had been the largest landholders in northern Victoria, controlling pastoral runs totalling almost 164,000 ha [400,000 acres], over half the land in the western Goulburn Valley. Winter had purchased this property from selector James Fenton Hall in 1877.

James Winter died on a trip to England in 1885, the object of which had been to purchase furniture for Dhurringile (Victorian Heritage Register Number H1554), his 68-room mansion built in 1877. His executors, brother William Winter-Irving and Joseph Taylor Pettett, stock agent, administered Allotments 6 and 10 and other nearby properties until William's death in 1901, whence William's executors sold off the holdings. Allotment 6 and Allotment 10 - in all, 172 ha [420 acres, two roods and four perches] - were purchased in George's name on 14 April 1902. At his marriage to Margaret McKenzie on 30 September 1903, the couple moved to the property.

At this time there was a small two-roomed building, a slab straw-roofed stable, and it seems, a hut. Family members have believed that the two rooms may have been a shepherd's or boundary rider's hut on the Toolamba pastoral run, the discovery of Chinese coins when it was demolished leading to the notion that the worker had been Chinese. Older family members also have indicated a 'shanty' on the allotment, as it is believed that the property was on the track used by diggers journeying between the Bendigo and Rushworth goldfields and the Ovens goldfields in the north east of the state.

In 1910 four rooms were added on the south of the small building with a breezeway between the kitchen and the new rooms; a separate dairy and storeroom had been built in 1906. In 1925 Fenton Hall gained its distinctive appearance when the house was extended, a new kitchen, dining room and sitting room being added, with the new all-encompassing roof and its gables. The builder in both 1910 and 1925 was Alex Miles of Tatura, assisted in 1925 by his sons Andy and Keith. Miles was a prolific local builder who constructed most of the substantial early public and commercial buildings in Tatura; he was also related to the family. Miles' joinery was of high standard, and George Crawford was known to have been very proud of his house, the best in the area at the time. In the 1890s or a little later Miles had built Woodlands, the house of George's parents, Andrew and Rebecca Crawford, to the south east of Tatura.

# HERITAGE CITATION REPORT

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George Crawford was a most successful and hard working farmer, developing Fenton Hall from a property with one boundary fence into an extremely productive mixed farm, well-known for the high quality of its farm horses. Two of his sons joined the Light Horse after World War One. He was a long-serving member of the Tatura Agricultural Society, a director of the Tatura Butter Factory and chairman of that body for the five or six years before his death at 60 in 1937. He was involved in most local activities, including the Harston Fire Brigade, school committee and gun club. He was highly involved in the Toolamba Presbyterian Church (as was the wider Crawford family), taking up many positions of responsibility over long periods.

The property has expanded and contracted over the years: now largely a dairy operation, it is still in the hands of descendants of George Crawford.

Fenton Hall underwent a major renovation of the interior in 1980, and at this time the cellar was filled in.

## References:

Titles: Vol. 971 Fol.194152; Vol. 2843 Fol. 568472; Vol 2867 Fol.573234

John Lawry, *The 'Fenton Hall' Story 1903-2003*, Shepparton 2007

Stewart Morvell, *Heart of the Valley: Toolamba*, Shepparton, 1983.

WH Bossence, *Tatura*, Melbourne, 1969.

Anne Tyson, 'The Log Buildings of Merrigum', Public History Research Project completed in 2001 as part of a Master of Arts in History at Monash University

Plan of Part of the Echuca District the property of Messrs. Winter Brothers, 1863, PROV: (Pastoral Run Plan No. 1124)

Plan, Parish of Toolamba

Shire of Waranga Rate Books

James G Crawford, 'My Life', n.d., held by Tatura Historical Society

Bev Clement, 'Life History of Rebecca Crawford', 1994, held by Tatura Historical Society

Brian Williams, personal communications, 28 September 2015

## Description

### Physical Description

The large homestead is a restrained example from the Federation/Edwardian era. It is distinguished by its large corrugated metal roof with coupled gablet vents. The roof falls in an unbroken line to form a verandah. There is a sequence of gable breakfronts with a stylish frieze with brackets to the verandah posts. The regular spacing of the timber double-hung sash windows and the timber weatherboards contribute to this understated farmstead from the early 20th century.

# HERITAGE CITATION REPORT

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## Statement of Significance

### What is Significant?

The farmstead known as Fenton Hall is significant.

The house has been added to since its construction in the early 1900s. The earliest fabric, as well as later modifications (which include the encompassing roof), and the architectural features associated with Federation/Edwardian style, all contribute to the significance of the place.

The open garden area contributes to its setting.

### How is it Significant?

Fenton Hall is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it significant?

Fenton Hall is of historic significance for its association with the settlement and agricultural development of the Harston locality. It is associated with the well-known and pioneering Crawford family. George Crawford was a successful farmer and a dedicated community member; he contributed to a number of local associations and organisations. HERCON criterion A

Fenton Hall is of aesthetic significance for its architecture. It is of aesthetic significance for its adaptation and the modifications that occurred during the early 20th century. These modifications have produced a good regional example of a large Federation/Edwardian era homestead albeit with a restrained use of Federation-era architectural features. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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<b>Name</b>	840 Crawford Road TATURA (Linton Grange)	
<b>Address</b>	840 Crawford Road TATURA	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection**      **VHR** No **HI** No **PS** Yes

## History and Historical Context

The Toolamba district was within the lands of the Bangerang Aboriginal peoples.

The huge Toolamba or Innes pastoral station, of 87,801 acres [35,532 hectares], was established by David and Alexander Innes and gazetted in 1845. Taken over the next year by Henry and Patrick Stevenson, it was acquired in February 1868 by John, James and William Winter, who became the largest landowners in northern Victoria. James Winter, the sole leaseholder from 2 April 1867, forfeited in November 1877, having amassed over 26,000 acres [10,522 hectares] of freehold land. Winter created 'Dhurringile', his imposing Italianate mansion, in 1876-77, and became highly identified with Tatura.

Selectors moved in on James Winter's pastoral run under Section 42 of the Amending Land Act 1865, which limited holdings to 160 acres. Most of the Toolamba area, however, was selected under the Land Act 1869, the 'selection before survey' Act, which came into operation in February 1870 and allowed for selections of up to 320 acres; it was the more generous terms of this Act that finally succeeded in achieving the Government's aims of 'putting the small man on the land.'

The initial agriculture was grain-growing. Limited irrigation water was first made available to the western Goulburn Valley in May 1886. Initially this was from a pumping station on the Goulburn River south of Murchison while the Goulburn Weir was being constructed, then from the Weir in 1891. Irrigation made possible successful dairying and fruit-growing in this district and across the wider Goulburn Valley.

T H Chapman obtained freehold to the 320 acres [129.5 ha] of Allotment 55, Parish of Toolamba, County of Rodney, on 20 May 1881, having selected the block ten years earlier under the Land Act 1869.[1] Four months later the property passed to Robert McCrum,[2] who built the house which became known as Linton Grange; the bricks were produced from a nearby clay pit.[3] A kitchen was later added to the building, the original being a detached construction.[4] Robert McCrum was a successful farmer who purchased 640 acres [260 ha] at Bunbartha to set his two sons up on farms.[5]

Robert McCrum died on 4 July 1907,[6] and his sons, his executors, presumably farmed or leased the land until it was sold to George William Ferguson on 1 July 1920.[7] On 6 September 1938 two non-farmers, Laurence Pickles, a New Zealand Company director, and Stanley Stroud, a Kew company manager, purchased the property, followed by Edward Trollope, an Elsternwick cattle dealer, on 7 July 1943.[8] The property passed to Herbert Ubergang, a local farmer, on 6 August 1947, who held it until October 1978, when the Minicozzi family purchased the property.[9]



# HERITAGE CITATION REPORT

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[1] Plan; Parish of Toolamba West; Stewart Morvell, *Heart of the Valley: Toolamba*, Shepparton, 1983, p. 28

[2] Title: Vol 1291 Fol 030

[3] Brian Williams, local historian, notes, 2 February 2016

[4] Ibid.

[5] Ibid.

[6] Title, op. cit.

[7] Title: Vol 434 Fol 537

[8] Title: Vol 6272 Fol 324

[9] Titles: Vol 6272 Fol 324; Vol 8990 Fol 315

## Description

### Physical Description

Linton Grange demonstrates most of the architectural features associated with mid-Victorian homestead architecture of this scale and from the region.

The architecture is defined by the symmetrical facade with a central door flanked on either side by double-hung sash windows. The verandah has a straight profile and returns on both sides. Its chimneys are brick with brick corncicing. The roof is clad with corrugated metal.

## Statement of Significance

### What is Significant?

Linton Grange at 840 Crawford Road, Tatura is significant

### How is it Significant?

Linton Grange is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

Linton Grange is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th and early 20th century. The scale and design of the homestead contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth

# HERITAGE CITATION REPORT

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and success of particular agricultural districts. HERCON criterion A

Linton Grange is of aesthetic significance for its representative mid Victorian homestead architecture. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	Yes

This information is provided for guidance only and does not supersede official documents, particularly the planning scheme. Planning controls should be verified by checking the relevant municipal planning scheme.

# HERITAGE CITATION REPORT

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<b>Name</b>	80 Gowrie Park Road TATURA (Gowrie Park)	
<b>Address</b>	80 Gowrie Park Road TATURA	<b>Significance Level</b> Local
<b>Place Type</b>	Cool room, Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR Yes HI No PS Yes
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<b>Architectural Style</b>	Victorian Period (1851-1901)
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## History and Historical Context

The Tatura district was within the lands of the Bangerang Aboriginal peoples. The huge Toolamba or Innes pastoral station, of 87,801 acres [35,532 hectares], was established by David and Alexander Innes and gazetted in 1845. Taken over the next year by Henry and Patrick Stevenson, it was acquired in February 1868 by John, James and William Winter, who became the largest landowners in northern Victoria. James Winter, the sole leaseholder from 2 April 1867, forfeited in November 1877, having amassed over 26,000 acres [10,522 hectares] of freehold land. Winter created 'Dhurringile', his imposing Italianate mansion, in 1876-77, and became highly identified with Tatura

Selectors moved in on James Winter's pastoral run under Section 42 of the Amending Land Act 1865, which limited holdings to 160 acres. Most of the Tatura area, however, was selected under the Land Act 1869, the 'selection before survey' Act, which came into operation in February 1870 and allowed for selections of up to 320 acres; it was the more generous terms of this Act that finally succeeded in achieving the Government's aims of 'putting the small man on the land.'

The initial agriculture was grain-growing. Limited irrigation water was first made available to the western Goulburn Valley in May 1886. Initially this was from a pumping station on the Goulburn River south of Murchison while the Goulburn Weir was being constructed, then from the Weir in 1891. Irrigation made possible successful dairying and fruit-growing in this district and across the wider Goulburn Valley.

Alexander Stewart gained freehold of the 318 acres [128.5 ha] of Allotment 20, Parish of Toolamba, County of Rodney, on 26 January 1881, and of Allotment 20 (305 acres or 123.5 ha), which adjoined it on the south, on 8 April 1881. The railway line of 1880 traversed both.[1]

Alexander Stewart was a staunch Presbyterian and a local church leader, early Presbyterian church services being held at Gowrie Park from the late 1870s; a kurrajong tree (*Brachychiton*) planted to commemorate the last service at the property is still extant, although the date of planting is unclear.[2] Stewart had an interest in the breeding of Clydesdales and other draught horses, offering imported British stallions at stud.[3]

## HERITAGE CITATION REPORT

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After Alexander Stewart's death at Gowrie Park on 4 November 1891, his son George took over the property. The original section of the house dates to the Stewarts' time, built, it is believed, by Alex Miles, a Tatura builder who constructed a number of the prestigious houses in the district, including James Crawford's Woodlands, George Crawford's Fenton Hall, and James Wilson's Kelvin Grove.[4] The bathroom and laundry at Gowrie Park were both separate buildings detached from the house. The dairy cool room with its large gabled roof was partially sunk into the earth, to attempt to ensure a cool and constant temperature. The original floor of this small building, now a storeroom referred to as 'the cellar', was earthen, the walls lined with racks, and the chimney served the stove on which scalded cream was produced.[5]

George Alexander allowed Gowrie Park, on the eastern edge of the town, to be used for community and sporting events; for example in 1900 he provided the newly-established Tatura Rifle Club with 'an excellent site' for a rifle range,[6] and hosted local Presbyterian Sunday School picnics.[7]

In August 1919, George Alexander offered Gowrie Park for sale. Announced as 'Unlocked at last!', 38 allotments totalling 624 acres [252.5 ha] were advertised for sale, ranging in size from 2 acres [0.8 ha] to 150 acres [220.5 ha]. The latter included 'Gowrie Park House, a fine building of 6 rooms, and necessary outbuildings, consisting of hardwood stable covered with iron, 16 stalls and 2 loose-boxes; cow shed, smithy, windmill, water laid on to a very nice garden of one acre.' [8]

Thirty-six of the allotments sold, but not, it seems the homestead block, which it appears was leased out to David Clarence Russell in 1922.[9] The Russell family grazed sheep, and David Russell was involved in sheepdog trialling.[10] On 11 December 1929 the property was purchased by Elizabeth Maude Russell, and transferred to her son David Clarence Russell on 7 October 1930.[11] The Russell family has held the property since, and extended and remodelled the original building.[12]

On 5 April 1971 Gowrie Park passed to Richard Russell, who undertook some alterations in around 1998.[13]

[1] Plan: Parish of Toolamba

[2] Richard Russell, personal communication, 9 April 2017

[3] For example *Kyabram Union*, 19 September 1890, p. 3

[4] Richard Russell, op. cit.

[5] Richard Russell, op. cit.

[6] *Weekly Times*, 23 June 1900, p.39

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[7] *Kyabram Guardian*, 2 October 1914, p. 2

[8] *Argus*, 30 August 1919, p. 2; *Goulburn Stock and Property Journal*, 16 July 1919, p. 2

[9] Richard Russell, op. cit.; SRWSC Irrigation Ratebooks for 1922

[10] For example *Argus*, 18 November 1939, p.17

[11] Titles: Vol 5520 Fol 864; Vol 5612 Fol 2315

[12] Richard Russell, op. cit.

[13] Title: Vol 5612 Fol 2315; Richard Russell, op. cit.

## Description

### Physical Description

The dairy cool room has a large gabled roof clad with corrugated metal. It has been constructed as a semi-underground building with masonry walls. The original floor of coolroom, now a storeroom, and referred to as 'the cellar', was earthen, the walls lined with racks, and the chimney provided ventilation as well as the capacity to scald cream.

The large brick homestead has undergone many changes and additions.

## Statement of Significance

### What is Significant?

Gowrie Park at 80 Gowrie Park Road, Tatura is significant.

### How is it Significant?

Gowrie Park is of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

Gowrie Park is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th and early 20th century. The scale and design of the building contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts.

It is of historic significance for its association with the establishment of the Presbyterian religion in the Tatura district.

# HERITAGE CITATION REPORT

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It is of historic significance for its 19th and 20th century association with community and sporting events such as the Presbyterian Sunday School picnics and provision of a rifle range for the Tatura Rifle Club. HERCON criterion A

Gowrie Park is of aesthetic significance for the surviving Victorian character. Although the house has been altered there is still evidence of the earlier Victorian homestead. HERCON criterion D

Gowrie Park cool room is of technical significance as a representative example of this particular type of coolroom construction. This includes its semi underground construction, the large roof space and the chimney which provided ventilation to prevent the taint of mould or mustiness. This is a rare surviving building type. HERCON criteria F & B

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 17, 21 and 33 Hogan Street TATURA (Hogan Street West Group)  
**Address** 17 Hogan Street TATURA 21 Hogan Street TATURA 33 Hogan Street TATURA **Significance Level** Local  
**Place Type** House  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Interwar Period (c.1919-c.1940)

## History and Historical Context

During the Interwar period irrigation became more established and Tatura and the region flourished. Farming enterprises that capitalised on irrigation became more common and while cropping decreased the cultivation of vines (dried fruit), fruit and dairying became typical enterprises.

This was a period of expansion and rapid growth for Tatura. New subdivisions continued to attract buyers, for instance, for the subdivision facing onto Casey and Kerferd Streets and the Crown Reserve adjacent to the public gardens. Moreover, Hogan Street was developing into an important thoroughfare. The extension of the residential development in Hogan Street West demonstrates the economic growth associated with this period.

## Description

### Physical Description

The Edwardian styled architecture is characterised by the asymmetry of its design and the relatively complex roof forms. The walls are clad with cement sheeting and weatherboards and while this was an economic decision it contributes to the aesthetics through contrasting textures and finishes.

## Statement of Significance

### What is Significant?

The houses at 17, 21 and 33 Hogan Street, Tatura (Hogan Street West Group) are significant.

### How are they significant?

The Hogan Street West Group is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why are they significant?

# HERITAGE CITATION REPORT

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The Hogan Street West Group is of historic significance as they provide tangible physical evidence of the impact of the development of irrigation technologies and the consolidation of dairying and horticultural practices during the Interwar period. HERCON criterion A

The Hogan Street West Group is of aesthetic significance for its Edwardian styled architecture. The architectural features are simplified and the use of readily available materials such as cement sheeting, weatherboards and galvanised metal contributes to its regional character. The simplicity of the design is enhanced by the judicious sense of proportions and scale of openings. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No



# HERITAGE CITATION REPORT

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**Name** 202-218 Hogan Street (Wilma Wilson Gardens)  
TATURA (Bills water trough)

**Address** 202-218 Hogan Street (Wilma Wilson Gardens) **Significance Level** Local  
TATURA

**Place Type** Memorial

**Citation Date** 2014

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

The Bills water trough is one of a number of installed at that time in towns within the Shire of Rodney; others were placed at Mooroopna, Kyabram, Murchison and Merrigum. The trough is believed to have been at this location since its inception.

The trough is one of numerous examples of those donated through a trust set up by George and Annis Bills. George Bills was born in Brighton, England in 1859. He migrated with his family to New Zealand and subsequently to Echuca in 1873. In 1882 he opened a bird dealer's shop in Brisbane, where he met and married Annis Swann who had immigrated from Sheffield in England. He and his brothers developed a highly profitable business making spring wire bed underlays which supported horsehair, straw or kapok filled mattresses.

George became a Life Governor of the RSPCA in 1924.

George and Annis Bills had no children, and following the death of George in 1927, a trust fund was set up, believed to be around £70,000-£80,000, for the welfare of animals. One of the purposes of the trust, as set out in George Bills' will, was to:

*'..construct and erect and pay for horse troughs wherever they may be of the opinion that such horse troughs are desirable for the relief of horses and other dumb animals either in Australasia, in the British Islands or in any other part of the world subject to the consent of the proper authorities being obtained.'*[1]

Initially the troughs were individually designed and constructed. However, by the early 1930s, J.B. Phillips, a relative of the Bills, became the head contractor. Working to a standard design he produced the troughs in Auburn Road in Hawthorn. The troughs were pre-cast concrete with a curved pediment bearing the inscription 'Donated by Annis & George Bills Australia'.[2]

# HERITAGE CITATION REPORT

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Manufacture was subsequently handled by Rocla, who produced troughs to the same design in Victoria and later in June in New South Wales. With the rise of motorised transport, demand for the troughs declined and production had ceased by the end of World War II. Aside from the horse troughs, the trust was involved with other animal welfare projects including the establishment of the George Bills RSPCA Rescue Centre at Burwood East, Victoria which opened in 1964.[3]

A local council could apply for a town horse trough. Troughs were likely to be placed at the entrance to a town, so horses could have a drink after a trip to town; others were placed near to sale yards to cater for horses and dogs (there was also often a dog bowl attached on the end of a trough).[4]

Each trough cost £13 plus transport and installation. The majority of the troughs were installed in Victoria and NSW between 1930 and 1939. Up until the end of the 1930's, there were around 900 troughs distributed by the Bills Trust throughout Australia.[5]

Replica Bills troughs, concrete, to scale, and evidently much sought after, are currently being produced in a limited edition of one hundred by an enthusiast, John Ricketts, in homage to this Australian icon.

[1] *Latrobe City Heritage Study, Volume 3: Heritage Place and Precinct Citations*, July 2010, p. 349

[2] [https://en.wikipedia.org/wiki/Bills\\_horse\\_troughs](https://en.wikipedia.org/wiki/Bills_horse_troughs) accessed on 23 March 2017

[3] [https://en.wikipedia.org/wiki/Bills\\_horse\\_troughs](https://en.wikipedia.org/wiki/Bills_horse_troughs) accessed on 23 March 2017

[4] Linda Barraclough, <https://open.abc.net.au/explore/1429> accessed on 23 March 2017

[5] Andrew Smith, on the website of George Gemmill, Stanhope, Australia's Bill's expert, at <https://billswatertroughs.wordpress.com/page/3/>

## Description

### Physical Description

The troughs are pre-cast concrete with a curved pediment bearing the inscription 'Donated by Annis & George Bills Australia'.

## Statement of Significance

### What is Significant?

The concrete Bills water trough is significant.

# HERITAGE CITATION REPORT

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The trough is in its original location.

## How is it Significant?

It is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

It is of historic significance as one of many concrete horse troughs that were installed in Victoria and New South Wales between 1930 and 1939.

They are of historic significance for their association with the Bills' Trust fund which was set up by the philanthropists George and Annis Bills. The trough demonstrates an unusual philanthropic trust (for its period) as it deals with the welfare of horses in particular and other animals as needed. It also demonstrates the extent to which horses were still part of everyday street life up until World War II. HERCON criterion A

It is of aesthetic significance for its style and design. The trough contributes to the streetscape values. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 5735 Midland Highway TATURA (Kelvin Grove)  
**Address** 5735 Midland Highway TATURA **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

Kelvin Grove, set back off the Midland Highway on its prominent rise north of Tatura township, was built in 1909 by public figure James Watson Wilson. In the early decades of the twentieth century it was known as 'the show farm of the district', according to foundation historian of the western Goulburn Valley, WH Bossence.

JW Wilson (1859-1939) was born at Reedy Creek near Broadford. He came to the Whroo goldfields with his parents, and subsequently worked as a blacksmith in Byrneside, having learnt the trade in Murchison. In 1880 he set up a smithy in Tatura, but soon joined Arthur H Groves in the latter's chaff-cutting and hay and corn business, becoming a partner in the business and store. By 1902 Wilson was sole proprietor of the business and owner of the store.

He had also jointly rented farm land with Groves, initially in 1890, the 320 acres of Allotment 110, Parish of Toolamba West, then in 1894 the adjoining Allotment 112, formerly Thomas Notman's selection of 157 acres on the Shepparton-Elmore Road, now the Midland Highway. Around 1906, Wilson and his wife purchased the two allotments, and in 1907 constructed Kelvin Grove on Allotment 110, the more northerly of the two blocks, the commodious house thus being set back from the Shepparton-Elmore Road. Wilson grazed sheep and cropped, very successfully.

In company with his brother Charles William Wilson, James Wilson was a central and pivotal figure in the civic and community life of Tatura and district for four decades. He was for many years Councillor for the Tatura Riding of the Shire of Rodney, and Shire President in 1904 and 1913, retiring from Council in 1921. A Justice of the Peace sitting on the bench at the Tatura Magistrates' Court, he was also an inaugural Trustee and committee member of the Mechanics' Institute, and a founder of the Tatura Butter Factory, holding the position of Chairman of Directors at his death in 1939. A foundation member of the Tatura Agricultural Society and its Chairman from 1912 to 1921, his other involvements included being Chairman of the Tatura Waterworks Trust in 1905 and 1911, a Trustee of the State School tree plantation, and a member of the Progress Association and the Tatura Advancement Association. He was a leading voice in patriotic meetings at the outbreak of WW1, associated with the Bowls Club and the Lake Reserve, and was a leader in the agitation for new post office in 1914. Wilson was also president of the 1923 and 1932 'Back To' committees in the town.

Wilson sold Kelvin Grove for a record price in 1921. The couple moved into Overton, now 18 Thompson Street, Tatura, one of the two houses he had built in the town, his daughter and son-in-law moving into Nithsdale next door at 20 Thompson Street, which remains held by the family. Wilson's two bail dairy survives on that property.

James Watson Wilson died early in World War 2, on 13 December 1939. He is buried in Tatura cemetery.

## References:

# HERITAGE CITATION REPORT

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Bossence, W H, *Tatura*, Melbourne, 1969.

Shire of Rodney Rate Books 1889-1916

Obituary for J W Wilson, *Argus*, 14 December 1939, p. 9

Title: Vol 1557, Fol 311344

Phyllis Mactier, personal communication, 11 July 2015

## Description

### Physical Condition

Kelvin Grove is a substantial Federation era homestead with late Victorian undertones. This eclectic combination of Federation era (Queen Anne styling) with late Victorian vernacular elements was a common feature for many homesteads within rural and regional areas. Its architecture is picturesque with its complicated roof design, marked by hipped roofs (clad with corrugated metal) with gable vents and decorative brick chimneys with rendered features. The verandah returns on all sides and it is decorated with a relatively restrained frieze and brackets. The house is constructed from face brickwork with painted timber window and door framework. A feature of the walling is the canted rendered wall to the eave line. The square bay windows with rendered breakfronts with timber strapping are a distinctive architectural element within the overall design.

## Statement of Significance

### What is Significant?

The Kelvin Grove Homestead and its surrounding landscaped setting is significant.

### How is it Significant?

It is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance for its association with the intensification of agricultural development in the Tatura district.

It is of historic significance for its association with J W Wilson a successful farmer, and businessman. Wilson was an important community leader and contributed to the establishment of Tatura. HERCON criterion A

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The Homestead is of aesthetic significance for its detailed Federation/Late Victorian architecture. The scale and aesthetic values are not a common architectural response in this district. HERCON criteria E & B

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 5855 Midland Highway TATURA (Moyola)  
**Address** 5855 Midland Highway TATURA **Significance Level** Local  
**Place Type** Homestead building  
**Citation Date** 2014

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

The land on which Moyola Park is situated was originally within the lands of the Bangerang peoples, and was subsequently part of the huge Toolamba pastoral run; the brush fence separating the Toolamba run from the neighbouring Ardpatrick station ran diagonally just to the north. Most of the Goulburn Valley was selected in the early 1870s under the Land Act 1869, the 'selection before survey' Act which, by counting rent paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land.'

The initial agriculture was grain-growing. Limited irrigation water was first made available to the western Goulburn Valley, in fact to this locality due to pressure from Mooroopna West landholders and community leaders, in May 1886. This was supplied from a pumping station on the Goulburn River south of Murchison while the Goulburn Weir was being constructed, then from the Weir in 1891. Irrigation made possible successful dairying and fruit-growing in this district and across the wider Goulburn Valley.

John Dickson Love selected the 319 acres [129 ha] of Allotment 109, Parish of Toolamba West, County of Rodney, on the Three Chain Road between Shepparton and 'The Junction' (later Byrneside), in September 1873;[1] one of the 1873. Like all selectors in the area at this time, Love grew cereals.

John Dickson Love received his Crown Grant on 2 April 1884, and purchased the adjoining 148 acre [60 ha] allotment on the same day.[2] Love was an early community leader in the district, involved in all local issues, President of the the Tatura Agricultural Society in 1884 (as was his namesake in 1902), and on the Committee of the Mechanics' Institute: he was also a Justice of the Peace.

JD Love died on 23 October 1891, and the family continued to farm the 468 acres [189.5 ha], none of the five children marrying. The family 'served the area with distinction', historian of the area William (Bill) Bossence, notes,[3] and the Love name is now associated with philanthropy and the aged care homes in Tatura bearing the name they had given to their property, Moyola; the last surviving child, Isobel (Margaret Isobel) had at her death in 1953 left a large sum to establish a trust fund to develop accommodation for the elderly and indigent of Tatura. The Moyola Homes were opened on 19 December 1967.

Isobel Love had moved into Tatura some years before her death, and on 30 November 1949, Moyola was purchased at an auction in Tatura's Victory Hall for 'more than £16,000' by Albert V Carr of Rochester.[4] One of the most expensive properties in the Goulburn Valley at the time, the sale was reported in both the *Age* and the *Argus*. [5] Albert Carr was a prosperous farmer from Diggora, where he and his wife had built a new and up to date house in 1938, but the family had come to the Goulburn Valley for better educational opportunities for the two children and for the relative security that irrigation provided.[6] They moved into the existing Love homestead, a substantial weatherboard building, in January 1950.[7]

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At this time when, as Arthur Knee, local historian of the Tatura district, has observed, 'farmers were building suburban houses', [8] Albert and Alida Carr, with their builders' help, designed a new house for the property, aiming for it to be modern and of the times: 'it was smart', daughter Norma Sutherland remembers. [9] The plans and specifications are still extant, showing that the dwelling was to cost £6,668, and the separate double garage, with laundry and farm worker shower was to be an additional £741, a combined total of £7409. [10] Permission to build was granted by the Rodney Shire on 5 February 1953. [11]

Built in 1953 by CR (Charles 'Chick') and WG (Bill) Day, well-known Tatura builders, the Carr's new house was (and is) of cream brick with a waterfall front and a tiled roof, 'with good air circulation underneath.' [12] The house was set on the diagonal (with relation to the road) as it was believed that would give the best relief overall from hot summer sun.

Alida Carr wanted a large park-like garden, and this slowly eventuated, remnants of which can be seen today.

The property passed to the Carr's daughter Olwen Milner and her husband Bill, [14] and subsequently to other owners.

[1] Selection file for Allotment 109, Parish Of Toolamba: VPRS 625-552-42650.

[2] Plan: Parish of Toolamba West, County of Rodney

[3] WH Bossence, *Tatura and the Shire of Rodney*, Melbourne, 1969, p. 297

[4] *Age*, 1 Dec 1949, p. 8

[5] *Age*, 1 December 1949, p. 8; *Argus*, 3 December 1949, p. 44

[6] Norma Sutherland, nee Carr, personal communication, 12 April 2017

[7] Norma Sutherland, nee Carr, personal communication, 6 March 2017

[8] Arthur Knee, personal communication, November 2016

[9] Norma Sutherland, op. cit.

[10] Plans and specifications held by Norma Sutherland.

[11] Held by Norma Sutherland.

[12] Norma Sutherland, 12 April 2017

[13] Plans and specifications held by Norma Sutherland.

[14] Norma Sutherland, 12 April 2017

## Description

### Physical Description

The house is constructed from cream brick with a terracotta tiled roof - designed 'with good air circulation



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underneath.[1]. The front facade has a number of distinctive features that are typical of the period but are of a particularly high standard of design. This includes the waterfall front, the double doors of the entry with each having three horizontal panels of frosted glass, and contrasting glazed brown bricks. The porch has a decorative wrought iron post. There are three sash windows on two of the bedrooms and this continued the curvaceous aesthetic sought within this design.

When it was built there were four bedrooms including a sleepout and it was plastered internally: ceilings were 9ft 6 inch [2.9m] in height, with pressed plaster ceiling roses in the main rooms, and all rooms were painted cream. Fireplaces were of tapestry brick. Kitchen cupboards were inbuilt, unusual in rural areas at the time, the stove (cream-coloured) was electric, and the sink of stainless steel. The bathroom, following the latest fashion, contained a pedestal basin, separate shower recess in cream hexagonal tiles topped with a fine line of black tiles, and also a toilet. The specifications included a note that 'the provision of five guineas (£5.5.0) has been made for the purchase of powder to eradicate white ants within the foundations',[2] a precursor to the chemical barriers now utilised in this termite-prone area.

[1] Norma Sutherland, 12 April 2017.

[2] Plans and specifications held by Norma Sutherland.

## Statement of Significance

### What is Significant?

Moyola Park at 5855 Midland Highway, Tatura is significant.

This includes the log structures (HO146) and the 1950s brick homestead building.

### How is it Significant?

Moyola Park is of local historic, technical significance and aesthetic significance to the City of Greater Shepparton.

### Why is it Significant?

Moyola Park is of historic significance for its association with the Love family and in particular John Dickson Love who selected this property in 1873. A number of log buildings and other early vernacular constructions remain as testimony to his family's early years on this selection. The Love family and the Love name are associated with philanthropy and the aged care homes in Tatura bearing the name they had given to their property, Moyola.

The homestead at Moyola Park was built by Albert and Alida Carr who bought the property from the Love family. They built this stylish 1950s house. It is of aesthetic significance for its representation of the Post War idealism in the built form. The architectural expression of this period was to eschew the old and to be smart, modern and with the times. As noted by Arthur Knee (noted local historian) this was a period when farmers started to build the suburban ideal as farm houses. HERCON criterion E

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	Yes
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 5855 Midland Highway TATURA (Chock and log fence)  
**Address** 5855 Midland Highway TATURA **Significance Level** Local  
**Place Type** Farm fence  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

John Dickson Love pegged out 132 ha [320 acres] on the Three Chain Road (now the Midland Highway) between Shepparton and 'The Junction', later known as Byrneside, on 18 September 1873. Applying for his lease on 20 March 1877, Love listed 247 chains of this chock and log fencing, dwarfing in extent the 10 chains of 'stub and picket', 12 of 'log and brush', and 10 of 'brush'. Fencing, housing and farm buildings all were the by-products of the clearing of the land.

JD Love is an interesting figure locally during the selection period, and subsequently. He was older than most selectors, more experienced, and widely travelled. He had emigrated from Cornwall to Victoria in 1847 with mining experience, and worked as an 'architect and builder' in Melbourne for two years, though there is no evidence that he was any more than a builder who also designed. In 1849 he travelled to the Californian goldrushes, returning to Victoria when gold was discovered, soon becoming a storekeeper at Daylesford and subsequently at Creswick. On his licence application of 29 September 1873, he gave his occupation as gardener and his place of residence as Garden Flat, Majorca, which suggests he was then conducting a market garden.

Love's communications with the Lands Department in relation to his selection near Tatura exhibit a self-confidence and cavalier attitude to bureaucracy unusual among the selectors, who were generally somewhat in awe of the Department's power.

John Dickson Love became an important public figure in the history of Tatura, involved in the establishment of the Mechanics' Institute and the Tatura Racing Club. He was a JP, one of the leaders of the movement to secede from Waranga Shire, and President of the Agricultural Society.

In local historian WH Bossence's words, 'Love and his family had served the area with distinction', becoming significant philanthropists to the Tatura community, including bequeathing funds to set up the trust that established the Moyola elderly people's cottages and home.

How to build a chock and log fence, from an article entitled 'Fencing' by 'Jumbuck' in *The Queenslander*, 21 November 1868, p. 10:

*The manner of constructing it is as follows: Supposing that the fence is to run in a due north and south direction, chocks are laid on the ground across the line, at a distance apart to be regulated by the length of logs used for each panel, the small or north end of the log to rest in a notch cut for the purpose in the west end of one chock, and the butt end of the same log in a similar notch in the east end of the next succeeding chock, and so on throughout the length of the fence. In*

# HERITAGE CITATION REPORT

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*this way each chock is made to support the small end of one log and the butt end of another; and they should be made to rest at a distance of from six to twelve inches apart on each chock, the small logs being placed farther apart than the large ones. This completes the first layer of the fence. The manner of constructing the second and subsequent stories [sic] does not differ from that just described, except that the chocks, in place of being placed on the ground, are laid on the ends of the logs, exactly perpendicular to the bottom ones, and have notches cut in both the upper and lower sides for the purpose of embedding both the upper and lower logs in them, and thus binding the fence throughout.*

*The desired height of the fence, and the thickness of the logs used, will determine the number of rails; but a good fence of this description will never exceed four rails to each panel. If the chocks are cut to the proper length, and the ends of the rails are not placed too far apart, the fence will present a neat appearance.*

*The logs used for rails should never be less than twelve inches in diameter at the small end. Smaller than these will bend in the middle by their own weight. If intended only as a cattle proof fence, the chocks may be of any diameter, the thicker the stronger the fence will be, and the easier constructed; but for a sheep proof fence the chocks (with the exception of the bottom one) must not exceed twelve inches; this will allow four inches for the top and bottom notches, and give a space of eight inches between each rail.*

*A few days ago I conversed with a gentleman from Victoria, who informed me that many miles of this description of fence, erected on the Lower Goulburn and Lodden in that colony more than ten years ago, were still standing, and "as good as new";*

## References

VPRS: 625-552-42650.

Anne Tyson, 'The Log buildings of Merrigum and the context of their construction.' Research Project undertaken in 2001 as part of a Master of Arts (Public History) at Monash University.

Bossence, W.H., *Kyabram*, Melbourne, 1963.

## Description

### Physical Description

A length of chock and log fence dating from the 1870s, possibly 100m in length. The timber is most likely to be grey box (*Eucalyptus microcarpa*), the predominant timber species in the Goulburn Valley away from the Goulburn River. Although the fence is greatly deteriorated, the construction method is obvious: small lengths of timber - chocks - lie at right angles along the fence line, with a notch towards one end providing the resting place of the length of log projecting forward, and the other notch holding the log projecting backwards. The next layers, built similarly on top of the first, have largely tumbled over or been affected by weather and livestock.

## Statement of Significance

### What is Significant?

The full length of chock and log fence [approximately 100metres] at 110 Midland Highway, Tatura is significant.

### How is it Significant?

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The chock and log fence is of local historic and technical cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

The fence is of historic significance as it is the only surviving piece of chock and log fencing from the selection era in the municipality, and possibly across northern Victoria. It is invaluable due to its rarity and its ability to demonstrate the techniques used in its construction. It is part of the great clearing and fencing that went on as selectors transmogrified their forested selections into viable farms and at the same time complied with the conditions of the rent/purchase terms of the 1869 Act (improvements to a certain value were required, fencing counting towards the figure). HERCON criteria A & B

It is of importance for its potential to provide information that contributes to a greater understanding of the history of the settlement and establishment of the district, and has archaeological and technical research value. HERCON criterion F

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	Yes The chock and log fence is of significance.
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	490 Tatura-Undera Road TATURA (Groves House)	
<b>Address</b>	490 Tatura-Undera Road TATURA	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	<b>VHR</b> No <b>HI</b> No <b>PS</b> Yes
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## History and Historical Context

The log building which is part of the eastern dwelling at 490 Tatura-Undera Road, Tatura dates from mid-1876 or earlier, and exceptionally, is still being lived in. The farm is also one of a minority in the municipality still occupied by descendants of the original selector.

The area on which this building is situated was originally within the lands of the Bangerang peoples, and subsequently the huge Ardpatrik pastoral run. Most of the Goulburn Valley was selected in the early 1870s under the Land Act 1869, the 'selection before survey' Act which, by counting rent paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'.

The initial agriculture was grain-growing. Unusually reliable rainfall in the early 1870s gave way to drought years, with the real paucity and unreliability of the rainfall revealed by the second half of the decade. Selectors in the Tatura and Mooropna areas joined others statewide at the forefront of the clamour for water conservation and the damming of rivers for irrigation. Limited irrigation water was first made available to the western Goulburn Valley, in fact to this locality due to pressure from Mooropna West landholders and community leaders, in May 1886 by the local waterworks trust, initially from a pumping station on the Goulburn River south of Murchison while the Goulburn Weir was being constructed, then from the Weir in 1891.

John Groves and his cousin Anthony selected adjoining 319 acre [129 ha] blocks (Allotments 125 and 126, Parish of Mooropna West, County of Rodney) in 1873, the year most selectors took up land in this district. The log section of the house was constructed during the initial three-year licence period of the selection, during which, under the Act, the selector had to prove his or her bona fides by achieving a certain level of improvements. These included clearing the land, fencing, creating dams and constructing a dwelling and farm buildings. This dates the building to before September 1876, possibly even to 1873, as soon as an adequate number of suitably straight-trunked grey box trees (*Eucalyptus microcarpa*) had been felled in the initial spate of clearing.

Buildings of log cabin construction like Groves' predominated in a swathe of country across northern Victoria as the initial dwelling of the selectors, using the products of the mandated clearing. Research into the neighbouring parish of

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Girgarre East has revealed that 47.5% of all initial buildings constructed by selectors were of log, predominantly with a bark roof. Bark was the second most common material for walls, accounting for nearly 18 per cent. The Girgarre East parish is, in terms of vegetation, climate and topography, representative of the wider Goulburn Valley, so the findings can be thus generalised, and indeed a cursory examination of selection files (from which the information can be extracted) seems to indicate that log cabin construction was common from Glenrowan in the east to the Terricks in the west. This is because the more fissile timbers such as red gum (*Eucalyptus camaldulensis*) or stringy bark species were not endemic to the region, except along waterways; instead, grey box, a timber almost impossible to split into slabs, predominated, and hence the full log was used. A number of similar log buildings from the selection period have been found on farms across the municipality.

John Groves obtained the freehold to Allotment 125 on 8 September 1883.[1] Doubtless his first farming activity was grain-growing, but in the 1890s, with the move away from domestic production of butter to creameries and then to larger co-operative butter factories (a move made possible by the introduction of centrifugal separators, faster transportation with the coming of railways, cool stores at stations, and refrigeration), dairying prospered in the Goulburn Valley, as across Victoria, although here irrigation had also been a necessary pre-condition. By the turn of the century Groves' had successfully moved into dairying in tandem with cereal production, and the quality of his operation had become widely recognised, with his Ayrshire cows and irrigated lucerne; the property was seen as a model dairy and mixed farm.

As an exemplar of what was possible with irrigation, Groves' farm was visited in the first years of the new century by groups and individuals examining irrigated agriculture and dairying. In March 1902 his property and the farms of prominent local irrigationists Michael Kavanagh, John Baxter, George Pagan and Trojano Darveniza were visited by 70-80 members of the Dookie Agricultural Society and 'leading farmers interested in the eastern irrigation scheme', who were awaiting irrigation east of the Goulburn River.[2] In April the activist Director of Agriculture, Williamson Wallace, who had intended to visit with the Dookie group, inspected the irrigation infrastructure in the western Goulburn Valley with Departmental staff and also 'the farm of Mr. J Groves, where irrigation is practically carried out'.[3] Wallace was particularly concerned at the general lack of attention to herd improvement and pasture quality: the next year, possibly influenced by Groves' farm, he was suggesting a Government-run Model Dairy, 'centrally-located', to educate dairy farmers.[4]

A little later, in September 1902, Groves' farm was the venue for the first farm excursion in a program of lectures held in Tatura for farmers and their sons. This was a Wallace-inspired initiative of the Department of Agriculture aimed at increasing yields by making agriculture more scientific; it was replicated at other venues across Victoria with lectures relevant to local agriculture. At John Groves' farm, attendees spent 'three or four hours . inspecting the irrigation operations being carried on'.[5]

In February 1903 Groves' farm was the only one visited by the Governor of Queensland on a tour of irrigation in the western Goulburn Valley.[6] Groves' success with lucerne and sorghum as summer feed, with monthly returns of £40, was lauded in the *Weekly Times* on 21 February 1903, [7] the same article noting another round of lectures throughout the district 'for the study of bacteriology, microscopic research, etc., in connection with our dairying and wine industries'.

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The high point of acclaim for John Groves' farming methods had been an article in the *Leader*, the *Age's* weekly newspaper largely directed to country audiences, on 23 February 1901. Over a page and a half, it lauded 'a practical and thoroughly progressive farmer,' explaining and complimenting his exemplary managing of irrigation, the innovative routines and rotations for supplying high-quality pasture and hay, his plans for herd improvement using Dookie College-bred bulls, the sanitary practices employed in the cow shed, the complimentary production of pigs and poultry, the high average cereals yield, and the well-organised vineyard, orchard, and vegetable and flower gardens: 'It is seen at once that mixed farming on the most approved lines is being conducted here'. The effulgent article concluded: 'This farm stands out prominently as an object lesson of what can be profitably acquired with irrigation, guided by a shrewd, steady, persevering man and an industrious family.'<sup>[8]</sup>

John Groves died in September 1927, and the farm, now doubled in size, passed to his son Anthony John Groves.<sup>[9]</sup> The Groves family have continued to farm the original selection and the additional acreage.

[1] Plan: Parish of Mooroopna West; Title: Vol 1513 Fol 524

[2] *Weekly Times*, 29 March 1902, p. 43

[3] *Weekly Times*, 12 April 1902, p. 39

[4] *Bacchus Marsh Express*, 17 January 1903, p. 3

[5] *Age*, 1 September 1902, p. 6

[6] *Numurkah Leader*, 27 February 1903, p. 4

[7] *Weekly Times*, 21 February 1903, p. 41

[8] *Leader*, 23 February 1901, p. 6

[9] Title: Vol 1513 Fol 524

## Description

### Physical Description

The farm building complex known as Groves' is an unusual collection of 19th century buildings. This group largely encapsulates many of the characteristics of the Selection era and the succeeding period of consolidation: the buildings are in good condition and because of this, it is a particularly rare complex.

The earliest building was constructed prior to mid 1876 and is a log building that is still being lived in. It has been constructed in the same manner as other log buildings in this region. It has been built from grey box (*Eucalyptus microcarpa*). There are U-shaped notches cut into the upper surfaces of the logs at the corners, and chocks (smaller pieces of timber), are wedged between the logs on either side of the door for stability. The interstices vary in width because the thickness and straightness of the logs vary. The gaps are filled with applications of pug, a clay based mixture. Much of this has weathered or crumbled away, but it is evident that on the interior the pug was smoothed out to provide a crude but effective flush finish. The internal finish is largely that of the building's log construction. There is a verandah to the front entrance.



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Attached to this log building are three small gabled sections, and these are all lined with stained pine tongue and groove boards. There have been few changes since they were first constructed. In addition to the house there is a free standing structure with a 'second roof'; this type of construction was common as the additional air space provided insulation from the heat. The second roof is supported by bush poles; the first roof is of shingles.

The interiors of all rooms are highly intact and fully represent the 19th century; this includes the finishes and furniture.

## Statement of Significance

### What is Significant?

The Groves' homestead complex at 490 Tatura-Undera Road, Tatura.

### How is it Significant?

The homestead complex is of significance to the State of Victoria and is of local cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The homestead complex is of historic significance for its association with the Land Selection Acts. Its integrity and variety of surviving built forms contribute to its state values, as well as to its local cultural heritage values.

The complex is a rare if not a unique surviving suite of buildings that through their fabric illustrate the conditions, hardships and tenacity of the owners. The success of the descendants of the original selectors is a testimony to their grit and that of their ancestors and illustrates the pioneering spirit of early selectors. HERCON criteria A & B

The log building and the cool store are of technical significance for their design and construction. HERCON criterion F

The complex is of aesthetic significance for its vernacular styling and for its contribution to a cultural landscape defined by the farm and its sympathetic rural characteristics. HERCON criterion E

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

Yes

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 1655 Toolamba-Rushworth Road TATURA (Harston Grange)  
**Address** 1655 Toolamba-Rushworth Road TATURA **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Federation/Edwardian Period (1902-c.1918)

## Integrity

The integrity of the place is compromised by the condition of the place.

## History and Historical Context

### Contextual History

The Harston area was part of the lands of the Ngurraillam peoples, and subsequently within the huge Toolamba pastoral run, which the last pastoral tenant, James Winter, forfeited in 1877, having amassed freehold land amounting to around 26,000 acres [10522 ha] and created 'Dhurringile' (VHR H1554), his imposing brick Italianate mansion in 1876-77.

Selectors moved in on the Toolamba run largely following the 1869 Land Act, the 'selection before survey' Act which, by counting rents paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'. The initial wheat growing and sheep grazing gave way to some dairying after the advent of irrigation in the late 1880s; dairying predominated after World War 2, and more recently milk production, cropping, sheep grazing and beef production have assumed equal importance. The Harston locality has never boasted a township; a WW2 Memorial Hall, primary school, and former Presbyterian Church exist in scattered locations.

### Place History

Charles William Gullett of Lancefield selected Allotment 3, Parish of Toolamba West, in 1872, receiving the licence to the 320 acres [129.5 ha] on 18 July that year. By July 1875, within his three-year licence period, he had constructed two weatherboard houses. Both were of hardwood, one measuring 26 ft x 12 ft x 9 ft [8m x 3.7m x 2.7m], the other 12 ft x 8 ft x 7 ft [3.7m x 2.4m x 2.1m]. He had also built a substantial granary and stable, and a bark hut. He received freehold title

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on 12 December 1882, later extending the property to 600 or so acres [243 ha].

Charles Gullett died in around 1900, leaving his widow, Rose Mary Somer Gullett, and their six children, including eldest son Henry Somer 'Harry' Gullett. The latter went on to become a famous and high-profile journalist, historian and MHR. His illustrious and wide-ranging career included Cabinet posts in a number of conservative Ministries, and he received a knighthood in 1933 following his contribution to the British Empire Economic Conference in Ottawa. Gullett is partly remembered for his death in the Canberra air disaster of 13 August 1940 in which three members of the Australian Cabinet (including Gullett) and the Chief of the General Staff lost their lives; this severely weakened the United Australia Party government of Robert Menzies and contributed to its fall in 1941.

As a boy at Harston Grange, Harry Gullett had 'learned milking, ploughing, harvesting and horsemanship even as he received his schooling,' his *Australian Dictionary of Biography* entry tells us, and as a twelve year-old he had left school to help his mother on the farm. His career began with journalism, initially writing agricultural articles for the *Geelong Advertiser*, and joining the *Sydney Morning Herald*, of which his uncle had been an editor, in 1900.

Harry Gullett later recalled his early life at Harston Grange in his pro-immigration settler's handbook *The Opportunity in Australia* (p. 1) :

*When my memory begins, the worst of the pioneering was finished on the selection. Our block, like the rest of agricultural land in Northern Victoria, was taken up from the Crown at 20s. an acre, payable in twenty [sic] years. That was in the early seventies. Ten years later half the holding had been wholly or partially cleared, and my first recollection is of the night fires about the trunks of the timber still standing. Four rooms of sawn hardwood had been built beside the large log and plaster " kitchen," which, with its bark roof, had for a year or two after the start been the only dwelling-place on the block. Half an acre of various fruit trees and a little flower garden surrounded the homestead...the land had in ten years advanced in value to about £2 an acre. The worst of the work was over; the green bush was vanishing, and the loneliness which made the pioneering so rough on the woman-folk was past.*

Rose Gullett sold Harston Grange to John S Cruddas some time before 1908, when Cruddas' name first appears in the State Rivers and Water Supply Commission Ratebook, which listed irrigators' water usage and payments. Cruddas had initially visited Australia in 1894, and emigrated with his family from the port of Liverpool in 1903.

The current house was constructed for the new owner in 1909 by Tatura building contractor Andrew Miles. Miles was a prolific local builder who constructed most of the substantial early public and commercial buildings in Tatura, and many houses, including the Crawford family's 'Woodlands'. On 10 September 1909 the *Tatura Guardian* noted 'Business in the building trade appears to be fairly brisk throughout the district. Mr A Miles, contractor, recently completed the erection of palatial edifices for Cr James W Wilson, and for J.S. Cruddas of Harston'. The houses were in fact very different: Wilson's was a substantial brick Federation-era homestead; Cruddas' weatherboard, although distinctive, was lesser in scale and ambition.

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It may be posited that some part of the original three- or four-roomed hardwood house cited by both selector Charles Gullett and his son Henry could have been subsumed into Miles' construction, although equally it may have been retained as worker accommodation.

Cruddas intended to 'devote his attention to building up a purebred herd of dairy cattle', the *Tatura Guardian* reported, and newspapers of the time show him as specializing in Ayrshires. Soon the family also farmed stud pigs (Berkshires), later concentrating on fat lambs and sheep. That his farming activities were successful is attested to by the couple sojourning at the Menzies Hotel in 1913, and his wife advertising for a general servant in 1914.

Cruddas was active in the Tatura community, being President of the Tatura Agricultural Society in 1911. That year he also became first President of the local branch of the Peoples' Party, which flared briefly in the years immediately preceding World War One; this was an agrarian movement similar to the earlier Farmers' Unions. Cruddas was also outspoken at public meetings during the War, urging young men to sign up; at the outbreak of hostilities he had had given permission for his underage son to enlist.

James Erwen purchased Harston Grange in mid 1919, and the Erwen family farmed the property until 2012. The house is largely untouched, if deteriorating.

## References:

Selection file for Allotment 3, Parish of Toolamba West, PROV

GN Hawker, 'Gullett, Henry (Harry) (1837-1914)', Australian Dictionary of Biography, National Centre of Biography, Australian National University, published first in hardcopy 1983, accessed online 21 October 2016 at <http://adb.anu.edu.au/biography/gullett-henry-harry-6504/text11155>.

HS Gullett, *The Opportunity in Australia*, London, 1914, accessed on 20 October 2016 at [https://archive.org/stream/opportunityinaus00gull/opportunityinaus00gull\\_djvu.txt](https://archive.org/stream/opportunityinaus00gull/opportunityinaus00gull_djvu.txt)

*Tatura Guardian*, 7 and 10 September 1909

*Punch* (Melbourne), 18 September 1913, p. 29; *Shepparton Advertiser*, 4 June 1914, p. 2

## Description

### Physical Description

Harston Grange is a large Federation era homestead. The design is a good example of Federation era homestead architecture.

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The splayed corner, square bay windows, stucco panelling with timber battens, the triple and double bands of timber sash windows, the return verandahs with timber brackets and the stylish brick chimneys with stucco banding and terracotta pots are typical for the style and period. Many of these features are strongly derivative of the Queen Anne Revival which informed elements of the Federation Style.

## Statement of Significance

### What is Significant?

Harston Grange, a large Federation era homestead located at 1655 Toolamba-Rushworth Road, Tatura, is significant.

This includes all of the architectural features associated with the Federation era, such as the splayed corner, square bay windows, stucco panelling with timber battens, the triple and double bands of timber sash windows, the return verandahs with timber brackets, and the stylish brick chimneys with stucco banding and terracotta pots; contribute to the significance of the homestead.

### How is it Significant?

Harston Grange is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

Harston Grange is of historic and social significance for its association with the development of the Harston district. It is associated with Henry Somer Gullett, a high-profile journalist, historian and MHR. Other (local) community leaders who are associated with Harston Grange include J S Cruddas and James Erwin. HERCON criteria A & G

It is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th and early 20th century. The scale and design of the homestead contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

Harston Grange is of aesthetic significance for its distinctive Federation era architecture. HERCON criterion E

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	4 and 16 William Street, 26 and 28 Park Street, and 3 and 7 Edgar Street TATURA (Edgar, Park and William Streets Group)	
<b>Address</b>	16 William Street TATURA 26 Park Street TATURA 28 Park Street TATURA 3 Edgar Street TATURA 4 William Street TATURA 7 Edgar Street TATURA	<b>Significance Level</b> Local
<b>Place Type</b>	House	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

This group of houses was re-located after the construction of the Eildon Weir. The houses were brought to Tatura from Eildon to house employees of the State Rivers and Water Supply Commission base in the town.

## Statement of Significance

### What is Significant?

The houses at 4 and 16 William Street, 26 and 28 Park Street, and 3 and 7 Edgar Street, Tatura (Edgar, Park and William Streets Group) are significant.

### How is it Significant?

The Edgar, Park and William Streets Group is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The Edgar, Park and William Streets Group is of historic significance as they were re-located from the construction site of 'Big' Eildon when the majority of the construction ceased. The houses were transported to Tatura to service the workforce of the large Works Depot based in the town. HERCON criterion A

The Edgar, Park and William Streets Group is of aesthetic significance as these houses represent a type of prefabricated housing used for large infrastructure projects. The relatively simple construction method and the scale of the housing meant that they could be readily relocated as required. HERCON criterion D

The houses were re-erected for the large number of staff employed at the large Works Depot of the State Rivers and Water Supply Commission.



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<b>Name</b>	145 Winter Road TATURA (hanging room, former Alexanders slaughter yard)	
<b>Address</b>	145 Winter Road TATURA	<b>Significance Level</b> Local
<b>Place Type</b>	Abattoir/ Meat Processing	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection**      VHR No HI No PS Yes

## History and Historical Context

The small slaughter yard hanging house was built by Tatura butcher William J Alexander in September 1927.

## History and Historical Context

The squatters of the Toolamba Run (on which Tatura is located) and their shepherds and hut keepers killed and butchered their own animals, largely sheep, as did squatters across the current municipality of Greater Shepparton and across Victoria. The selectors who succeeded them in the Goulburn Valley in the 1870s initially did the same. Slaughtering generally took place in the open, with carcasses hung from a tree. As butchers established themselves in the fledgling towns and villages, they began to carry out much of this activity, although many on farms continued to kill their own beasts, this only slowly declining. The early buildings butchers used as slaughterhouses varied from the primitive vernacular to those with more soundly constructed small yards, killing areas and hanging room, with block and tackle and other equipment. Sometimes initially in the back yard of the butcher's shop, slaughter yards moved to the outskirts as towns grew and residents complained of odours, noise and wastes.

The township of Tatura was proclaimed on 16 March 1874, surveyed in mid 1874, and the first blocks sold on 26 January 1875. The district had been largely settled; a few selectors had arrived as early as 1869, having selected under the 1865 Amending Land Act, but most came in the first three years of the 1870s, under the 1969 Land Act which came into operation in February of that year.

By 1877 the fledgling township boasted at least one butchers' shop,[1] and stock sales commenced the same year, enabling butchers to purchase there rather than directly from the farms. Early butchers seem to have had a difficult time, with records of C Somersby selling his 'first class butchering business and premises', with a purported yearly turnover of £2000, for around £300 in mid-1885[2]; in January the next year, M Raleigh sold his shop and dwelling for £600.[3] This was possibly sold to leading town business man Thomas Hogan, who had just completed the Commercial Hotel, and was advertising a new wholesale and retail butchering business opposite the hotel in December 1886.[4] Town father and community leader Charles W Wilson was advertising Mason and Wilson's butchery in December 1889, a branch of his former employer's business in Rushworth.[5]



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Where these early butchers slaughtered is unclear, probably in the yards of their shops, but by 1898 Mason and Wilson also had a farm, from which they were marketing their wool clip: doubtless their slaughter yard was located there and not in town.[6]

At this time, and up until the late 1920s, slaughter yards were generally overseen for local Councils by Council's inspector of public nuisances, sometimes by an inspector solely of slaughter yards: low level health officers, these men were appointed by the municipality and reported to the health inspector. They could be, but were not always, a local constable or Senior Constable of police, for example, Constables Hehir and McGillicuddy were gazetted inspectors of slaughter yards at Tatura and Mooroopna respectively in 1892.[7]

Slaughter yards were a continuing issue, and a regular item at the monthly meetings of the Rodney Shire Council; the shire covered much of the current City of Shepparton area west of the Goulburn River. In early 1914 the issue of Tatura slaughter yards being too close to the town had arisen with the relocation of Messrs Cousens Bros' slaughter yard from the east of the town to the west end. Residents at the west end objected to the new yard; they raised a deputation, which included the local health officer Dr Ley, and took a petition to Rodney Council objecting to the relocation ('too close to the residences round about') and the 'bad smells'. Ley disagreed with Council's decision, and ridiculed it in a report also criticising Tatura's drains and the dumping of rubbish in the town; his appointment was abruptly terminated'. [8] Arising from a complaint by the residents to the Chief Commissioner of Police, the new slaughter yard was surveilled, and in June 1914, John Alexander Cousens, one of the brothers, was charged with feeding offal to pigs at the piggery near the yard, a practice Inspector Rees noted 'the Board was anxious to put down, but was fairly common in the country'. The Police Magistrate accepted that this was not a general practice of the business, but fined Cousens £3 with £2 costs. [9] Cousens Bros put their slaughterhouse, butcher's shop, land, steam engine, horses, carts and livestock on the market in September 1918, but retained a slaughter yard at the experimental farm into the early 1920s. [10]

In February 1915 all slaughter yard operators in the Shire were instructed by Council to 'provide fly proof hanging rooms for small carcasses and protect the killing pens from the visits of birds by erecting wire netting,' following advice from Inspector Rees. [11]

How many slaughter yards existed in the region, where and for what duration, is difficult to assess, but initially one would have existed in every small town or village. Beyond those above, S Duke was applying for a slaughtering licence at Tatura in 1921; [12] in January 1922 his new yard was described by the inspector as 'all in good order', with post and rail yards, and 'a good floor of concrete and cement'. [13] That year there were problems at two of Tatura's slaughter yards. Cousens still owned one of these, but claimed not to kill at it, and blamed the problems of disposal of blood and 'other objectionable waste' which arose in 1921 and 1922 on the users. Council was seemingly satisfied that the slaughter yard would be conducted by Reg Pretty from February 1922, and that he intended 'white-washing the yards and putting the same in order'. [14]

Another slaughter yard at this time was owned by the McColl family, who had a butcher's shop in Hogan Street, Tatura;

## HERITAGE CITATION REPORT

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they conducted their business contemporaneously with the Alexander family, who built the hanging room on Winter Road, and like Alexanders (and unlike many others who set up slaughter yards) were in business over a long period, a branch of the business moving to Shepparton in 1927, as McColl and Mclean. Their Tatura slaughter yard was outside the town, a mile west of Alexander's.[15] The McColls sailed close to the wind at times; in December 1921 they were found to have had an inadequate system for getting rid of blood 'and other objectionable matter', and the firm was fined for such offences as failing to keep the sausage machine clean (Donald McColl at Shepparton in June 1925), and for not keeping their new Shepparton slaughter yard in a clean and sanitary condition (October 1928: his slaughterman was the individual charged).[16]

In 1924 both Pretty and McColl, in applying for renewal of their slaughtering licences at Tatura, were asking Council for permission to keep pigs in connection with the yard (pigs were traditionally kept in conjunction with a slaughter yard, as the offal, cooked, could be fed to them).[17] Four years later, as attitudes to public health and amenity tightened, this practice was outlawed by the Health Act 1928.

By the mid 1930s private slaughter yards in the Goulburn Valley were under pressure. Shepparton Shire Council was leading the way in the reform of slaughtering practices, building a new and up-to-date municipal abattoir and saleyards in 1935, and on the way to establishing one of the so-called 'meat areas' progressively being rolled out across Victoria. Instigated by the Government as part of a move to upgrade procedures associated with the trade and tighten health regulations (especially in relation to carcasses affected by tuberculosis) and inspection regimes, the meat areas had as their main features municipal abattoirs and upgraded powers of continuous inspection by Meat Inspectors, along with the 'branding' of acceptable carcasses (certification). Mooroopna, within the Shire of Rodney, was pressurised to join the Shepparton meat area as a contiguous and large centre of population. At discussions, Dr Franklands of the Department of Public Health pointed out that the Department 'sought only the maintenance of a pure meat supply' and the killing of meat under supervision where possible, noting that there was no meat control system in any part of the North-East. Although Rodney's private killing yards 'were not by any means the worst in the State, the abattoirs in Shepparton were vastly better than the best of them'.[18] Butchers worried about increased costs and reduced autonomy. Mooroopna was finally forced to join, Tatura compromising by appointing a Shire-wide joint Health/Meat Inspector in mid-1937.[19] Finally in 1942, the Shire set up a meat area based in Tatura,[20] and despite shortages of materials and partly under the impetus of hopes of contracts with the internment and POW camps in the municipality,[21] built a municipal abattoir at Tatura at a cost of £8116,[22] the first killing taking place in mid-June 1942, although the facility was not officially opened until 12 August 1942.[23]

By the late 1940s private slaughter yards, now referred to as abattoirs, were a threatened species. By 1948, only four such slaughter yards remained in the Shire of Rodney, the Health Inspector reporting 'The four private slaughter houses situated at Undera, Merrigum, Kyabram and Toolamba have been inspected and the buildings, equipment, facilities and conditions generally were found to be of a low sanitary standard. I venture to state that it would be futile to attempt to bring these slaughter houses up to a reasonably sanitary standard in view of high costs and difficulty in procuring materials.'[24] That at Undera, run by Simms and Barker, and the Merrigum abattoir on Andrews Road, conducted by Merrigum butcher Gordon Young, were not re-registered by Rodney Shire Council for 1948, the Shire Health Inspector, A E Gillies, finding them 'in a bad state of repair and. far from the standards of cleanliness.' [25]

Arthur Knee, local historian and Rodney Shire engineer from 1950 to 1985, remembered having been told that horses

# HERITAGE CITATION REPORT

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which had died or were ill at the site of works on the wall of the Waranga Basin were brought to a slaughter yard in Tatura to be disposed of: it is believed by some that the 'anthrax trail', a linear area west of Tatura where anthrax surfaces irregularly, may be the route walked by the diseased animals.[26]

## **Hanging room, Winter Road, Tatura**

The hanging room on Winter Road was built by Tatura butcher William J Alexander in September 1927 as part of his new slaughter yard complex. Alexanders, like many slaughtering and butchering businesses a family affair, seems to have commenced operations in June 1921, when son Donald Alexander applied for a licence to slaughter sheep, presumably for sale, although Council initially held over his application;[27] it is unclear whether this was at the site of the current hanging room. By 1927 the business had expanded.

William Alexander applied for the licence for his new slaughter yard at the monthly meeting of the Rodney Shire Council on 24 September 1927, the licence application being the sole topic of the Slaughter Yard's Inspector's report:

*Mr. A. Leckie, inspector of slaughter yards, reported as follows:-Acting on instructions I inspected Mr. W. Alexander's new slaughter yards, situated in the parish of Toolamba West, about one mile north of Tatura township. The yard is built with post and sawn timber, and the killing pen is all concreted and lined with galvanised iron. I understand from Mr. Alexander that he only requires a license for killing sheep, calves and pigs, and as the yard is well adapted for that purpose, I would recommend a license being granted.[28]*

The rectangular hanging room had, and has, a concrete floor, the lower sections of the walls being of flat galvanised iron, the upper sections of flywire for ventilation. The pyramidal roof of corrugated iron was built with a wide overhang to protect carcasses from extremes of weather. A timber holding yard and race were part of the complex, now replaced. When the business commenced butchering beef cattle, a windlass was erected to deal with the large heavy carcasses.

William Alexander's son Norman, who worked at the slaughter yard with his father and brothers for a number of years, described in 2016 how the slaughter yard had been laid out and managed. Sheep, calves, pigs and later beef cattle were purchased at the weekly stock sales in Tatura, driven to the slaughter yard along Rushworth and Winter Roads, and killed in the slaughterhouse (the 'killing pen' referred to in the 1927 Council report, now demolished), which was a gabled building with walls of flat galvanised iron and a corrugated iron roof. The animals were skinned (the heavy beef carcasses hanging on the windlass) and hung in the hanging room (the family referred to it as the 'meat house') overnight to 'set'; this was flyproof, with a tight-fitting door. In the morning the carcasses were taken to the weatherboard building, now demolished, that family called the 'shop' or the 'meat shop', to be boned, sliced, and cut up. Initially, cooling was provided by an ice-room, a small room with a compartment above it into which blocks of ice collected daily from the butter factory were placed: a refrigeration unit was installed in this room around 1938, powered at first by a diesel generator, and then by electricity from around 1949 or 1950, when SEC power was connected to the slaughter yard, though not to the family's house next door.

All tools were manual. Offal was cooked and then fed to pigs the next morning, the fat (tallow) having been drawn off and stored in 44 gallon drums: the tallow and skins were purchased by Ken and Jack Coulstock, wool and skin buyers of Shepparton. Bones were 'cooked up', the result being collected and transported to Melbourne to produce blood and bone

## HERITAGE CITATION REPORT

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fertiliser. Blood was buried 'near the swamp.' Orders were delivered from the 'shop', as unusually, the family had no butcher's shop in the town for many decades; meat was delivered to customers by horse and cart, with the next order being taken each visit. William Alexander had purchased a Chevrolet van for deliveries in 1928, but it was not suitable for the unmade roads and drives of the district, and the business reverted to horse and cart until just after World War 2, when the family bought a Land Rover with a box built on the back for deliveries.[29]

In the late 1950s or early 1960s Bryan and Donald Alexander, William's sons, ceased supplying meat to locals and converted the business into a knackery, collecting dead stock from farms and killing old or ill stock, boning the carcasses, and supplying Melbourne pet food manufacturers. (This date seems to contradict Rodney Shire Council's contention in 1948 that only four private slaughter yards remained in the municipality: it may be that Alexanders, now within the Tatura meat area, was not considered 'private', the word in this context possibly referring to slaughter yards outside meat areas, such as that at Merrigum, which had been excluded in 1942.[30])

In 1973 the Alexander family sold the business and the property, including the hanging room, to Maxwell Auld. Subsequently the hanging room was used only as a storeroom: the Auld family ran a knackery at the town of Stanhope, but did not use this property for that purpose. The hanging room was slightly damaged by fire in the 1990s.[31]

[1] *Ovens and Murray Advertiser*, 22 November 1877, p.2

[2] *Bendigo Advertiser*, 17 June 1885, p. 2,

[3] *Bendigo Advertiser*, 6 January June 1886, p. 2

[4] *Kyabram Union*, 23 July 1883, p. 3

[5] WH Bossence, *Tatura and the Shire of Rodney*, Melbourne, 1969, p. 140

[6] *Age*, 26 September 1898

[7] *Kyabram Union*, 18 March 1892, p. 2

[8] *The Argus*, 24 March 1914, p. 4

[9] *Kyabram Guardian*, 5 June 1914, p. 2

[10] *Kyabram Free Press*, 6 September 1918, p. 2, 20 September 1918, p. 2

[11] *Shepparton News*, 25 February 1915, p. 1

[12] *Shepparton Advertiser*, 1 December 1921, p. 4

[13] *Shepparton Advertiser*, 26 January 1922, p.1

[14] *Shepparton Advertiser*, 26 January 1922, p.1

[15] Norman Alexander, personal communication, 2 September 2016

# HERITAGE CITATION REPORT

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- [16] *Shepparton Advertiser*, 4 June 1922, p.9, *Shepparton Advertiser*, 1 December 1921, p.4, *Argus*, 17 October 1928, p. 18
- [17] *Shepparton Advertiser*, 31 December 1924, p. 7
- [18] *Shepparton Advertiser*, 28 May 1935, page 2
- [19] *Riverine Herald*, 10 August 1937, page 2
- [20] *Shepparton Advertiser*, 27 February 1942, p. 1
- [21] *Goulburn Valley Stock and Property Journal*, 2 October 1940, p. 4
- [22] *Goulburn Valley Stock and Property Journal*, 1 October 1941, page 5
- [23] *Goulburn Valley Stock and Property Journal*, 24 June 1942, p. 6; *Shepparton Advertiser*, 14 August 1942, p. 8
- [24] *Shepparton Advertiser*, 1 July 1947, page 1
- [25] *Shepparton Advertiser*, 30 December 1948, page 7
- [26] Arthur Knee, Tatura, personal communication, 30 October 2014.
- [27] *Shepparton Advertiser*, 2 June 1921, p. 4
- [28] *Shepparton Advertiser*, 29 September 1927, p. 4
- [29] Norman Alexander, son of William and brother of Don, personal communications: 31 August 2016, 2 September 2016, 3 September 2016.
- [30] *Shepparton Advertiser*, 27 February 1942, p. 1
- [31] Tania Auld, personal communication, 4 September 2016.

## Description

### Physical Description

The hanging room is constructed from timber and has a square pyramidal roof clad with corrugated metal (painted red). The deep eaves are supported by timber struts. The walls are clad to a height of 1 metre with corrugated metal with the remaining wall area enclosed with flywire panels. Surrounding the hanging room are timber yards, with a race and ramp.

## Statement of Significance

### What is Significant?

# HERITAGE CITATION REPORT

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The slaughter house at 145 Winter Road, Tatura is significant.

## How is it Significant?

The slaughterhouse is of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

The slaughter house is of historic significance as it provides tangible physical evidence of a rare surviving building type. Prior to the development of abattoirs there was an adhoc slaughtering system, with a number of slaughter yards operating in the Shire, for the slaughtering and hanging of beasts and sheep. Alexander's slaughter house is one such example. It was built in 1927 and formed part of William J Alexander's butchery business. This slaughterhouse formed part of the licensed (1927) slaughter yards. HERCON criteria A & B

The slaughter house is of aesthetic significance for its contribution to the rural cultural landscape values. HERCON criterion D

The slaughter house and its remnant infrastructure is of technical significance for its ability to demonstrate how meat was processed in the early 20th century. HERCON criterion F

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

Yes

**Tree Controls**

No

**Fences & Outbuildings**

Yes The yards, fencing and slaughter shed.

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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<b>Name</b>	180 Bitcon Road TOOLAMBA (Herdstown Villa)	
<b>Address</b>	180 Bitcon Road TOOLAMBA	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection**      **VHR** No **HI** No **PS** Yes

## History and Historical Context

Herdstown Villa was built by Toolamba selector James Bitcon in 1890.

The Toolamba district covered part of the lands of the Pangerang Aboriginal peoples on the north, and of the Ngurraillam to the south. The huge Toolamba or Innes pastoral station, of 87,801 acres [35,532 hectares], was established by David and Alexander Innes and gazetted in 1845. Taken over the next year by Henry and Patrick Stevenson, it was acquired in February 1868 by John, James and William Winter, who became the largest landowners in northern Victoria. James Winter, the sole leaseholder from 2 April 1867, forfeited in November 1877, having amassed over 26,000 acres [10,522 hectares] of freehold land. Winter created 'Dhurringile' (VHR H1554), his imposing brick Italianate mansion in 1876-77.

Selectors moved in on James Winter's pastoral run under Section 42 of the Amending Land Act 1865, which limited holdings to 160 acres. Most of the Toolamba area, however, was selected under the Land Act 1869, the 'selection before survey' Act, which came into operation in February 1870 and allowed for selections of up to 320 acres.

Early hotels, schools, churches, general stores and blacksmith's shops in the Toolamba-Tatura area were somewhat scattered, generally along main connecting roads. Within a few years the district had five hotels and several stores and smithies. In early 1874, seventy-two township allotments were surveyed, and for a short period the Toolamba township existed on a bend of the Goulburn River near Herdstown Villa. However the town moved to the junction of the Shepparton railway and the new Tatura line (soon extended to Echuca) after the coming of the latter in 1880.

The Goulburn River at Toolamba was bridged by road in October 1900. River transport was largely unsuccessful, and the coming of the railway removed any necessity.

The district was suitable for fruit trees and grape vines as well as for the initial wheat growing. Irrigation became widespread in the area in the 1890s. A small Village Settlement in 1893 was followed later by limited areas of Closer and Soldier Settlement. Sheep grazing was important until mid way through the twentieth century, but as the century progressed, dairying and fruit-growing became predominant. Orchards are located north and west of the township. Tomatoes have been a successful addition to agriculture.

The Toolamba railway station retained its importance for a century. With the closure of the branch line in 1981, the station was removed.

# HERITAGE CITATION REPORT

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## **Herdstown Villa**

James Bitcon (1845-1918) had emigrated from Herdstown, Donaghadee, Co. Down in 1868 on the 'Great Britain'. He described himself as a blacksmith and wheelwright. It is believed that his cousin John McGill 'pegged out' the selection for him, Allotment 11, Parish of Toolamba, of 320 acres [130 hectares] in anticipation of Bitcon's arrival; although the allotment had been within the Agricultural Area of Waranga, one of the pre-surveyed areas under the 1865 Land Act, like most of this Agricultural Area, it had not been taken up. The location was centrally placed at a crossroads on the important Murchison to Mooroopna Road, now known as Toolamba Road.

Bitcon applied for his licence on 31 March 1870 under the 1869 Land Act, receiving it on 21 April 1870, and his lease 30 on June 1873. By this time he had built three dwellings, none of which remain: a substantial 'dwelling house' 30 ft [9.1 m] by 14 ft [4.3m], a men's hut, and his blacksmith and wheelwright's shop. All were of mud, not it seems the mud brick that in itself has been comparatively rare in the municipality; as described in his lease application, they were of 'plaster and sapling', no doubt a version of what was commonly known as 'wattle and daub' (foremost architectural historian of the vernacular, Professor Miles Lewis, prefers to refer to it as 'pole and pug'). Such construction was very uncommon in the region: in the near-neighbouring Parish of Girgarre East only 3.5% of selectors' first buildings as recorded on their lease applications were of sapling, buildings of 'log cabin' construction being the most common (47.5%). No trace of Bitcon's early buildings remains. Bitcon's blacksmith's and wheelwright's shop must have been a substantial building, as the valuation was equal to that of the dwelling, indicative of the importance of these trades in the time of horse-drawn vehicles and farm machinery.

Bitcon set up his smithy and wheelwright's business (the second business after the hotel) with his brother George, a carpenter, at the southeast corner of the selection. They advertised as 'J and G Bitcon, General Blacksmiths and Wheelwrights, Toolamba. Horses carefully shod. Wagons, drays and all sorts of agricultural implements made and repaired at shortest notice and on the Most Reasonable Terms.' The brothers built many of the early houses of Toolamba. George departed for Wunghnu in around 1880.

Stewart Morvell in his history of Toolamba notes that Bitcon was 'a valuable and interesting addition to the Toolamba community', and he has subsequently been regarded fondly as an important early pioneer of the locality. More the hardworking entrepreneur than community leader, with a number of employees, he was farmer, farrier, carpenter, carting contractor (carting wheat to Avenel before the coming of the local rail line, for example), undertaker, and employment agent, and the business supplied corn and hay, hardware and timber and veterinary services. Ledgers covering the Bitcon business activities from 1873 to 1875 reveal 120 clients, spread over a large area. Cobb and Co's Telegraph Line of mail coaches passed his selection on the route from Seymour to Mooroopna for a number of years before the coming of the railway, and at Herdstown Villa horses were changed, reshod if necessary, rested and made ready for the return journey.

James Bitcon received the Crown Grant for his 320 acres on 4 August 1880, and Herdstown Villa was constructed in 1890, doubtless by the capable James himself, possibly with help from his brother.

James Bitcon died in 1918, and his farm was taken over by his youngest child, second son William John ('Billy'), who converted the property to dairying in the 1940s. Billy Bitcon was active in many organizations, and a collector for the Mooroopna Hospital, for which he was awarded a Life Governorship. A lover of both horses and cars, he was also a keen historian, and not long before his death provided useful notes on the district's history to Bill Morvell, author of the only



# HERITAGE CITATION REPORT

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history of the district. Billy's daughter Noel Rea and her husband farmed the family property from the late 1950s, altering the house slightly to incorporate a kitchen on the north-west corner, the only change to the original construction. In 2009 the house, on one acre [0.4 hectare], was separated from the remainder of the property, which has been enlarged and is now a substantial dairy operation known as Herdstown and milking over 700 cows.

## References:

Brian Williams, written notes and personal communications, 16 August 2016 et al

Stewart ('Bill') Morvell, *Heart of the Valley: Toolamba*, Shepparton, 1983.

Obituary for J Bitcon, *Kyabram Guardian*, 6 December 1918, p. 3

Anne Tyson, statistical survey of buildings listed in lease applications for all allotments in the Parish of Girgarre East, 2001

Selection file for James Bitcon, PROV

Titles: Vol 1266 Fol 24151; Vol 499 Fol 899721; Vol 8934 Fol 421

Shire of Rodney Rate Books 1886-1897

## Description

### Physical Description

The homestead has been constructed from timber and is clad with timber weatherboards. It has a gable roof, clad with corrugated metal and there is a straight profile verandah. The windows with the small-paned sashes contribute to its architectural character.

## Statement of Significance

### What is Significant?

Herdstown Villa at 180 Bitcon Road, Toolamba.

### Why is it Significant?

Herdstown Villa is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

Herdstown Villa is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th and early 20th century. The scale and design of the homestead contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth

# HERITAGE CITATION REPORT

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and success of particular agricultural districts. HERCON criterion A

Herdstown Villa is of aesthetic significance for its Victorian architecture. It is a fine exemplar of this period. HERCON criterion E

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 1, 3, 5, 7, 9, and 11 Londregan Lane TOOLAMBA  
(Railway Parade Toolamba Railway Station, Water  
Tower and other remnant railway archaeology)

**Address** 1 Londregan Lane TOOLAMBA 11 Londregan Lane  
TOOLAMBA 3 Londregan Lane TOOLAMBA 5  
Londregan Lane TOOLAMBA 7 Londregan Lane  
TOOLAMBA 9 Londregan Lane TOOLAMBA

**Significance Level** Local

**Place Type** Railway Water Tower/ Tank

**Citation Date** 2014

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

A rare remnant of an integral part of the early transport heritage of the Goulburn Valley.

The coming of the railway in the staged construction of the Mangalore-Shepparton-Tocumwal and the Mangalore-Echuca lines, with Toolamba functioning as the important local hub, facilitated a great advance in local agriculture. Local rail enabled transportation of wheat (the initial agricultural product of the newly-settled region) from local stations, rather than from the more remote towns of Rochester or Avenel, previously the closest rail depots. Even more importantly, rail transportation was available from the very inception of the intensive primary industries of fruit-growing and dairying which, with the coming of irrigation, were to become the basis for the region's prosperity.

Toolamba railway station opened on 13 January 1880 as the important junction station of the two lines serving the western Goulburn Valley: the Shepparton line which diverged from the North East line (serving Wodonga and Albury) at Mangalore and reached Shepparton in 1880 and Tocumwal in 1908, and the slightly later Toolamba-Echuca line, built in two stages between 1880 and 1887. The station was thus an increasingly important hub up to the 1950s, with a large staff, signal box, a coal stage and numerous sidings and servicing tracks, goods sheds, and, at one stage, refreshment rooms.

The conversion of the Victorian Railways from steam to diesel-electric power during the 1950s and 1960s, with coal refuelling and water replenishment no longer necessary, reduced Toolamba's importance. In 1981 the Echuca line was closed, the last passenger service to the station from Echuca running on 2 March 1981. Losing its function as a junction station, Toolamba finally closed on 20 December 1987.

In the steam era, water tanks provided one of vital necessities of the railways:

*Water was stored in elevated tanks during the steam era to maintain a high water pressure, and so enable the watering needs of the locomotive to be met rapidly, and minimise the time lost servicing the locomotive. Railway tanks were refilled by one of two methods:*

*(i) water was pumped up into the tank from a nearby river or railway dam*

*(ii) water was obtained from the local town supply, which usually had enough pressure to refill the tank without any*

# HERITAGE CITATION REPORT

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*additional pumping.*

(From 'Remains of Servicing Facilities from the Steam Era in Victoria', *Newsrail*, November 1986.)

## References:

Chris Banger, 'Remains of Servicing Facilities from the Steam Era in Victoria', *Newsrail* (Australian Railway Historical Society [Victorian Division] magazine), November 1986.

Bob Whitehead, 'Tocumwal Railway Centenary', 2008.

Sid Brown, 'Tracks Across the State', *Newsrail* (Australian Railway Historical Society [Victorian Division], March 1990.

## Description

### Physical Description

A shallow, cylindrical, red-painted cast iron water tank of 20,000 gallon (90,920 litre) capacity mounted on ten cast iron legs. Designed to feed a water column. Situated south of the station site on the eastern side.

## Statement of Significance

### What is Significant?

The water tank and the remnant railway infrastructure at the Toolamba Railway Station precinct are of significance.

### How is it Significant?

It is of local historic, technical and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic and technical significance as a surviving element of the Toolamba railway infrastructure. There is little tangible physical fabric retained from this period of transport heritage in Toolamba and region. HERCON criteria A, B, F

It is of aesthetic significance as it is a landmark feature in Toolamba. HERCON criterion D

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	195 Pogue Road TOOLAMBA (Lissadell)	
<b>Address</b>	195 Pogue Road TOOLAMBA	<b>Significance Level</b> Local
<b>Place Type</b>	Shed	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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## History and Historical Context

### Place History

All buildings were constructed by the Pogue family, who held this property for one hundred and fourteen years. The brick house was constructed in a number of different stages, the earliest being some time after 1879, as at 21 March 1879 the only buildings appearing on the Lands Department documents of selector George Pogue were two of log construction, thus also dating the extant log building to before that date. It is unclear when the men's huts or the farm buildings were constructed.

### History - Toolamba

The Toolamba district covered part of the lands of the Bangerang Aboriginal peoples on the north, and of the Ngurraillam to the south. The huge Toolamba or Innes pastoral station, of 87,801 acres [35,532 hectares], was established by David and Alexander Innes and gazetted in 1845. Taken over the next year by Henry and Patrick Stevenson, it was acquired in February 1868 by John, James and William Winter, who became the largest landowners in northern Victoria. James Winter, the sole leaseholder from 2 April 1867, forfeited in November 1877, having amassed over 26,000 acres [10,522 hectares] of freehold land. Winter created Dhurringile (VHR H1554), his imposing brick Italianate mansion in 1876-77.

Selectors moved in on James Winter's pastoral run under Section 42 of the Amending Land Act 1865, which limited holdings to 160 acres. Most of the Toolamba area, however, was selected under the Land Act 1869, the 'selection before survey' Act, which came into operation in February 1870 and allowed for selections of up to 320 acres.

Early hotels, schools, churches, general stores and blacksmiths shops in the Toolamba-Tatura area were somewhat scattered, generally along main connecting roads. Within a few years the district had five hotels and several stores and smithies. In early 1874, seventy-two township allotments were surveyed, and for a short period the Toolamba township existed on a bend of the Goulburn River near Herdstown Villa. However the town moved to the junction of the Shepparton railway and the new Tatura line (soon extended to Echuca) after the coming of the latter in 1880.

The Goulburn River at Toolamba was bridged by road in October 1900. River transport was largely unsuccessful, and the coming of the railway removed any necessity.

The district was suitable for fruit trees and grape vines as well as for the initial wheat growing. Irrigation became widespread in the area in the 1890s. A small Village Settlement in 1893 was followed later by limited areas of Closer and Soldier Settlement. Sheep grazing was important until mid way through the twentieth century, but as the century progressed, dairying and fruit-growing became predominant. Orchards are located north and west of the township.

# HERITAGE CITATION REPORT

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Tomatoes have been a successful addition to agriculture.

The Toolamba railway station retained its importance for a century. With the closure of the branch line in 1981, the station was removed.

## **Lissadell**

George Pogue (b. Co. Cavan, Ireland, 1829, d. Toolamba 1883) was one of a party of nine men from Drummond near Kyneton (an area from which many Goulburn Valley selectors emanated) who in 1869 travelled along the west bank of the Goulburn River from Murchison to McCoys Bridge in search of suitable land to select. An area of lush grass led them to chose Toolamba. Descendants of the party have erected a stone monument to the group at Pogue Road near the intersection with Rutherford Road, Toolamba; the inscription includes the words 'This marked the beginning of the Pogue generations at Toolamba'. The presumed site of the group's camp at Toolamba is listed on the Victorian Heritage Inventory (H7925-0011) as Toolamba Bark Hut Camp.

Pogue selected 160 acres [64.5 ha] close to the river, Allotment 38 in the Parish of Toolamba, County of Rodney. Applying for the licence under Section 42 of the Amending Land Act 1865 on 25 November 1869, he recorded that he was married, he had not already received any land under Section 42 licence, and he categorised himself as a farmer, possibly therefore being a farm labourer. On 21 March 1879, Pogue, now residing on adjoining allotment, applied to purchase the property, having obviously followed the normal conditions, that is, having paid it off in rents over the ten year period. He had 132 acres [53.5 ha] cultivated: 112 [45.5] to wheat, oats and barley, the rest to sown grass. Twenty-eight acres were not yet cleared, although they were rung (ringbarked to kill them). Some time during the ten years, probably in the initial three year licence period (when a certain level of improvements had to be achieved), Pogue constructed two log buildings, a barn measuring 30 ft [9.1m] by 16 ft [5.8m], although the careful measurement of the constable checking improvements on 30 April 1879 had it at 28 ft by 16 ft, and a shed of 40 ft [12.2m] by 20 ft [6.1m]. Both had roofs of straw; the relatively recent roof timbers and corrugated iron of the extant log building, the barn, accords with this.

Pogue received freehold title on 5 May 1880, somewhat delayed due to the excision of a north-south sliver of land for the Seymour to Shepparton railway line.

It is unclear when the first section of the brick house (the southern section, now much modified) was built, or when George Pogue and his family came to live on Lissadell from the neighbouring selection. The farm buildings also cannot be reliably dated. The men's hut is known for having been, from around 1930, the rent-free home for many decades of a local personality, fencer, labourer and ex World War 1 Digger Charlie Saunders, whom the Pogue family supported.

The Pogue family, from George the selector on, were staunch Anglicans, and played a prominent role in every facet of life in the Anglican Church at Toolamba for many decades, Bill Morvell notes. George donated land for St John's, Toolamba's first Anglican church; before this services were held at Lissadell. And in 1945, six brothers, grandchildren of George Pogue the selector, were elected Guardians of the church (trustees or elders); five Pogue women held the post of organist at different times.

After George Pogue's death in 1883, Lissadell was run by his wife Susan and eldest son Robert, then after Robert's marriage in 1894, when the young couple moved across the road to Bessbrook, by the second son, George. Following Susan's death in 1925, Robert and his sons managed all their properties, amounting to around 2,036 acres [824 ha] freehold and including Lissadell, as a company, R Pogue and Sons. R Pogue and Sons received prizes at the Royal Melbourne Show and at local shows for the quality of the wheat, lucerne, maize and oaten hay from their farms, including a championship at the Melbourne Show in 1927 for an array of three varieties of wheat, Minister, Major and Hard Federation grown at Lisadell and seen as one of the finest arrays shown for many years. He also received prizes for Southdown fleeces. Robert was heavily involved in community and wider affairs, being a Councillor of the Shire of

# HERITAGE CITATION REPORT

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Rodney for a monumental 31 years, including three years as President. An active member of the Country Party, he was also a JP, a member of the Board of Management of the Mooroopna Hospital, committee member and trustee of the Tatura Agricultural Society, and trustee of the first Toolamba Hall. At his death, all six sons received property.

His son, Robert Edwin Pogue, lived at Lissadell from his marriage in 1929, and had farmed the property in his own right from at least 1927, selling sheep under his own name from Lissadell that year, and in 1930 winning Shepparton Agricultural Society's crop and fallow competition for the property. It is likely that the appearance of the house dates partly from renovations by RE Pogue in the 1930s or 1940s. A progressive farmer, RE Pogue also planted what became a renowned avenue of poplars up to the house. His son Baden Lyle Pogue retained Lissadell from the 1960s, when he and his wife made further alterations to the house. BL Pogue cropped and ran cattle and four thousand sheep until 1983, when Baden Wheelhouse purchased the property, ending the 114 years of Pogue family custodianship. During Wheelhouse's ownership the house was damaged by fire and repaired. Wheelhouse retained it until approximately 2012.

The Pogues were large landowners and progressive farmers, a respected pioneering family of the district; descendants have remained in the area through the generations. The family has valued the log building as a relic of their early settlement in the locality, as have subsequent owners.

The property now includes a 27.8 hectare orchard planted to table grapes and a variety of stone and pome fruit (apples, peaches, plums).

## References:

Stewart Morvell, *Heart of the Valley: Toolamba*, Shepparton, 1983.

Brian Williams, written notes and personal communications, 16 August 2016 et al

George Pogue, selection file, PROV

*Shepparton News*, obituary for Robert Pogue, 2 June 1941 and passim

*Portland Guardian*, 29 September 1927, p. 3

*Australasian*, 3 November 1928; 27 September 1930, p. 24; 3 November 1934, p. 33 and passim

*Shepparton News*, 25 July 1929, p. 8

*Goulburn Valley Stock and Property Journal*, 7 May 1930, p. 3 and passim

Monument Australia, <http://monumentaustralia.org.au/themes/landscape/settlement/display/105139-toolamba-pioneers->, accessed on 30/05/2016

Oral recollections: Valma Pogue, Elaine Cowley, Pauline Parks (21 August 2016)

WH Bossence, *Tatura and the Shire of Rodney*, Melbourne, 1969

## Statement of Significance

### What is Significant?



# HERITAGE CITATION REPORT

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Lissadell, the farmstead complex at 195 Pogue Road, Toolamba, is significant.

## How is it Significant?

The complex is of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

The complex is of historic significance as a rare surviving example of a farmstead with buildings dating from the Land Selection period. HERCON criterion A

The log building is of technical significance as it demonstrates a building technique that was commonly employed in this district for early buildings. HERCON criteria B & F

The complex is of aesthetic significance as for its construction and design. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

Yes All outbuildings on this site.

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 490 Pogue Road TOOLAMBA (Roseneath)  
**Address** 490 Pogue Road TOOLAMBA **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

### CONTEXTUAL HISTORY

The Toolamba district covered part of the lands of the Pangerang Aboriginal peoples on the north, and of the Ngurraillam to the south. The huge Toolamba or Innes pastoral station, of 87,801 acres [35,532 hectares], was established by David and Alexander Innes and gazetted in 1845. Taken over the next year by Henry and Patrick Stevenson, it was acquired in February 1868 by John, James and William Winter, who became the largest landowners in northern Victoria. James Winter, the sole leaseholder from 2 April 1867, forfeited in November 1877, having amassed over 26,000 acres [10,522 hectares] of freehold land. Winter created 'Dhurringile' (VHR H1554), his imposing brick Italianate mansion, in 1876-77.

Selectors moved in on James Winter's pastoral run under Section 42 of the Amending Land Act 1865, which limited holdings to 160 acres. Most of the Toolamba area, however, was selected under the 1869 Land Act, the 'selection before survey' Act which, by counting rents paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'.

Early hotels, schools, churches, general stores and blacksmith's shops in the Toolamba-Tatura area were somewhat scattered, generally along main connecting roads. Within a few years the district had five hotels and several stores and smithies. In early 1874, seventy-two township allotments were surveyed on a bend of the Goulburn River, and for a short period the Toolamba township existed near Herdstown Villa, James Bitconn's early selection. However the town moved to the junction of the Shepparton railway and the new Tatura line (soon extended to Echuca) after the coming of the latter in 1880.

The Goulburn River at Toolamba was bridged by road in October 1900. River transport was largely unsuccessful, and the coming of the railway removed any necessity.

The district was suitable for fruit trees and grape vines as well as for the initial wheat growing. Irrigation became widespread in the area in the 1890s. A small Village Settlement in 1893 was followed later by limited areas of Closer and Soldier Settlement. Sheep grazing was important until mid way through the twentieth century, but as the century progressed, dairying and fruit-growing became predominant. Orchards are located north and west of the township. Tomatoes have been a successful addition to agriculture.

The Toolamba railway station retained its importance for a century. With the closure of the branchline in 1981, the

## HERITAGE CITATION REPORT

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station was removed.

John Beech selected 160 acres [64.7 ha], Allotment 41, Parish of Toolamba, in February 1872. Although after three years of compliance with the 'improvements' conditions of the 1969 Land Act he had received the seven year lease (during which period selectors were to pay off the selection), by 1879 he was in arrears with his rents, remained so, and on 3 March 1882 John Thomas Burge took over the selection.[1]

John Burge built up the farm, including the purchase of 20 acres [8.1 ha] immediately to the west;[2] 30 acres [12.1 ha] of vineyard were established. The *Kyabram Union* reported late in 1891 that 'J Burge, of Toolamba, has a heavy crop of wheat, with little foreign grain; a very nice vineyard is being cultivated by this farmer'. [1] From their arrival a minority of local selectors had emulated the viticulture seen further south on the Goulburn at Nagambie, and grape-growing had extended north to Echuca, particularly at Ardmona and Toolamba. In March 1899, however, Burge's vineyard was the first in which was found the deadly phylloxera, the aphid-like insect that lives and feeds exclusively on the roots of grapevines and which has remained the scourge of vine growers.[2] Foundation historian of Mooroopna and environs, D McLennan, describing the visit to Burge's vines by experienced pioneer Ardmona viticulturalist, Croatian Trojano Darveniza of the Excelsior Vineyard, who had been called in to identify the pest, noted that 'his dread of carrying away the disease on his clothes was so great that he took off all his clothes on the spot and walked in nature's state to the fresh apparel left outside the vineyard'. [3] Government experts examined Toolamba vineyards in March 1899, noting that eight of the nine infected properties, although not Burge's, were on the block purchased by Mooroopna Irrigable Lands from Robert Coyle.[4]

Burge's was the largest of the vineyards affected, and all were compulsorily destroyed. In May 1899 Government tenders were announced for the 'eradication and destruction of vines, trenching and harrowing of the land and applying salt thereto,' the Department of Agriculture providing 'the compounds for the work'. The tenders were taken up by the owners themselves, and Burge received over £300 for costs and compensation.[1]

Despite the catastrophe of phylloxera Burge was a successful and enterprising farmer. The *Leader* had reported at the time that none of the affected growers intended to replant after the mandatory four years was up, but would 'either allow the land to go out of cultivation altogether or plant with fruit trees or lucerne'. [1] As was typical of the area, Burge had been growing wheat and oats, both before and after the coming of irrigation in 1885 (he received second prize for the best and cleanest crop of oats at the Tatura Show in 1891), which he continued, and he also raised crossbred and comeback sheep for both wool and meat, and Shorthorn cattle.[2]

JT Burge was highly involved in the local and wider community, being a member of the Mooroopna Hospital Committee of Management from 1895-1913 and President in 1901-1902; he was also a Commissioner of the Rodney Irrigation Trust.[3] Both were prestigious and responsible regional positions. A member of the Toolamba Cemetery Trust for 25 years, he was also on the committee of the school and a trustee of the Hendersyde Hall.[4] Burge is the builder of Roseneath, although it is unclear when the brick residence was constructed.

The subsequent additions are of interest. Both reflect the self-reliance of farmers, a can-do mentality, and an enjoyment of an accessible new technology. The rear extension is constructed from large blocks of a vermiculated appearance, with thick mortar. Australia's pre-eminent architectural historian, Professor Miles Lewis, has shown that such blocks were produced by a portable block-making machine, either the Midget Giant Block Making Machine marketed from 1906 by the Durable Cement Block Machine Co of Flinders Street, Melbourne, or the almost identical Emu block-making machine of 1909 from E H Jones and T W B Halliday, of the Emu Engineering Works. Both were marketed to farmers, the Midget Giant heavily advertised in the *Age* from September 1907, in the *Weekly Times*-with an illustration of the machine-from July 1908, and in some country newspapers, including those in Bendigo. It was also shown at the Melbourne Show. It was billed as 'the new Building Machine,' allowing users to produce 'their own Cement or Lime

# HERITAGE CITATION REPORT

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Bricks for Houses, Silos, Dairies, Cow Shed Floors, from sand, gravel &c, without skilled labour'.[1]

Miles Lewis further explains the machine and its products in 'Australian Building: A Cultural Investigation', his online history of building methods in Australia:

*The Midget Giant Block Making machine ... produced blocks of 12 x 6 x 6 inches [300 x 150 x 150 mm] in both a plain and a stylised rock finish. Each block had two elliptical hollow cores rising vertically through it. The machine consisted of a single block mould resting on a stand like a sewing machine base, but with a large lever at one side which caused the two core moulds to rise and fall as required. The four faces of the mould were all hinged to the edges of the base plate, and folded down separately. It appears that after they were raised into place, two roughly U-shaped bars swung up from either end to hold them together. It cost £12.10s, and was said to make serviceable blocks out of sand, gravel, tailings or other gritty material, and to be already in use by many farmers throughout Australia.[2]*

From a photo of John and Ann Burge with their daughters in front of the extension, it can be dated to around 1908 or 1909.

The second addition, a gabled shed, is of smooth-faced blocks with bevelled or chamfered edges, but similar in size to those on the extension to the house. These blocks were possibly created by the same machine.

JT Burge sold the property, by now 485 acres [196.2 ha], to brothers John Henry Alexander and William Robert Alexander, Mooroopna farmers, on 10 May 1912. By the next year the property was being worked, possibly co-jointly, by Ernest Alexander.[1] It is the Alexander family who gave the name 'Roseneath' to the house and property, the first documented appearance of the name being in a birth notice for the daughter of Ernest and his wife Gladys in September 1917.[2] The Alexander family concentrated on sheep and cropping, Ernest Alexander acquiring the property himself in November 1939, followed in June 1946 by Harold Wright Pogue of the established and prolific Pogue family of Toolamba.[3] The property has remained in the Pogue family, whose major interest has been the production of fat lambs.

The house remains substantially unaltered, apart from the enclosing of the north-west and south-west corners of the verandah in brick to create sleepouts; it is in sound condition. A gabled weatherboard cottage, probably the first or second dwelling on the property, lies to the rear (north) of the house, in a semi-derelict state.

## References:

[1] Sands and McDougall, *Directory of Victoria for 1913*, p. 1276

[2] *Argus*, 24 September 1917, p. 1

[3] Title: Vol 3594 Fol 718799

[1] *Age*, 22 May 1908, p.8

# HERITAGE CITATION REPORT

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[2] Miles Lewis, personal communication 25 October 2016, and, 'Australian Building: A Cultural Investigation', 7.06: Blocks, accessed via request from milesbl@unimelb.edu.au

[1] *Leader*, 20 May 1899, p. 10

[2] *Leader*, 28 November 1891, p. 10; *Australasian*, 13 March 1886, p. 13; *Weekly Times*, 20 July 1895, p. 27; *Numurkah Leader*, 31 October 1902, p. 4

[3] G Nice, *Hospitals are People: The History of the Mooroopna & District Base Hospital* pp. 194, 206; *Riverine Herald*, 23 July 1897, p.3

[4] Stewart Morvell, *Heart of the Valley: Toolamba*, Shepparton, 1983, p. 46

[1] *Age*, 6 June 1899, p. 6

[1] *Kyabram Union*, 20 November 1891, p. 2

[2] *Age*, 23 March 1899, p. 6

[3] DM McLennan, *History of Mooroopna, Ardmona and District*, 1984 (facsimile of 1936 edition), Mooroopna, 1984, p. 107

[4] *Australasian*, 22 April 1899, p. 7

[1] Selection file for John Beech, Allotment 41, Parish of Toolamba

[2] Title: Vol 3594 Fol 718799

## Description

### Physical Description

Roseneath homestead demonstrates a typical Victorian vernacular character. This includes the symmetry of the facade with elaborate timber detailing to the front door (with side lights and highlights), timber-framed sash windows, and the scale and the proportions of the building. Also typical are the roof line, with the complete hip to the front that is divided into two smaller hips at the rear, the single bracket to the eave (on more elaborate buildings this is generally a double timber bracket), the brick chimneys with simple cornices, and the return verandah (straight profile) with timber posts.

The construction materials are also typical and they include face brickwork (pressed red bricks), the use of short sheets of galvanised corrugated metal as roof cladding, timber detailing and some decorative glass. The front fence and gate are later but contribute to the vernacular character of the building. This is found in the use of the Cyclone proprietary gates with their decorative wrought metal top and plain galvanised wire netting, and the galvanised pipe fence with metal netting.

# HERITAGE CITATION REPORT

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At the rear of the house pressed cement bricks have been used. These were most likely made on site using one of two machines - the Midget Giant Block Making Machine or the Emu Block Making machine. These machines were used to create blocks that resembled flat or vermiculated stone finishes, here the latter. In this instance they have been used in a very stylish manner and have, by the use of contrasting colours and quoining at the openings and ends of the wall, created a polychromatic brickwork finish.

## Statement of Significance

### What is Significant?

Roseneath, at 490 Pogue Road, Toolamba, is significant.

The typical Victorian vernacular architecture of the homestead, and this includes the symmetrical facade and the architectural features associated with this style, contribute to its significance.

The later addition to the rear of the building, constructed from pressed cement bricks with vermiculate finish and the quoining with the contrasting colour, is also significant.

The setting provided by the immediate surrounds contributes to its significance.

The garden fence and gates are sympathetic but are not significant.

### How is it Significant?

Roseneath is of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

Roseneath is of historic significance for its association with the development of the Toolamba district.

The property is of historic significance for its association with establishment of the 19th century viticultural industry prior to the devastating effects of phylloxera. Viticulture was one of the many agricultural enterprises that were established in the region in response to the availability of irrigation and to increase the economic diversity of the relatively small selection blocks.

Roseneath is a good representative example of the type of homestead that was built during the latter part of the 19th century as a consequence of a successful Land Selection. These homesteads are testimony to hard work and enterprise under what were the relatively onerous conditions of selection policies. HERCON criterion A

Roseneath is of aesthetic significance as a good representative example of a Victorian era vernacular homestead. It demonstrates the typical architectural features associated with this period. Its intactness and integrity contribute to its significance. HERCON criterion D

The polychromatic pressed cement block rear facade is of aesthetic significance. It demonstrates an unusual stylishness that is not always associated with this form of utilitarian block construction. HERCON criteria E & B

The use of pressed cement blocks that were manufactured using the readily available blockmaking machines from this period is of technical significance. HERCON criterion F

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	1270 River Road TOOLAMBA (Rosyth)	
<b>Address</b>	1270 River Road TOOLAMBA	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Victorian Period (1851-1901)
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## History and Historical Context

The huge Toolamba or Innes pastoral station, of 87,801 acres [35,532 hectares], which was gazetted in 1845, covered part of the lands of the Bangerang Aboriginal peoples on the north, and of the Ngurraillam to the south. It had been established by David and Alexander Innes. Taken over the next year by Henry and Patrick Stevenson, it was acquired in February 1868 by John, James and William Winter, who had become the largest landowners in northern Victoria. James Winter, the sole leaseholder from 2 April 1870, forfeited in November 1877, having amassed just under 26,000 acres [10,522 hectares] of freehold land. Winter created 'Dhurringile', his imposing Italianate mansion, in 1876-77.

Selectors moved in on James Winter's pastoral run under Section 42 of the Amending Land Act 1865, which limited holdings to 160 acres, although most of the Toolamba area was selected under the Land Act 1869, the 'selection before survey' Act, which came into operation in February 1870 and allowed for selections of up to 320 acres; it was the more generous terms of this Act that finally succeeded in achieving the Government's aims of 'putting the small man on the land.'

S Bondige obtained freehold of the 100 acres [40.5 ha] of Allotment 210, Parish of Murchison North, County of Rodney, adjacent to the Goulburn River, on 8 February 1873.[1] By 1914, Thomas Hastie had acquired the property,[2] and the house probably dates from this time.

Before arriving in the Goulburn Valley in 1897, Hastie had been the overseer of Werribee Park, the Chirnside estate at Werribee, and his farewells from that district had been effulgent, including the publication of an eight-stanza poem on the front page of the local paper lauding his achievements.[3] James Winter of Dhurringile, who had known Hastie and clearly held him in high esteem, had in fact appointed him executor of his estate, along with brother John Irving Winter,[4] and from July 1897 Hastie was the manager for the Dhurringile Estate Company[5], which managed Winter's extensive properties (then 24,789 acres or 10,032 ha) after the latter's early death in 1885, in the interests of James' widow Caroline (nee Pettett) and children. During some of this time Hastie had lived at Toolamba House, now known as Binda Vale (1350 River Road, Toolamba),[6] on the former Pre-Emptive Right of the Toolamba run immediately to the north: that house had been James' Winter's home for some period before the completion of his mansion.

Hastie was well-known and respected on a broader stage than Werribee or the Goulburn Valley. In February 1910, 'with a wide knowledge of agriculture, dairying and pastoral pursuits',[7] and 'having a keen knowledge of the value of Goulburn Valley land', as his obituary later noted, he was appointed to the revamped three member Closer Settlement Board, on a yearly salary of £700. His obituary later explained: 'Few men knew this State better than the deceased, who realised its great possibilities with the subdividing of large holdings. Of a kindly disposition, the late Mr. Hastie was



## HERITAGE CITATION REPORT

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keenly interested in the welfare of the early closer settlers.[8] He was described by William Baillieu, Minister for Public Works, as 'a very hard-headed, practical Scotch-man.'[9] Possibly he, with the others, proved less hard-headed and more generous to settlers than expected, and Hastie retired from the position in 1915 after yet another inquiry into Closer Settlement, his occupation now listed in the electoral rolls from 1916 as farmer.

On his appointment to the Board Hastie had resigned as a representative of the Tatura Riding of the Rodney Shire Council and as a member of the Tatura Waterworks Trust. He was also connected with the Tatura Agricultural Society and a number of other organisations.

Thomas Hastie, with his sons, ran the property, which the family had christened Rosyth, until his death in February 1932, concentrating on sheep and fat lambs.

Thomas' son Clive continued on the farm. The family sold in February 1939, by which time it comprised 361 acres [146 ha] of freehold land and 90 acres [36.5ha] of leasehold.[10]

The property was then operated by a succession of farmers, including Ray Tweddle and D Hogan. None altered the simple rectangular plan of the house, and the dwelling has been carefully restored and conserved by the current owners.

[1] Plan, Parish of Murchison North, 1880

[2] Stewart Morvell, *Heart of the Valley: Toolamba*, Shepparton, 1983, p. 107

[3] *Bacchus Marsh Express*, 14 August 1897, p. 1

[4] *Argus*, 18 February 1907, p. 10

[5] Stewart Morvell op. cit.

[6] Ibid.

[7] *Shepparton Advertiser*, 11 February 1932, p. 5

[8] Ibid.

[9] *Bendigo Advertiser*, 16 Feb 1910, p. 3

[10] *Goulburn Valley Stock and Property Journal*, 25 January 1939, p. 2

### Description

### Physical Condition

# HERITAGE CITATION REPORT

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The late Victorian homestead demonstrates most of the architectural features associated with this style.

## Statement of Significance

### What is Significant?

The house known as the former Hastie house at 1270 River Road, Toolamba is significant.

### How is it Significant?

The house is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance for its association with the development of the Toolamba District during the early 20th century.

It is of historic significance for its association with Thomas Hastie. Hastie was the manager of Dhurringhile for some time and during this period he held a number of local positions; he was a representative for the Tatura Riding of the Rodney Shire Council and a member of the Tatura Waterworks Trust. He was also connected with the Tatura Agricultural Society and a number of other organisations. However, it was his membership of the three member Closer Settlement Board where he made the greatest contribution to public life. HERCON criterion A

It is of aesthetic significance as for its representative architecture. It has retained its integrity and is relatively intact. HERCON criterion E

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 1350 River Road TOOLAMBA (Binda Vale)  
**Address** 1350 River Road TOOLAMBA **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR Yes HI No PS Yes

**Architectural Style** Victorian Period (1851-1901)  
Vernacular,  
Federation/Edwardian Period  
(1902-c.1918)

## History and Historical Context

The genesis of Binda Vale, previously known as Toolamba House, is somewhat obscure, but it is clear that the original rectangular brick section was built, probably in the late 1860s or early 1870s, by James Winter, the last squatter of the Toolamba Run and builder of Dhurringile mansion.

The Toolamba district covered part of the lands of the Bangerang Aboriginal peoples on the north, and of the Ngurraillam to the south. The huge Toolamba or Innes pastoral station, of 87,801 acres [35,532 hectares], was established by David and Alexander Innes and gazetted in 1845. Taken over the next year by Henry and Patrick Stevenson, it was acquired in February 1868 by John, James and William Winter, who with their brother Irving had become the largest landholders in northern Victoria. James Winter became the sole leaseholder on 2 April 1870 after the mutually-agreed dissolution of the Winter Brothers' partnership.

The Pre-Emptive Right of the run (Crown Section A, parish of Murchison North, County of Rodney) was originally centred on a house on the eastern part of the Pre-Emptive Right set back from the bank of the Goulburn River. It has been variously described as being built partially or totally of mud brick, or of brick, or even of weatherboard: local sources and stories vary. This building may have dated from Patrick Stevenson's occupation of the run. Some local historians describe it as 'castle-like'[1] and believe Winter built and lived in this house for a time. Warwick Finlay and Stewart Morvell cite large poplars and gums as identifying the location; a pair of brick pillars or gate-posts, the entrance to the house and garden, were visible within living memory, suggesting a building and grounds of substance.[2] Most local historians agree that the floods of 1869 and 1870 rendered this building and site unlivable.[3] Toolamba House/Binda Vale is also located on the old Pre-Emptive Right of the Toolamba station, but in a less flood-prone location west of the earlier site.

Listings for James Winter's purchased lands in the Waranga Shire rate books are inconclusive in dating or understanding his residences before Dhurringile (Winter successfully acquired a total of around 26,000 acres [10,522 ha] of freehold land during the selection period). Entries for the years 1865 to 1869 list a residence on the 640 acres of the Pre-Emptive

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Right at Toolamba: this is likely to be the house closer to the river. However the rate collector of 1870 and 1871 lists no residences for any ratepayers outside the towns; the 1872 and 1873 entries for James Winter record only 'Pre-Emptive Right and improvements' for the block, and from then to 1877 again no residences are listed for those outside the towns. In 1878 he is shown for the first time as being at 'Turringile' (as Dhurringile was being referred to at this time), his purchased lands at this time amounting to 23,532 acres [9,523 ha] with 'residence & etc.'

Winter certainly resided locally between 1870 and the completion of the Dhurringile mansion in late 1877 for some periods, if not consistently (most squatters had a Melbourne house), and it does seem clear that he lived in the original section of Binda Vale during 1873-74 at least. A newspaper article looking back on the life of Murchison's first Presbyterian minister, Rev TB Swift, who came to the town in 1873, narrates (presumably from Swift's recollections) how Winter invited the clergyman to visit him and his wife (Winter had married in April 1871) at Toolamba House, and 'many friendly visits were interchanged.'<sup>[5]</sup> Further, Morvell quotes an unnamed newspaper source noting that two Cabinet Ministers attending the laying of the foundation stone of the Murchison Mechanics' Institute on 19 October 1874 were taken by Winter home to his 'hospitable roost', which Morvell says is most likely Binda Vale (Morvell is here using the name by which Toolamba House/Binda Vale had come to be known at the time of his writing).<sup>[4]</sup>

The first section of the house at the 1350 River Road may have been initially constructed to house a manager of his run, or Winter himself, and may even date to the late 1860s. Morvell cites an undated newspaper report 'of the 1860s' which noted that 'a house, woolshed and huts, store and improvements were located on the pre-emptive right'.<sup>[6]</sup> He believes this was at the original site closer to the river bank, but it may be that it was at Toolamba House/Binda Vale. Whatever the truth, certainly by 1878 a considerable establishment was in existence at Toolamba Station, as is shown in an advertisement of 26 January in which James Winter, now ensconced at Dhurringile, is selling, 'in consequence of his contemplated visit to Europe', ten buildings for removal (along with three properties, furniture, farming implements, and stock). All but the first of the buildings (which was at 'Turringile,') were 'at Toolamba', clearly not at the original site, which all local historians agree had been sidelined. The buildings were: 'Building No. 2, at Toolamba: Six-roomed brick house, iron roof, formerly occupied by acting overseer. Building No. 4: Brick building, 70 ft, x 22 ft, iron roof, with loft and other fittings. Building No. 5: Softwood, weatherboard. Also, about five other buildings at Toolamba House.'<sup>[7]</sup> If either of the brick buildings in the advertisement was the first section of Toolamba House/Binda Vale, the attempt at disposal must have failed.

Interestingly, a further newspaper report, a very careful and detailed account of the first journey of the newly-built paddle-steamer Emily Jane on the Goulburn River in September 1875 by the editor of the *Goulburn Advertiser*, notes that 'Toolamba Station was passed in daylight, but we know that Mr James Winter has removed to Turringile, and we do not pause'.<sup>[8]</sup> If this is so, and the report is extremely precise in all other respects, it is possible that Winter was temporarily living by then in part of the 'fine brick quadrangle' at Dhurringile, which contained servant's quarters, offices, stables, 'the whole on a scale which shows the importance of the property'.<sup>[9]</sup> These buildings had preceded the mansion, preparations for which Winter was possibly overseeing. If Winter was residing at 'Turringile' by mid 1875, it is likely that his overseer would then be moved into the house at Toolamba Station vacated by the move, implying that 'Building No 2' in Winter's advertisement of 1878 is the original section of Toolamba House/Binda Vale, which does consist of six rooms.

Taken together, the various newspaper reports and other evidence would imply that it is most likely that Winter did live in the first section of Toolamba House/Binda Vale, but only for a short time between 1870 and mid 1875, certainly for some period in 1873 and 1874, possibly alternating with stays in the city.

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Physical investigation of this building might aid in determining its origins and morphology more securely.

Between 1870 and 1872 James Winter had added to the 640 acre [259 ha] Pre-Emptive Right the 561 acres of Allotments 224, 225, 226 and 227 PR, which were contiguous on the north; this was under the auction system, which favoured pastoral tenants with their greater financial resources.[10]

The next occupant of Toolamba House/Binda Vale was Thomas Hastie, the manager from July 1897 of the Winter lands for the Dhurringile Estate Company Pty Ltd, set up after James Winter's early death in 1885 to manage his properties in the interests of his widow Caroline (nee Pettett) and children.[11] Hastie, known to and clearly esteemed by James Winter, was in fact one of Winter's executors, along with the latter's brother John.[12] Hastie ultimately became well-known and respected on a broader stage than the Goulburn Valley or Werribee, where he had previously been manager of the Chirnside estates: in February 1910, he was appointed to the revamped three member Closer Settlement Board, a prestigious and important role. Following his appointment, Hastie had lived for a time at the Dhurringile mansion, then moved into Toolamba House/Binda Vale: for how long is unclear, but he had purchased his own property immediately to the south of the Pre-emptive Right around 1908, and from 1915, when he left the CSB, he devoted himself to farming his property, Rosyth, with his sons. Morvell notes that members of the Hastie family have had a long association with the life of the district, 'in sporting, social and working activities.'[13]

The extensive weatherboard addition to the original long rectangular brick building must have been constructed at the turn of the century or just after. The new section consisted of six high-ceilinged rooms on the east accessed from a new central front door on that facade, with an L-shaped hall, and one internal, centrally-placed door giving access from the new section to the original wing via a small hall in that building. Verandahs were built on the north and east faces.

Samuel Howell and John Harding purchased the property in 1919, operating in a partnership under the name of Howell and Harding. Harding brought with him his high-quality Shorthorn stud;[14] he had earlier been the manager at Mackay's Station, Wycheproof.

On 14 December 1933, the property, now augmented to comprise 1306 acres [528.5 ha], was purchased by Frank Pilkington Brett, a well-known Melbourne solicitor.[15] It was managed as a grazing property by Charles Edward Smith; his son Arthur later also developed a dairy herd on the property. The four allotments north of the PR were (and are) uncleared, and like many locals in the history of the Murchison and Toolamba areas, Smith and his four sons went into the business of timber-getting, supplying wood in all lengths and sizes. Wood was delivered to local customers by truck, and to Melbourne clients by rail. Mill logs were transported to the Toolamba railway station by bullock team until 1937-38. Large quantities of 5 feet [1.5m] billets were supplied to the Shepparton Butter Factory, and smaller amounts to the local butter factory (Ludlow's), the Tatura bakery and the Mooropna Hospital. During World War 2, thousands of tons of one-foot blocks were supplied to the Prisoner of War and internment camps, contracts being for 2000 tons at a time, at fifteen shillings per ton, with the Army collecting it from the stacks at Binda Vale.[16]

Frank Brett died in late January 1938, and in November that year some 'outlying paddocks' of Binda Vale were

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advertised for sale, along with the homestead's stock, including a team of eight working bullocks, beef cattle, and 550 sheep.[17] The land did not sell. In January 1939, 'horses, hay and grain, implements and milking plant, sundries' were disposed of at a clearing sale.[18] The large dairy herd was sold in October 1939,[19] and in January 1940 the 1242 acres [503 ha] then comprising the property was advertised for sale in two sections, 161 acres [65 ha] west of River Road and the homestead block of 1081 acres [437 ha] on the east side of River Road. Six hundred acres of the homestead block were claimed to be of a 'very rich loam [that] fattens anything that stands on four legs.' The house was described as 'a substantial wooden and part brick Homestead of 11 rooms-water laid on', with 'exceptionally good outbuildings needed to work the property.'[20] The property did not sell then, and the Smith family continued on the property as lessees.[21]

On 25 August 1947, the 1081 acre homestead section of the property was purchased by Jack Vernon Edgar.[22] Edgar, a keen polo player, ran Binda Vale as a cattle grazing property; he also raised polo ponies, and constructed a saucer-shaped polo practice pit, the remains of which could still be seen in the 1990s.

Edgar sold to Captain Felix Edge on 18 November 1952.[23] The Edge family soon concentrated on raising Aberdeen Angus cattle, but later under son Derek farming activities were extended to include cropping and lucerne production. From 1952 until 2007, timber was cut, now under strict regulations, from the northern section, including redgum sleepers for the Puffing Billy tourist railway. The family, who retained the property for 59 years, made a few minor changes to the exterior: a small hexagonal sunroom protruding from under the verandah on the north-east corner, a porch on the doorway at the northern end of the original brick section, and the closing-in of the south end of the verandah of the original section to create a bootroom.[24]

The Edge family sold to Craig Kefford in June 2007. The property was purchased by Alex Arena in 2010, and it is run as part of his Holstein stud breeding operation. The house has been repaired and repainted, and the stable altered, with new lining to the stalls, and timber cladding, although the original redgum poles still support the roof.

[1] Finlay, Warwick, *Winter-Irving*, Murchison, 2016 (2008), p. 7

[2] Finlay, Warwick, op. cit.; Stewart Morvell, *Heart of the Valley: Toolamba*, Shepparton, 1983, p. 23

[3] Warwick Finlay, *The Doctor, the Captain, the Poet and others: commemorating 150 years of Murchison Township*, Shepparton, 2005 (2004), p. 39

[4] Morvell, op. cit., p. 71

[5] *Alexandra and Yea Standard, Gobur, Thornton and Acheron Express*, 30 September 1892, p. 2

[6] Stewart Morvell, op. cit.

[7] *Leader*, 26 January 1878, p. 3

[8] *Goulburn Advertiser*, 11 November 1875, in WH Bossence, Murchison, Hawthorn 1965, p. 95

[9] *Argus*, 3 July 1876, p. 5

[10] Plan, Parish of Murchison North; *Riverine Herald*, 6 April 1872, p. 2

[11] Morvell, op. cit., p. 107

[12] *Argus*, 18 February 1907, p. 10

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[13] Morvell, op. cit., p. 107

[14] Obituary for John Harding, *Australasian*, 20 September 1930, p. 37

[15] Title: Vol 5880 Fol 953

[16] All information on the Smith's timber-getting is from Morvell, op. cit., p. 108.

[17] *Goulburn Valley Stock and Property Journal*, 23 November 1938, p. 2

[18] *Goulburn Valley Stock and Property Journal*, 18 January 1939, p. 7

[19] *Goulburn Valley Stock and Property Journal*, 11 October 1939, p. 8

[20] *Goulburn Valley Stock and Property Journal*, 17 January 1940, p. 2

[21] *Goulburn Valley Stock and Property Journal*, 20 November 1940, p. 4

[22] Title: Vol 7096 Fol 064

[23] Derek Edge, personal communication, 17 March 2017

[24] Derek Edge, op. cit.

## Description

### Physical Description

The homestead has been developed over two periods/three periods with some minor later additions.

According to the history it is likely that the brick gable roofed section was constructed c.1860s-1870s with a later timber section constructed to the east of the original building in c.1900.

The gable roofed section is constructed from brick, now painted. There is a straight profile verandah to the west with timber posts and simple timber brackets, windows and doors. The roof retains its short sheets of corrugated metal roofing, now painted green.

The plan shows this six room building as having no internal access between the rooms. This was not uncommon and there are records describing this type of design. The first house at Bontharambo (Wangaratta) was described as being of this design. Access was gained from the verandahs. It is possible that what is described as the lounge and dining area (attached to both main sections) was constructed during the same period as the gable roofed building. This could have been the store or a detached kitchen.

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Internally the timber trusses are exposed with a mansard profile ceiling lined with timber boards. The ledged and braced timber door survives.

The 20th century section is constructed from timber and clad with timber weatherboards. It has a hipped roof clad with slate tiles, brick chimneys, and a verandah to the north and east. This section has six high-ceilinged rooms on the east entered from a new central front door and with access from the new section to the original wing via a small hall in the latter building. Typically for the period there are elaborated pressed metal ceilings and cornices.

During the mid 20th century a number of small alterations occurred with the construction of a small hexagonal sunroom protruding from under the verandah on the north-east corner, a porch on the doorway at the northern end of the original brick section, and the closing-in of the south end of the verandah of the original section to create a bootroom.

## Statement of Significance

### What is Significant?

The homestead and its garden setting.

This includes the architectural features associated with the earliest section (c.1860s) and the architectural features associated with c.1900 section (the internal wall and ceiling finishes, the latter largely relating to the pressed metal ceilings and cornices). The mid 20th century alterations contribute to the significance of the building.

The stable building, albeit altered, contributes to the significance of the place.

### How is it Significant?

Binda Vale is significant to the State of Victoria and has local historic and aesthetic cultural heritage significance.

### Why is it Significant?

Binda Vale is of historic significance as a rare surviving example of an early squatter's homestead and one that predates the more typical squatting mansions.

It is of historic significance for its association with James Winter, the last squatter of the Toolamba Run and builder of Dhurringile mansion.

It is of historic significance for its association with the early pastoral development of the region and its continuing



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association with agricultural development of the area. HERCON criterion A

Binda Vale is of aesthetic significance for its architecture, both the c.1860-1870 and the c.1900 sections. The earliest section is a rare surviving example of an early type of homestead design and one that consisted of a series of contiguous rooms that had no internal connections and where access was gained from the verandah. Its design and proportions are typical for its relatively early period of development. HERCON criteria B & E

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	Yes
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	Yes The stable building is of significance albeit altered
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	1620 River Road TOOLAMBA (Toolamba Cemetery)	
<b>Address</b>	1620 River Road TOOLAMBA	<b>Significance Level</b> Local
<b>Place Type</b>	Cemetery/Graveyard/Burial Ground	
<b>Citation Date</b>	2014	

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**Recommended** VHR No HI No PS Yes  
**Heritage Protection**

## History and Historical Context

On 23 March 1874, eight acres in the Parish of Toolamba, County of Rodney, were reserved for a cemetery. John Lewis, Frank Knight, John Menzies, James Grant, and Michael McNamara were gazetted as the inaugural Trustees on 10 May 1875.

The first three trustees resigned two years later and were replaced in January 1877 by James Teese, Richard Wilcox and William Knight. Teese and Wilcox were members of the party of nine men from Drummond near Kyneton (an area from which many Goulburn Valley selectors emanated) who in 1869 travelled along the west bank of the Goulburn River from Murchison to McCoy's Bridge in search of suitable land to select. Lush grass led them to choose Toolamba. Descendants of the party have erected a stone monument to the group at Pogue Road near the intersection with Rutherford Road, Toolamba; the inscription includes the words 'This marked the beginning of the Pogue generations at Toolamba'. The presumed site of the group's camp at Toolamba is listed on the Victorian Heritage Inventory (H7925-0011) as 'Toolamba Bark Hut Camp'.

The first Minutes, dated 8 July 1878, show Lewis, Teese, Wilcox and John McGill as in attendance; the latter, having arrived in 1869, was one of the few selectors who had chosen land here under the 1865 Land Act and is believed to be the first selector in the area. Early meetings were held at Knight's Hotel, then at Hazlett's in what is now Old Toolamba.

The initial cemetery fees included: Sinking of a 6 ft grave: £1; Adult interment: £1.10.0; Sinking of a grave under 12 years: 12/6; Under 12 years of age interment: £1; Still-born grave: 12/6; Still-born interment: 10/-.

At this time in Victoria, as now, it was acknowledged that small cemetery trusts were often unable to generate sufficient funds to maintain or improve their facilities, and government grants in aid were available, Toolamba cemetery receiving an average of £20 annually in these early years.

In 1878 trees still needed to be grubbed out and the site cleared; interestingly the trustees put out a tender for this-'seven

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acres more or less' at 3 shillings per acre-rather than organising a working bee among themselves, this latter a common practice among most cemetery trusts at this time. Finances were a problem, although some funds had been made available to the Trust by subscriptions, and volunteer collectors were going around the district soliciting donations. The Trustees decided to resort to a loan from the Commercial Bank at Murchison, receiving £85.

From 1882 until 1919 meetings were held at John McGill's house. By March 1880 W Knight had died and J Lewis had left the district. George Pogue, William Patterson and John McLeod were appointed. Pogue died in 1885, Patrick McNamara, John Burge and Hill Chestnut being appointed.

A picket fence and gates were erected in late 1881, with fencing incomplete.

Initially the separate burial areas at the cemetery were defined as Roman Catholic and Protestant, but in 1884 compartments were set up for Presbyterian, Roman Catholic, Episcopalian, and Methodist, surveyed by a local contract surveyor at a cost of £10. Now Trustees were to represent denominations, leading in May 1884 to the election of a Methodist representative and a Catholic to replace George Pogue.

At some time in the first half of 1885 one hundred ornamental trees were planted. In September 1888 it was reported that the cost of watering the trees, digging around them and mulching was £3 annually. Keeping the grass down was always a problem: at this meeting the Secretary was deputed to achieve this 'by sheep or otherwise'.

By October 1888, J McNamara, J Burgess and Hill Chestnut were Trustees, Robert Pogue joining them in 1889. Such replacements were made at public meetings called by the President of the Shire of Waranga when requested by the Trust. A yearly financial report was required by the Board of Health, the so-called 'abstract of accounts'. At this time Trust meetings were somewhat sporadic: on 28 February 1902 it was reported that the abstracts for the period January 1896 to 31 December 1901 were ready for the Trustees' signatures.

Maintenance took place in bursts. In 1890 the Trust employed a man to 'dig about and mulch the trees, to procure a quantity of wire netting and have it erected around the trees and graves for protection, and get the Cemetery cleared of grass and rubbish'. In 1895 the cemetery was 'cleared of rubbish, saplings trimmed out and the remainder lopped; painting and repairing done to gates,' at a cost £5.10.0.

New fences and gates were erected in 1902, Goulburn Valley Sawmills providing the posts. Cast metal numbered pegs (grave markers) were obtained from Furphy and Sons, implement makers of Shepparton, for £9.18.6. In April 1903 more ornamental tree were ordered, and that year defaulters on fees were to be threatened by legal action.

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In May 1906 damage to grave railings and destruction of decorative glass domes saw the Trust offering a £5 reward for information leading to the conviction of the perpetrators. The culprits had been found by July, but 'on account of the youth of the offenders' the Trustees agreed to 'write to the parents a Warning to control them in the future.' Three hundred pickets had been obtained from the Wahring Saw Mill, and thus presumably a picket fence distinguished part of the cemetery at this time.

John McGill, early Trustee, had permission to graze the cemetery from November 1903 to November 1907 at ten shillings per year: this helped with weed control.

In 1908 the Trustees attempted to reserve more land when a portion of the Township Reserve was to be sold, requesting the Secretary for Lands on 18 August 1908 that 'a portion of the land on the North and East sides of the said Cemetery [sic] be left unsold for public convenience and future use for Cemetery purposes'. This did not eventuate, however.

In September 1914 plans were drawn up for six sections in the cemetery. New tools were purchased, along with new webbing straps and a frame for grave marking.

Weeds continued to be a problem, and in April 1918 the Trustees wrote to the Curator of the Botanical Gardens for information on poisoning such species. Salt was used in 1940; decades later, in March 1979, the Trust was again asking for advice on the control of weeds, this time from the Lands Department.

In 1920 it was decided to issue certificates of title to purchasers of graves. The Secretary was asked to look at fees at neighbouring cemeteries and 'fall in with any advance in charges for such work.' Tatura's scale of fees was adopted the next year. A sexton, A Morgan of Tatura, was appointed, although he resigned two years later, replaced by H Fitt.

In February 1924 the Trustees decided that soldiers who had fought in the Great War should be granted a free title, and that any purchase money already paid for such a soldier's grave be refunded; the War Graves Commission was to be informed of this and asked for information about erecting soldiers' tombstones. A year later however, in April 1925, the Trustees were warning the Commission that 'the Trust will not undertake the perpetual maintenance of War Graves in Toolamba Cemetery free of cost to the Commonwealth.' In 1947 a maintenance agreement was entered into with the Commonwealth War Graves Commission.

Fences were a perennial issue. In 1923 a new fence for the eastern and southern boundaries was 'to consist of 4 posts to the chain with 3 droppers between, 2 barbed wires on top and 6 plain wires, Mr Fitts to quote, and also be asked for a price for day labor for cleaning up the cemetery'. Whether this was built is unclear. In August 1925 the fences again needed attention. The Cyclone Gate and Fence Company had been written to regarding costs and design of Cyclone

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fencing; the necessary number of posts were ordered from Mr Thorne, and small railings and pebbles costed. Some works were completed early in 1927, but fences are continually referred to from 1925 to 1929. In mid 1929 the fences were wire-netted. There were also ongoing issues with the joint fence on the east.

Working bees were a fact of life for the trustees of most country cemeteries, but the first mention of such at Toolamba is the call for one in the Minutes of 6 July 1929, and they are referred to sporadically from then, although at times the Trustees were engaging labor, and were advertising in February 1933 for other volunteers to help. By the late 1930s, however, working bees were an annual occurrence, right up until the 1960s.

Much devolved on the secretary of these small voluntary committees: the Minutes are replete with such comments as '..the secretary be instructed to procure necessary material required in effecting the necessary repairs & improvements to Cemetery, also be empowered to secure labour to have work done' (Minutes, 2 March 1939).

Ornamental trees were again planted in March 1941, along the front of the cemetery, at a working bee of Trust members. The Trust loyally decided to invest £30 in the Liberty (War) Loan, which had just been announced, at the meeting of 4 March 1942.

Charges were increased in 1945: Sinking of a 6 ft grave: 35 shillings; Reopening a 6 ft grave: 30 shillings; Sinking a 7ft 6 in grave: £2.5.0; Sinking or reopening child's grave under 12 years: £1; With an extra charge 'if conditions are not normal'. They were soon revised yet further upwards.

In 1952 the gates were repaired. For some time prior to 1957 R Barron had been leasing the unused portion of the cemetery; from that year it was leased to J Cross for grazing, with the application of superphosphate allowed.

Maintenance was continual: caring for grave sites, control of grass, scrub cutting, grass chipping around graves, attending to trees (including lopping the large pine trees, for example in 1958 ) and fallen timber, pegging out new sites. A toilet was built and the fence painted in 1959. Fencing and gate repairs in were again undertaken in 1963 and 1964, including the erecting of new boundary fences. In 1966 Tatura Apex obliged the Trust's request to paint the front fence.

The internment fee for all burials was now 30 shillings. The Trust's financial position through the second half of the twentieth century seems to have been, in contrast to that of many other small cemeteries, generally robust, with investments in Commonwealth Treasury Bonds. Bank credit at 31 December 1963 was a healthy £112. 3.8, although this was unusually high, and some soon went on fencing.

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The current front fence was erected in August 1977 by members of Tatura Apex Club: it consists of 'concrete posts, plain wire (high tensile) and steel droppers'. The entrance sign was replaced, and the six large pine trees along the fence line removed. From 1979 for a number of years the Toolamba Fire Brigade was called on to conduct an annual burn off: the next year the Toolamba Community Group assisted at a working bee.

In 1982, the Trust made available the Trust minutes to local historian Stuart Morvell for his history of Toolamba (*Heart of the Valley: Toolamba*, Shepparton, 1983). By this time a grave site cost \$20 and the internment fee was \$10. Mrs Bowman was welcome, after erecting a back fence, to graze the back paddock at an annual fee of \$1 in early 1984.

The 1980s and onwards brought a new level of bureaucracy to the hitherto very independent cemetery trusts, a plethora of new regulations, directions, and forms. For instance authorised Trust members could now authorise burials only after the appropriate documentation. Health Department circulars were regular.

In 1989 new trees were planted by Beryl Crow. Alan Cross began a Cross family tradition of slashing the cemetery to keep the grass down, and later Ray Luscombe commenced his decades of spraying for weeds.

The Trust was incorporated in 1996, and trustees appointed for the first of the new five- year fixed terms.

In 1997, with a Department of Human Services review of the 1958 Cemeteries Act, Shepparton City Council was looking for amalgamations of local cemeteries, but in local consultations, Toolamba Trust rejected amalgamation, as did most local cemeteries, only Shepparton and Pine Lodge being in favour. The Trust joined the Cemeteries and Crematoria Association of Victoria in 2000.

Fees for grave sites and internments rose abruptly at this time. In 1994, the cost of a plot was \$60, internment \$20; by 2002, these fees had risen to \$140 and \$65 respectively. Numbers of burial were declining, with 3 in 2002 and 2 in 2003, with three plots sold that year. Five internments took place in 2005. New regulations from July 2005 meant the cost of plots was to be indexed to the CPI.

In 2004 the Trust considered whether to install a gravel 'lawn' section like Tongala but it was felt there would not be enough demand. A pepper tree near the gate was removed and a general cleanup undertaken. In 2005, the remaining pine trees, which were dropping branches, were 'cut back to stumps' by Powercor, and have subsequently been replaced by natives. A commemorative 'Lone Pine' was planted at the Centenary of Anzac in 2015.

The first woman member, Lynda Pogue, was elected to the Trust in 2005 and is the current Secretary.

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Tenure on the Trust has generally been long. R Barron retired due to ill-health in 1954 after 40 years, many as Secretary. W Daunt had completed 51 years as a Trustee at his death in 1965. A Crawford served on the trust for 50 years, including holding the position of Chairman from 1945 to 1975; T Boch served 30 years from 1949 to 1979, K Luscombe 31 years until his resignation in 1993, and G Cross at his resignation in 1983 had served 38 years. At his resignation in 1996 L Flynn had been a Trustee for 28 years and Chairman for 21. Generations of the prolific Pogue family were Trustees: WG Pogue had served 24 years when he died in 1969, R Pogue from 1972 to 1999, his father from 1954 to 1971. David Rae was a Trustee for 55 years.

Public cemeteries in Victoria are still governed by cemetery trusts. Members of cemetery trusts are appointed by the Governor in Council, upon recommendation of the Minister for Health (the Minister).

## References:

Minute Book of Toolamba Cemetery Trust

Register of Cemetery Gazettals: 1925. 2546; 1942. 4114; 1944. 3056; 1948. 3876; 1948. 6669.

*Government Gazette*, 19 January 1877, p. 84

*Riverine Herald*, 19 March 1878, p. 2

*Government Gazette*, 5 March 1880, p. 529

*Government Gazette*, 23 October 1885, p. 2911

*Kyabram Union*, 23 August 1889, p. 2

## Description

### Physical Description

The Toolamba cemetery is situated on a rectangular piece of level land covering 3.2 hectares (8 acres) to the west of the Goulburn River on the southern border of what was the original location of the township of Toolamba, now known as Old Toolamba. The entry is located near the north-west corner, with a painted sign announcing 'Toolamba Cemetery' and a mesh farm gate; a similar but subsidiary entrance is to be found further along River Road. Boundary fences are post and wire, sections close to the entrance having concrete posts.

Graves are distributed throughout the north-eastern section in denominational areas, Church of England, Presbyterian, Catholic, Others, while bush regrowth covers more than half the site. Young native trees and bushes line the perimeter fence on the northern and western boundaries. There are no made paths, drives are of gravel, and the site is in rough mown grass. A green Colorbond garden shed includes a toilet.

# HERITAGE CITATION REPORT

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The Toolamba cemetery contains around two hundred and forty burials. Graves are all east-facing, with the graves of some long-established farming families prominent. There is no section for lawn burials, and the lack of availability of water means the appearance of the cemetery reflects the season. The cemetery is well maintained.

## Statement of Significance

### What is Significant?

The Toolamba Cemetery at 1620 River Road, Toolamba. This includes the burial sites, the memorials, and denominational layout of the graves.

The fences, Colorbond shed/toilets and shrubby re-growth are not of significance.

### How is it Significant?

The Toolamba Cemetery is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

The Toolamba Cemetery is of historic and social significance for its association with the development of Toolamba. The cemetery contains the graves of most of the early settlers and community leaders. HERCON criteria A & G

The Toolamba Cemetery is of aesthetic significance for its surviving memorials, headstones, markers and its clearly identifiable denominational layout. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No



# HERITAGE CITATION REPORT

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**Name** 190 Toolamba-Rushworth Road TOOLAMBA  
**Address** 190 Toolamba-Rushworth Road TOOLAMBA **Significance Level** Local  
**Place Type** Homestead Complex, Woolshed/Shearing Shed  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## Description

### Physical Description

#### House

The brick homestead is representative of a debased/simplified version of 'Old English' 20th century domestic architecture. The architectural features such as the Tudor-inspired arch to the entrance, the face red brick with decorative elements such as the soldier coursing and header bricks, and the paired timber-framed windows all contribute to the 'Old English' styling of this house.

#### Shearing Shed

The structure of this shed is predicated on using minimal timber and a minimal section (size of timber). The timber framing is lightweight, as evident in the gable end with its small squared timber-framed areas. The framing has been designed to take the flattened metal containers. The recycling of flattened metal containers was relatively common during the Depression era and during periods of economic necessity.

The internal layout is typical of many smaller shearing sheds of the 20th century. This includes the timber slatted floors and the timber holding pens.

## Statement of Significance

### What is Significant?

The farmstead at 190 Toolamba-Rushworth Road, Toolamba is significant.

This includes the house, the shearing shed and outbuilding.

### How is it Significant?

# HERITAGE CITATION REPORT

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The farmstead is of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

It is of historic significance for its contribution to an understanding of relatively small scale farming in the region during the early 20th century. The scale of farming is typical for the period when larger properties were broken up to provide an opportunity for a greater intensification of farming. HERCON criterion A

The brick homestead is of aesthetic significance for its representative 20th century domestic architecture. The architectural features such as the Tudor-inspired arch to the entrance, the face red brick with decorative elements such as the soldier coursing and header bricks, and the paired timber-framed windows all contribute to the 'Old English' styling of this house. HERCON criterion D

The shearing shed is of technical significance for its use of flattened metal sheeting and its associated atypical, relatively lightweight timber framing. The timber framing is partially in response to the dimensions of the metal cladding and also the possible shortage and/or expense of larger sections of timber. The recycling of flattened metal containers was relatively common during the Depression era and during periods of economic necessity. HERCON criterion F

## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	Yes
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No The shearing shed
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 800 Toolamba Road TOOLAMBA  
**Address** 800 Toolamba Road TOOLAMBA **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## Statement of Significance

### What is Significant ?

800 Toolamba Road, Toolamba is significant.

### How is it Significant ?

800 Toolamba Road, Toolamba is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

800 Toolamba Road, Toolamba it is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the mid 20th century. The scale and design of the homestead contributes to an understanding of the extent of prosperity experienced by a cohort of farmers in the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

800 Toolamba Road is of aesthetic significance for its representative architecture. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

-

**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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<b>Name</b>	825 Toolamba Road TOOLAMBA (Osborne House)	
<b>Address</b>	825 Toolamba Road TOOLAMBA	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Victorian Period (1851-1901) Vernacular
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## History and Historical Context

The Toolamba district constituted part of the lands of the Bangerang Aboriginal peoples on the north, and of the Ngurraillam to the south. The huge Toolamba or Innes pastoral station, of 87,801 acres [35,532 hectares], was established by David and Alexander Innes and gazetted in 1845. Taken over the next year by Henry and Patrick Stevenson, it was acquired in February 1868 by John, James and William Winter, who became the largest landowners in northern Victoria. James Winter, the sole leaseholder from 2 April 1867, forfeited in November 1877, having amassed over 26,000 acres [10,522 hectares] of freehold land. Winter created 'Dhurringile', his imposing Italianate mansion, in 1876-77.

Selectors moved in on James Winter's pastoral run under Section 42 of the Amending Land Act 1865, which limited holdings to 160 acres. Most of the Toolamba area, however, was selected under the Land Act 1869, the 'selection before survey' Act, which came into operation in February 1870 and allowed for selections of up to 320 acres; it was the more generous terms of this Act that finally succeeded in achieving the Government's aims of 'putting the small man on the land.'

The initial agriculture was grain-growing. Limited irrigation water was first made available to the western Goulburn Valley in May 1886. Initially this was from a pumping station on the Goulburn River south of Murchison while the Goulburn Weir was being constructed, then from the Weir in 1891. Irrigation made possible successful dairying and fruit-growing in this district and across the wider Goulburn Valley.

Ann Farrell, farmer and owner of the Coach and Horses Hotel in Mooropna, selected the 245 acres [129.5 ha] of Allotment 22, Parish of Toolamba, County of Rodney, the land on which Osborne House is located, in 1870, obtaining freehold on 23 October 1880.[1] Her son David John Farrell was by October 1894 living with his family at Osborne House; a report of the wedding of his stepdaughter refers to 'Osborne House, the residence of the bride's parents'.[2] The wedding breakfast was 'laid out in the large dining-hall, and fully fifty people sat down'.[3]

Thus it is clear that Osborne House was built by October 1894, probably by David Farrell and his wife Ellen Elizabeth 'Nellie' Farrell sometime after they married in 1878, perhaps with the considerable funds his wife had inherited after the death of her first husband;[4] there may be a slight possibility that the dwelling had been constructed by David's mother Ann.

David Farrell died at St Kilda on 3 January 1913, and the property was left to his wife, for her lifetime.[5] It was probably farmed by eldest son Edwin John Farrell (it is clear from electoral rolls that the other sons had moved away): sales reports indicate Edwin Farrell was selling fat lambs from Toolamba.[6] Or the property may have been leased out for long

# HERITAGE CITATION REPORT

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periods, as Ellen was doing in 1921 with a 160 acre [64.5 ha] property at Toolamba in March 1921.[7]

Ellen Farrell died on 5 May 1951 at 94. It is unclear when the Farrell family ceased their connection with Osborne House. Historian of Toolamba Stewart 'Bill' Morvell writes that Osborne House was purchased by Robert and Alexa Kerr in 1939; the couple ran a dairy farm, hand-milking and supplying Ludlow's, the local butter factory. [8] Morvell notes that the bathroom and laundry were detached from the house: this building is still extant. 'Good water' was available from a 90 feet bore in the back yard.[9]

Subsequently Don and Wendy Stephens share-farmed the holding for Felix Edge from 1958 to 1974, when they purchased the property.[10]

The house in good condition.

[1] Stewart Morvell, *Heart of the Valley: Toolamba*, Shepparton, 1983, p. 46; Plan: Parish of Toolamba, County of Rodney

[2] *Kyabram Union and Rodney Shire Advocate*, 12 October 1894, p. 5

[3] Ibid.

[4] Stewart Morvell, *Heart of the Valley: Toolamba*, Shepparton, 1983, p. 81

[5] Will of David Farrell, accessed on 16 April 2017

<http://access.prov.vic.gov.au/public/veo-download?objectId=090fe2738036d784&format=pdf&docTitle=07591P00020004882470pdf&encodingId=Revision-2-Document-1-Encoding-1-DocumentData>

[6] For example, *Argus*, 18 March 1938, p. 7

[7] *Goulburn Valley Stock and Property Journal*, 23 March 1921, p. 3

[8] Stewart Morvell, *Heart of the Valley: Toolamba*, Shepparton, 1983, p. 118

[9] Ibid.

[10] Stewart Morvell, *Heart of the Valley: Toolamba*, Shepparton, 1983, p.189

## Description

### Physical Description

The farmhouse is a typical mid to late Victorian building. It is defined by its symmetry with a central door flanked on either side by timber double-hung sash windows. It is constructed from timber weatherboards with a return straight profile verandah. The verandah posts have been modernised in the mid 20th century. The semi-detached washhouse is a small timber weatherboard building with a brick chimney.

## Statement of Significance

# HERITAGE CITATION REPORT

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## What is Significant?

The farmstead known as Osborne House at 825 Toolamba Road, Toolamba is significant.

The semi-detached outbuilding with the brick chimney contributes to its significance.

## How is it Significant?

Osborne House is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

Osborne House is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the late 19th and early 20th century. The scale and design of the homestead contributes to an understanding of the extent of economic growth and prosperity of the region during this period. It assists in demonstrating the impact of the consolidation of farming and agricultural industries on the prosperity of the region.

As a group, homesteads, through their scale and design, contribute to an understanding of the extent of economic growth and success of particular agricultural districts. HERCON criterion A

Osborne House is of aesthetic significance for its mid to late Victorian architecture. HERCON criterion D

The detached outbuilding is of historic and aesthetic significance. HERCON criteria A & D

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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<b>Name</b>	760 Bayunga Road Toolamba West (Woodlands)	
<b>Address</b>	760 Bayunga Road TOOLAMBA WEST	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR No HI No PS Yes
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<b>Architectural Style</b>	Victorian Period (1851-1901)
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## History and Historical Context

Woodlands was built by Andrew Crawford, a successful selector, in the 1890s. James Crawford, a great-nephew, states that the house was built in 1896 by Alex Miles. Miles was a prolific local builder who constructed most of the substantial early public and commercial buildings in Tatura; he was also related to the family. The years 1894 and 1900 have also been suggested as possible construction dates. A large extension on the rear with a prominent bay window on the north is likely to date to the 1930s. A kitchen of log cabin construction, probably the first temporary dwelling constructed on the site, was demolished in 1972. The house was originally surrounded by a picket fence.

Andrew Crawford (1846-1917) was born at Tullintan, County Donegal, Ireland, and emigrated to Australia in 1862 at the age of 16 with his cousin James, who also became a successful selector. Family lore has it that Andrew departed against his parents' wishes, using the ticket of an elder brother who had been murdered, not wishing to see the ticket wasted. His brother John had already migrated to Australia and had settled at Murchison East. Andrew Crawford and his cousin James worked for two or three years digging potatoes at Lancefield, followed by a period driving a bullock wagon, carting wool in the Riverina.

The cousins selected land in the Toolamba Parish, County of Rodney, previously part of the huge Toolamba pastoral run held by James Winter. Settlement following the Land Act of 1869 was moving north from Murchison along, and outwards from, the Goulburn River. The Winter brothers had become the largest landholders in northern Victoria by the late 1860s and early 1870s, controlling pastoral runs totalling almost 400,000 acres, over half the land in the western Goulburn Valley. By the time Andrew and James Crawford each selected their 320 acres in 1871, James Winter was well on his way to purchasing, by diverse methods, the 26,000 acres he came to own. Winter was completing his transition from squatter-king to local squire and civic leader, and his 68 room mansion 'Dhurringle' would rise on a sandhill a few miles to the south-west of Andrew's property in 1877.

A notice in the *Waranga Chronicle* of 14 November 1872 stated that 'land has been granted to James and Andrew Crawford'. Andrew named his selection 'Woodlands'; it was Allotment 64, Parish of Toolamba, County of Rodney, of 320 acres, 3 rood and 18 perches. James chose the name 'Lynwood' for his 320 acres across the road (Allotments 53 and 54). Andrew Crawford gained freehold of his property on 20 September 1881.

Andrew Crawford and his wife Rebecca were integral to the development of the Presbyterian faith locally, his wife being Presbyterian, although Andrew was an Episcopalian. Early services were held in the kitchen at Woodlands. Much later, in the early 1930s, all office-bearers in the Toolamba Presbyterian (now Uniting) Church were Crawfords.

Crawford was one of the managers of the Toolamba Common, a responsible position.

# HERITAGE CITATION REPORT

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Andrew Crawford was 'strong and determined in his outlook', Stewart Morvell, historian of Toolamba, tells us, yet kind to neighbours in times of need. He slowly amassed land, having 840 acres by mid 1886, and 1300 by mid 1894. Determined to set his sons up, he gave each 320 acres of land. George received 'Fenton Hall' at Harston, Andrew 'Woodlands', and the other sons properties at Harston, Tatura and Hendersyde. At least two of his daughters also received land.

Andrew Crawford the selector died in 1917, his son Andrew taking over the property when he returned from service in World War One, having survived the charge at the Nek at Gallipoli. He later rose to the rank of Lieutenant-Colonel. He was Secretary of the Toolamba Presbyterian church from 1931 to 1971.

He was succeeded at Woodlands by his son, a third Andrew Crawford. All three Andrew Crawfords held the position of Shire President at some time.

Woodlands has largely been a mixed farm. Wheat was grown originally, then the property moved to lucerne and sheep, initially Merinos for wool, succeeded by fat lamb production. In the mid twentieth century, tomatoes were also grown for a time with an Italian share farmer.

Woodlands homestead is still in the Crawford family, on a small residential block carved out of the 320 acre property. It has been carefully and remarkably conserved.

## References:

Stewart Morvell, *Heart of the Valley: Toolamba*, Shepparton, 1983

WH Bossence, *Tatura*, Melbourne, 1969.

Anne Tyson, 'The Log Buildings of Merrigum', Public History Research Project completed in 2001 as part of a Master of Arts in History at Monash University

Plan of Part of the Echuca District the property of Messrs. Winter Brothers, 1863, PROV: (Pastoral Run Plan No. 1124)

Plan, Parish of Toolamba

Shire of Waranga Rate Books

James G Crawford, 'My Life', n.d., held by Tatura Historical Society

John Lawry, *The 'Fenton Hall' Story 1903-2003*, Shepparton 2007

Bev Clement, 'Life History of Rebecca Crawford', 1994, held by Tatura Historical Society

Brian Williams, personal communication, 15 September 2015

## Description

### Physical Description

Woodlands is a typical house of the late Victorian period. It has a hipped corrugated metal roof with decorative brick chimneys with brick cornices. The eaves have a single bracket. The return verandah has a straight profile with timber



# HERITAGE CITATION REPORT

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verandah posts. The verandah is distinguished by a shallow cast iron frieze with cast iron brackets to the posts. The face brickwork appears to have had a polychromatic brick pattern (the bricks are now painted to replicate the brick patterning).

The facade is symmetrical with a central timber panel door with side lights and transom lights. There are windows on either side of the central door.

## Statement of Significance

### What is Significant?

The homestead known as Woodlands at 760 Bayunga Road, Toolamba West is significant.

The immediate setting of the house is of significance.

### How is it Significant?

Woodlands at 760 Bayunga Road, Toolamba West is of local historic and aesthetic significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance as it provides tangible physical evidence of the early development of the Tatura region during the selection period. It was selected by Andrew Crawford in 1872 (he gained freehold of his property on 20 September 1881). Andrew Crawford and his wife Rebecca were integral to the development of the Presbyterian faith and the early services were held in the kitchen at Woodlands. The Crawford family were well-known and respected community members. Woodlands is still in the hands of the Crawford family. HERCON criterion A

It is of aesthetic significance for its representative late Victorian styled architecture. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 45-55 Anderson Street UNDERA (Undera Primary School)  
**Address** 45-55 Anderson Street UNDERA **Significance Level** Local  
**Place Type** School - State (public)  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

The Undera district, originally part of the lands of the Kaitheban sub-group of the Bangerang peoples, and then largely within the huge St Germain's pastoral run, was settled in the early 1870s under the Land Act 1869. The ground-breaking Education Act of 1872 made education 'free, compulsory and secular', and in 1874 the secretary of the Mooroopna United Vigilance Committee drew the attention of the Minister for Education and the local MLC, Simon Fraser, to the need for a school in the Undera locality. The material for a portable building—a class room with two small attached rooms as the teacher's accommodation—was sent, arriving in Undera on 12 August 1876.[1] State School No. 1771 was opened with seventy pupils on 2 October 1876.[2] The teacher, WH Bourke, soon found the teacher's accommodation inadequate for his family of nine.[3]

In late December 1876 tenders went out for a 'wooden building of increased size',[4] and a larger school room, 30 feet [9.1m] by 18 feet [5.4m] was erected, the earlier building reverting to accommodation for the teacher, although from around the 1890s no teacher seems willing to have occupied it.[5]

By 1911, the inadequacy of the school building was again being felt, and on 6 July TJ Quinlan on behalf of the school committee urged the Education Department to remove the school and re-erect it on a larger site nearly a mile to the north-west.[6] The suggested site was purchased by the Department for £15 per acre, and the building was removed, re-erected and remodelled in February-March 1913 at a cost of £138; it re-opened immediately after Easter 1913.[7] A new teacher's residence was built at a cost of £472.15.6.[8]

By early March 1914 the school committee could report that the move had been successful.[9] Shade trees had been planted ('the present committee has taken up the idea of planting for the aesthetic effect'[10]), a windmill erected to convey water to all parts of the school grounds from the new school dam and a fence was in the course of erection.[11] Nevertheless, the school committee and parents were concerned at the overcrowding at the re-erected school, which still consisted of only one room, and were agitating for a new building for the Infants class. [12] The tender of Henry Levings, a Cobram builder was accepted,[13] and an up to date and well-ventilated Infants room was constructed.

# HERITAGE CITATION REPORT

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In the 1960s a new wing was added.

[1] George Rathbone, 1876-1976: *The Centenary History of Undera State School and District*, 1976, pp. 3-4

[2] Ibid.

[3] George Rathbone op. cit., p. 5

[4] *Age*, 23 December 1876, p. 2

[5] Ibid.

[6] George Rathbone op. cit., p. 6

[7] Ibid., p. 7

[8] Ibid.

[9] *Kyabram Free Press*, 6 March 1914, p. 1

[10] *Shepparton News*, 4 June 1914, p. 4

[11] Ibid.

[12] *Shepparton News*, 23 March 1914, p. 3

[13] *Shepparton News*, 5 October 1914, p. 3

## Description

### Physical Description

The Undera Primary School is constructed from timber and clad with timber weatherboards. The large glazed areas are typical for the period. The school is in good condition.

## Statement of Significance

### What is Significant?

The Undera Primary School at Anderson Street, Undera is significant.

### How is it Significant?

The Undera Primary School is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

# HERITAGE CITATION REPORT

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The Undera Primary School is of historic and social significance for its association with the development of the Undera community and township. HERCON criteria A and G

It is of aesthetic significance for its representative Public Works architecture for rural schools for the period. HERCON criterion D

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	Yes All of the surviving plantings from c.1914
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	Yes

# HERITAGE CITATION REPORT

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**Name** 720 Madill Road UNDERA  
**Address** 720 Madill Road UNDERA **Significance Level** Local  
**Place Type** Homestead Complex  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## Description

### Physical Description

This homestead is a representative example of an early 20th century homestead constructed from face red brick with timber framed sash windows. The roof is clad with corrugated metal. Each sash has a central mullion. The roof is hipped with a straight profile return verandah. The verandah has timber posts with timber fretwork.

## Statement of Significance

### What is Significant?

The brick homestead at 720 Madill Road, Undera North. This includes architectural features associated with its period of construction such as the face brickwork, the timber-framed windows, the verandah with its decorative timber features and the asymmetry of its facade.

### How is it Significant?

The homestead is of local historic and aesthetic significance to the City of Greater Shepparton.

### Why is it Significant?

It is of historic significance as it provides tangible physical evidence of the character of rural and regional development during the early 20th century. The scale and design of the building contributes to an understanding of the extent of economic growth and prosperity of the region. HERCON criterion A

It is of aesthetic significance for its representative architecture. From the turn of the century the design of housing started to become more complex and move away from the simple symmetry that had been associated with this scale of building during the Victorian period. The asymmetry of the building and the use of typical elements such as decorative timber details, found on the timber verandah posts and to a lesser degree on the timber framing to the windows and the

# HERITAGE CITATION REPORT

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doorways, contribute to an understanding of what became a dominant aesthetic throughout the region during the early to mid twentieth century.

It demonstrates what was typical for period and region. HERCON Criterion D

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	Yes
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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**Name** 1045 Madill Road UNDERA (St Germain's Homestead and Grave)  
**Address** 1045 Madill Road UNDERA **Significance Level** Local  
**Place Type** Homestead building  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

**Architectural Style** Victorian Period (1851-1901)

## History and Historical Context

The St Germain's pastoral run of almost 31,570 ha [77,000 acres] was licensed to Henry Walker in November 1844, having been split off from Ardpatrick to the east.

Walker described the run in his 1848 re-application for the licence: *The leading feature of the country is, a thick Box scrub, dotted with box timber plains, and a small extent of green flats on the banks of the River.* Successive pastoral tenants were Boyle and McLean (August 1845 to August 1849), Thomas and E.L. Splatt (to April 1850), followed by Thomas Splatt alone.

The brothers Frederick and Alfred Burchett then took over the St Germain's run; a letter from Frederick shows they were already living there by 17 April 1851 (contrary to the date of April 1852 given by Spreadborough and Anderson).

Charles Gowland Burchett (1817-1856) and his younger brother Henry Burchett (1820-1872) had sailed on the *Hoogly* from England to Adelaide in early 1839, arriving at Port Phillip on 24 August 1839, four years after the establishment of Melbourne. Younger sibling Frederick (1824-1861) arrived the next year, and Alfred (1831-1888) some time later. By December 1839 Charles and Henry had taken up The Gums pastoral run at Penschurst in the Western District, soon joined there by Frederick. The brothers' letters home to their parents and younger siblings, covering the years 1839 to 1875, particularly those of Charles, are evocative, informative and often humorous.

The brothers were hit by the depression of the early 1840s, Charles and Frederick separately returning to the UK, both, however soon coming back to Victoria. They disposed of The Gums in 1849, and Frederick and Alfred moved to St Germain's in April 1851.

Charles Gowland Burchett was seen contemporaneously as 'well informed' and politically aware. In May 1853, for example, he was requesting, with others, that the Mayor of Melbourne convene a public meeting to examine ways of relieving the 'distressed condition of a portion of the lately arrived immigrant population', the huge numbers descending on Melbourne en route to the goldfields. Rolf Boldrewood described him as 'a humourist of the first water, and as such, delighted in by his numerous friends'. Boldrewood also notes that both Charles and Frederick were somewhat deaf, and that 'they resembled each other closely in being exceptionally original and amusing in conversation'. As eldest, Charles had been greatly concerned with securing the financial success of their migration venture, a theme running particularly through his early letters.

In 1843 Charles had departed pastoralism and set up as a commission agent in Melbourne, dealing in land and stock. He became insolvent in December 1854, the insolvency being discharged in June the next year. On 3 July 1856, he died at

## HERITAGE CITATION REPORT

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his brothers' St Germain's run. No death certificate has been located, and no information is available as to the cause of his death, although local lore has it that it was due to peritonitis. His death notice in *The Argus* read 'On the 3rd inst., at the residence of his brothers, St. Germain's, Lower Goulburn-road, Charles G. Burchett, second son of James Robert Burchett, of Doctors Commons, London, in his forty-second year'.

In April 1860, Alfred and Henry were advertising St Germain's for sale, describing it as '*that well-known fattening run, St Germain's, with about 2,000 head of first class cattle and 30 horses... situate on the Goulburn River about 26 miles from Maidens Punt. It has about 16 miles river frontage, and contains about 80,000 acres of plain and open box country. The improvements are very complete, and the homestead is situated upon 320 acres of purchased land*'. No sale eventuated, and in October 1860 the partnership was dissolved, Henry replacing Frederick, who died the next year. Alfred and Henry Burchett held St Germain's until February 1867.

The dominant squatting family of the Goulburn Valley, the Winters, then took on the run, initially the brothers John Winter, James Winter, and William Winter-Irving (to April 1870), then Irving Winter to March 1871. William Wilson and James MacBain succeeded Irving Winter, MacBain alone from January 1872.

In December 1875 Alfred Burchett re-visited their old station, and documented the changes that had taken place:

*It was a melancholy visit, for I found the old place quite fallen to decay. Nothing had been done in the way of repairs to the fence or buildings since I left, and you may imagine the scene of desolation and ruin! Vines and fruit trees were nearly all destroyed by fire last year, and the garden completely over-run with weeds. I found my old Chinaman, Sawkee, there; he was indeed astonished to see me. St. Germain's is now, with the exception of the flooded country and river banks, in the hands of the free selectors who swarmed in upon the run about 2 years ago from the neighbourhood of Kilmore. They seem principally Irish labourers, and the land has been selected by them in blocks from 100 acres up to 320; not an inch of the back country but what is now occupied by them. The soil is very poor, and there is no natural water. We have had, and are having, a most exceptional season, so cool and wet, but when the dry seasons come again there must be inevitably a fearful amount of distress, if not actual starvation, among these ignorant misguided people. They are living now on the kangaroo, but have very nearly consumed them all.*

The small brick outbuilding is locally described 'as where the Chinaman lived'.

James MacBain, MLA for Wimmera from 1864 to 1880, subsequently MLC for South Yarra Province and knighted in 1886, was the last holder of the run. Pastoral speculator (he had amassed 15,170 ha [37,000 acres] of freehold land in the Echuca Survey District alone by mid 1879) and absentee squatter, he sold the 131 ha [320 acres] of the Pre-emptive Right, along with another 403 ha [984 acres] surrounding it, to Merrigum grazier William Bray when the run was cancelled in 1884. Merrigum community leader Bray was an inaugural Commissioner of the Rodney Irrigation and Water Supply Trust (established in 1889, the first of the irrigation trusts using water from the Goulburn River) and a public-spirited figure involved in the establishment of many important local institutions and organizations.

It was William Bray who built the homestead, probably in two stages, 1884 and 1890. Bray had constructed the first stage of his brick residence at his Merrigum property, Waverley, in 1884, probably concurrently with the first stage of St Germain's. The St Germain's homestead replaced a slab dwelling constructed by Henry Walker, first pastoral tenant, which had probably been extended by a later squatter, and had been imagined in a naive painting by George Rathbone in the mid twentieth century. The old slab building was moved from the river bank and used as a shed; part of the structure was still in evidence in 1984.

William Bray passed the 131 ha [320 acres] of the old St Germain's Pre-emptive Right, along with 982 acres surrounding it, to his son Philip William Bray on 13 April 1908. Philip held it until 1923 when he sold all the Bray land in the St Germain's area, then a total of 995 ha [2,426 acres], to a partnership of 'two gentlemen', as the title describes them, Melbourne businessmen William Ernest Sargood (son of the builder of Rippon Lea) and Donald McCallum.



# HERITAGE CITATION REPORT

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## Description

### Physical Description

The 1856 grave of Charles Burchett, the brother of the St Germain squatters of the period, is marked by a weathered brown sandstone headstone approximately 90cm (3 feet) in height, with a semi-circular top. It is engraved:

*In memory of Charles Gowland Burchett who died 3rd July 1856 aged 41 years. This stone is erected by his affectionate family*

The grave is located approximately 300 m north-east of the later house.

The St Germain homestead (c.1884 and c.1890) is a large south-facing Victorian double-fronted brick dwelling set in a remnant garden which includes large Moreton bay fig trees. The house comprises two hipped sections, of different construction dates, with facade and return verandahs decorated with cast iron lace frieze and brackets. A later weatherboard addition extends from the west, and a large skillion section is attached to the rear. The facade, western face and skillion are painted white. There is distinctive dog-tooth brick coursing to the uppermost section of the brick wall and the front hipped section, and the chimneys of this section.

A small gabled brick outbuilding is internally divided into two levels, the lower partly underground, with a fireplace and chimney at one end.

## Statement of Significance

### What is Significant?

The 1856 grave of Charles Burchett is significant.

St Germain Homestead, its garden setting and this includes the large Moreton Bay Fig trees is of significance.

The representative Victorian period architectural elements, such as the decorative cast iron, the stylish chimneys and the decorative brickwork, contributes to its significance. The painted finish to the brickwork is not significant.

### How is it Significant?

The Charles Burchett grave is of historic and aesthetic heritage significance to the City of Greater Shepparton.

# HERITAGE CITATION REPORT

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The homestead is of historic and aesthetic significance to the City of Greater Shepparton.

## Why is it Significant?

The grave of Charles Burchett is of historic significance for its association with the earliest settlement of the region. It is the earliest physical evidence of the pastoral era, the foundation period of European settlement, in the City of Greater Shepparton. It is the earliest by two decades of the small number of graves (six) directly related to squatting in the municipality. HERCON criterion A

The homestead is of historic significance as it is representative of the achievements of the selectors who were enterprising and successful farmers. They amalgamated selections to create large holdings. The current St Germain's homestead replaced a slab dwelling constructed by one of the early squatters, imagined in a naïve painting by George Rathbone. HERCON criterion A

The grave is of aesthetic significance for its simple sandstone headstone, and its setting on the open undulating floodplain of the Goulburn River. Its weathered patina contributes to this significance. HERCON criterion E

The homestead is of aesthetic significance for its representative late Victorian homestead architecture. HERCON criterion D

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

No

**Tree Controls**

Yes The Moreton Bay Fig Tree

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 390 Zeerust Road ZEERUST (Closer Settlement pre-fabricated house)  
**Address** 390 Zeerust Road ZEERUST **Significance Level** Local  
**Place Type** House  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR Yes HI No PS Yes

**Architectural Style** Interwar Period (c.1919-c.1940)

## History and Historical Context

The house at 390 Zeerust Road, Zeerust is one of the prefabricated metal dwellings, known locally as 'tin houses', provided by the Closer Settlement Board for the settlers on the Harper and Gribben Estates at Zeerust from 1925.

Zeerust was part of the lands of the Bangerang peoples. Edward Khull, first squatter in the area, took up his enormous Tallygaroopna run of 160,000 acres [64,750 ha] in 1841: a slab hut on his head station is still extant on the property now known as Fairley Downs. The run was occupied by Sherbourne Sheppard, after whom Shepparton is named, in May 1843. In December 1846 12,000 acres [4856 ha] in the north-west was separated out as the Muntoona run. The runs were largely conducted in tandem, the last leaseholder of both being William Fraser, who obtained both runs in February 1866; like many final pastoral tenants he had been able to amass a sizeable quantity of land.

Selectors moved in on Fraser's pastoral runs under the 1869 Land Act, the 'selection before survey' Act which, by counting rents paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'.

Hamilton Coldwell, later to become a prominent community leader and Shire President, selected the 320 acres [129.4 ha] of Allotment 8, Section C, Parish of Tallygaroopna, County of Moira in May 1874.[1] He became a very successful farmer, purchasing many other properties, including the old Tallygaroopna homestead block (on which in 1906 he built the house now known as Fairley Downs), and increasing his holdings to 3000 acres.[2] In October 1920 Coldwell sold all of his properties, including Allotment 8, to Messrs Harper Brothers for £50,000.[3] The Harpers offered all of Coldwell's former land for Closer Settlement subdivision in October 1921, but this was unsuccessful.[4]

Closer settlement, in many different iterations, had been a strand in agriculture policy since the squatting era, and in the period following World War 1 was driven by a perceived duty to reward servicemen for their wartime contribution, and more especially in relation to this area, by the policy of the State Rivers and Water Supply Commission (SRWSC) that the use of irrigation water, costly to provide, should be for intensive irrigated agriculture on small plots, which resulted in the purchase of larger properties for this type of subdivision.

In March or April 1924, 960 acres of Harper's land were purchased by the Closer Settlement Board and sections temporarily leased for grazing while the new settlement, which came to be known as Harper's Estate, was being established.[5] The area was subdivided into thirteen small farms,[6] comprising and creating Allotments, 8, 8A, 8B, 8C, 9, 9B, 9C, 9D, 9E, 22, 22A, 22B, 22C.[7] This was announced in both local and state newspapers.

In late March the SRWSC invited tenders for 'one or two Iron Panelled houses (labour only)' for the Shepparton area,[8]

## HERITAGE CITATION REPORT

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probably for Harper's Estate. The houses were discussed locally in the *Cobram Courier*, which approved them ('that type of dwelling having been found economical and suitable for the climatic conditions obtaining in the district'), and in the *Shepparton Advertiser*.<sup>[9]</sup>

Then in November 1924 tenders were invited for eleven of the 'iron-panelled' houses on Harper's Estate.<sup>[10]</sup> All thirteen of these houses may have been 'Design A', an added detail which appeared in tenders a year later for seven further iron-panelled houses for Shepparton, probably for the neighbouring Gribben estate.<sup>[11]</sup> The *Weekly Times* reported (belying the experience of settlers) that the metal houses 'have been found most economical and generally satisfactory.'<sup>[12]</sup> It is interesting to note that it was timber buildings that were being constructed by the Closer Settlement Board for Soldier Settlers in the northwest of the state at this time.<sup>[13]</sup>

Channels to bring irrigation water to each block in Harper's Estate were under construction in late 1924.<sup>[14]</sup>

In March 1925 HB Lincoln, the district engineer of the SRWSC, announced that the land had been surveyed into blocks of 65 to 80 acres, the work of bringing the estate 'into the irrigation sphere' was underway with construction of channels to service every block, and that 'the erection of iron houses on the most modern principles' was proceeding.<sup>[15]</sup> Blocks were valued at £755 to £1000, <sup>[16]</sup> payment could be spread over up to thirty-six years and six months, with a 3% deposit; settlers were to be assisted with advances of up to £625 'on the basis of 50 per cent of the value of permanent improvements effected.' The land was seen as suitable for mixed farming, dairying and fruit and lucerne growing.<sup>[17]</sup>

By late April 1925 the *Shepparton Advertiser* was reporting that twelve of the thirteen blocks had been taken up:<sup>[18]</sup> in November the *Age* recorded that nine of the thirteen settlers on Harper's were from overseas, and (approvingly) that with the neighbouring Gribben estate then being developed, twenty-two families would replace three. The newspaper however also noted, presciently, that some local property owners and businessmen 'are doubtful whether a living can be made on such small holdings even with abundant water' although 'officers of the Water Commission are confident of the settlers' success.'<sup>[19]</sup>

George Eric Nankervis was allocated Allotment 6A, Section C, Parish of Tallygaroopna, County of Moira by the Land Board sitting in the Shepparton Court House on 14 April 1926: this 74 acre [30 ha] block was on the Gribben Estate. The youngest settler to take up land here, George was the 20 year old son of James Nankervis of Ivanhoe, Verney Road, Shepparton, and the grandson of James Nankervis, a selector who had taken up land in the same locality a little to the north. George Nankervis had had four years' farm and orchard experience on his father's property and was granted immediate possession in May 1926.

Nankervis, who had suffered personal hardships with the death of his mother five years earlier and the loss of the family farm to mortgagees the previous year, had his lease cancelled in August 1927 for non-compliance, due to his failure to live on the property: residence for eight months of the year was part for the lease agreement. He then joined his family in Melbourne, marrying there: he worked as a labourer at the Victoria Market, and later with a son in the latter's business. He died in 1964 aged 59.<sup>[20]</sup>

Fred Longson, who had originally been allocated Allotment 9A, transferred his lease to this block in 1928, remaining there for around a year before entering into a partnership in the Tallygaroopna butcher's shop. He retained the lease, and his in-laws, Harold Poynton and his wife, continued to live in the house. Longson too surrendered his lease for non-compliance and the property was taken by Roy Bicknell in 1932. In 1934 the farm was amalgamated with the adjoining block of James Cowell, Allotment 6, the two blocks being worked as one. Bicknell and his wife established a successful and progressive farm, and Roy Bicknell remained living on this farm until his death in 1959 at the age of 62. His wife Ettie continued running the farm with her youngest son Basil, an older son, Wally, returning to join them in later years. Wally and Basil Bicknell finally ceased dairying, and carried on grazing until 1997, sixty years from when their parents arrived from Avoca. The farm was sold in its original allotments, Allotment 6A being purchased by Rod Pollock, a Melbourne horse breeder. In 2015 the allotment was purchased by Ashley Dempster.<sup>[21]</sup>

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The Bicknells were among the minority of the Closer Settlement settlers in the municipality who by amalgamation of inadequately-sized blocks (and hard work) were able to make a success of Closer Settlement.

[1] *North Eastern Ensign*, 26 May 1874 p. 3

[2] Eileen Torney et al for Shepparton Family History Group, *Early families of Shepparton and District, Book One*, Shepparton 1998, p. 32-33

[3] *Argus*, 22 November 1920, p. 8

[4] *Ibid*, 13 October 1921, p. 10

[5] *Shepparton Advertiser*, 14 April 1924, p. 2

[6] *Cobram Courier*, 4 December 1924, p. 2

[7] Bev Dempster, Zeerust, research notes.

[8] *Age*, 28 March 1924, p. 6

[9] *Cobram Courier*, op. cit

[10] *Shepparton Advertiser*, 24 November 1924, p. 2

[11] *Argus*, 21 November 1925, p. 27

[12] *Weekly Times*, 6 December 1924, p. 34

[13] *Argus*, 30 August 1924, p. 20

[14] *Argus*, 9 December 1924, p. 11

[15] *Shepparton Advertiser*, 16 March 1925, p. 6

[16] *Age*, 21 March 1925, p. 15

[17] *Argus*, 21 March 1925, p. 22

[18] *Shepparton Advertiser*, 30 April 1925, p. 3

[19] *Age*, 9 November 1925, p. 10

[20] Information on George Nankervis: Set of research notes based on information from Ken Longson and Beryl Montgomery, Zeerust, entitled 'The Longson Diary and the Settling of Zeerust 1925', p.14-15

[21] Information on Longson and subsequent owners: Bev Dempster, personal communication, 18 February 2017

## Description

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## Physical Description

The houses have been described as 'iron-panelled houses' or tin houses. The reference to tin and iron is colloquial as the metal is galvanised metal, the galvanising material being zinc as this provided protection against rust. Galvanised metal has been one of the most common forms of external cladding in Australia for both wall and roof, with the most ubiquitous being corrugated metal sheeting.

The houses were essentially designed on a modular basis so that they could be easily transported in parts and erected on site. The house is constructed with a timber frame and this is clad with square galvanised sheet metal panels with timber battens. The ceilings appear to have been clad with a pressed fibreboard or plywood. The floors are hardwood tongue and groove boards. The windows are multi-paned square sliding windows which slide externally. There was a verandah to the front and the rear of the house and this has since been partially enclosed. The verandah has timber struts for support, not verandah posts. The pitched gable roof is clad with corrugated metal. The chimneys have been constructed from concrete with metal flues.

The design of the house while predicated on utility and prefabrication makes some concessions to contemporary architecture. The original panel and batten colour scheme had a pale background (metal panels) with dark battens. This contrast was typical for the period. The multi paned windows are also an oblique reference to English vernacular architecture. The timber struts to the porch area while functional contribute to the aesthetics of the building.

## Statement of Significance

### What is Significant?

The Closer Settlement house at 390 Zeerust School Road, Zeerust is significant.

This includes all the features associated with the original construction: the external metal and timber batten cladding, the concrete and metal chimneys, the architectural features such as the 20 pane windows with their external sliding mechanism and the timber struts to the verandah, and the low pitched corrugated metal gable roof.

### How is it Significant?

The Closer Settlement House is of significance to the State of Victoria and to the City of Greater Shepparton.

It has historic, social, aesthetic, technical cultural heritage significance and is a rare surviving example.

### Why is it Significant?

The former Closer Settlement house is of historic State Significance for its association with the Closer Settlement Acts of the early 20th century.

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These acts were aimed at the intensification of settlement. Settlers were sought from urban areas and from as far away as Britain as part of the Empire Settlement Scheme. However, many of the policies were flawed and there was a lack of appreciation of the differing local conditions, little understanding of climates and soils, agricultural processes and production, or of the capacities of the would-be settlers. The holdings were generally too small to sustain a family. The failings of the scheme are essentially encapsulated in these buildings: they were poorly designed from a climatic perspective, lacked provision of basic services and they were no more economic than a traditional timber house.

They are of local historic and social significance for their association with the Closer and Soldier Settlement Policies. These settlement policies changed the character of settlement patterns in the Goulburn Valley. The houses provide an insight into the conditions that many endured as part of their agricultural endeavours. The extent of Closer and Soldier Settlement areas in the Greater Shepparton area is of significance. HERCON criterion A

It is of aesthetic significance to the State of Victoria as an unusual and rare example of early 20 century prefabricated housing. The design was based on the provision of basic accommodation and a utilitarian architecture. This fundamental expression was enhanced by the construction of multi-paned windows, the squared panelling, the porch and the pitched gable roof. HERCON criterion B & E

It is of technical significance for its prefabricated building design and construction. HERCON criterion F

## Recommendations 2014

**External Paint Controls**

Yes
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**Internal Alteration Controls**

No
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**Tree Controls**

No
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**Fences & Outbuildings**

No
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**Prohibited Uses May Be Permitted**

Yes
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**Incorporated Plan**

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**Aboriginal Heritage Place**

No
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# HERITAGE CITATION REPORT

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<b>Name</b>	195 Zeerust School Road ZEERUST	
<b>Address</b>	195 Zeerust School Road ZEERUST	<b>Significance Level</b> Local
<b>Place Type</b>	Homestead Complex	
<b>Citation Date</b>	2014	

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<b>Recommended Heritage Protection</b>	VHR Yes HI No PS Yes
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<b>Architectural Style</b>	Interwar Period (c.1919-c.1940)
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## History and Historical Context

Zeerust, known at first as Tallygaroopna West, was part of the lands of the Bangerang peoples. Edward Khull, first squatter in the area, took up his enormous Tallygaroopna run of 160,000 acres [64,750 ha] in 1841: a slab hut on his head station is still extant on the property now known as Fairley Downs. The run was occupied by Sherbourne Sheppard, after whom Shepparton is named, in May 1843. In December 1846 12,000 acres in the north-west were separated out as the Mundoona run. The runs were largely conducted in tandem, the last leaseholder being William Fraser, who obtained both runs in February 1866; like many final pastoral tenants he was able to amass a quantity of land.

Selectors moved in on Fraser's pastoral runs under the 1869 Land Act, the 'selection before survey' Act which, by counting rents paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'.

Hamilton Coldwell, later to become a prominent community leader and Shire President, selected the 320 acres of Allotment 8, Section C, Parish of Tallygaroopna, County of Moira, in May 1874.[1] He became a very successful farmer, purchasing many other properties, including the old Tallygaroopna homestead block (on which in 1906 he built the house now known as Fairley Downs), and increasing his holdings to 3000 acres.[2] In October 1920 Coldwell sold all of his properties, including Allotment 8, to Messrs Harper Brothers for £50,000.[3] The Harpers offered all of Coldwell's former land for subdivision in October 1921, but this was unsuccessful.[4]

In March or April 1924, 960 acres of this land were purchased by the Closer Settlement Board, and sections temporarily leased for grazing while the new settlement, which came to be known as Harper's Estate, was being established.[5] The area was subdivided into thirteen small farms,[6] comprising Allotments, 8, 8A, 8B, 8C, 9, 9B, 9C, 9D, 9E, 22, 22A, 22B, 22C. This was announced in both local and state newspapers.

Although Closer and Soldier Settlement houses had traditionally been of weatherboard, in late March 1924 the State Rivers and Water Supply Commission (SRWSC), in control of Closer and Soldier Settlement in the irrigated districts, invited tenders for 'one or two Iron Panelled houses (labour only)' for the Shepparton area,[7] doubtless for Harper's Estate. Earlier in the month, Acting Prime Minister Dr Earle Page, visiting the region, had been shown examples of 'the new type of iron houses' on the Shepparton Estate.[8]

In November 1924 tenders were invited for a further eleven of the 'iron-panelled' houses for the Harper Estate.[9] All thirteen of these houses may have been 'Design A', an added detail which appeared in tenders a year later for seven further iron-panelled houses for Shepparton, probably for the neighbouring Gribben estate.[10] The houses were discussed locally in the *Cobram Courier*, which approved of them ('that type of dwelling having been found economical and suitable for the climatic conditions obtaining in the district'), and in the *Shepparton Advertiser*. [11] The *Weekly*



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*Times* reported that the metal houses 'have been found most economical and generally satisfactory.' [12] The usual weatherboard dwellings were being built by the Closer Settlement Board in the northwest of the state and elsewhere at this time, [13] and timber houses were to remain the basic construction for Closer and Soldier settlement houses. The new 'iron-panelled houses' were probably an experiment in cost-cutting.

Channels to bring irrigation water to each block in Harper's Estate were under construction in late 1924. [14]

In March 1925 HB Lincoln, the district engineer of the SRWSC, announced that the Harper Estate had been surveyed into blocks of 65 to 80 acres, the work of bringing this land 'into the irrigation sphere' was underway with construction of channels to service every block, and 'the erection of iron houses on the most modern principles' was proceeding. [15] Blocks were valued at £755 to £1000, [16] payment could be spread over up to thirty-six years and six months, with a 3% deposit; settlers were to be assisted with advances of up to £625 'on the basis of 50 per cent of the value of permanent improvements effected.' The land was seen as suitable for mixed farming, dairying, and fruit and lucerne growing. [17]

By late April 1925 the *Shepparton Advertiser* was reporting that twelve of the thirteen blocks had been taken up. [18] In November the *Age* recorded that nine of the thirteen settlers on Harper's were from overseas, and (approvingly) that with the neighbouring Gribben estate then being developed, twenty-two families would replace three. The newspaper however also noted, presciently, that some local property owners and businessmen 'are doubtful whether a living can be made on such small holdings even with abundant water' although 'officers of the Water Commission [the SRWSC] are confident of the settlers' success.' [19]

Robert Dixon Lawson was allocated Allotment 8C, Parish of Tallygaroopna, in December 1925, [20] although it is likely the family had been living on the Estate before this. His experience encapsulates the experiences of many of the Closer Settlers in this area.

Lawson, his wife Beatrice, and their four children aged 6, 5, 4 and 11 months, had sailed from London two days before Christmas in 1924, probably as part of the Empire Settlement Scheme, arriving in Australia on 30 January 1925. [21] He gave his occupation as farmer, although he had had no experience with the dairy farming he was about to embark on, as he noted years later at the Royal Commission on the Dairying Industry in Victoria. [22] He had served in the British forces in World War 1, resigning in 1924. [23]

Lawson spent around ten weeks at the Elcho training farm at Lara outside Geelong, where British settlers were introduced to Australian farming practices: he felt this was useless, reporting years later that much of his time had been employed 'in going for mails, picking up stones and emptying dust bins'. [24] Although he protested that he had been promised six months' instruction, he was offered the block at North Shepparton, which he believed he was forced to take. [25]

It is unclear when the Lawson family moved on to their block. Like many of the settlers, Lawson found that the 'tin house' at 195 Zeerust School Road was not ready. Some settlers had to find lodgings with local farmers or construct a temporary shelter; the Lawson family were forced to camp in a partly built house on another block and 'get water from a dam in which were dead animals so that it had to be boiled with Epsom salts before it could be used.' When their house was built it was found to be on a neighbouring block and boundaries had to be adjusted. [26]

The house when completed was probably in similar condition to that of the Longson family on Allotment 9E. Beryl Montgomery, granddaughter of settler Frederick Longson, described it:

*There was no bathroom, so a bathtub was required and set up outside. Not one tap inside or a kitchen sink. The dishes were done in a wash dish on the table. The laundry was detached, as too was the toilet but further away. The copper was outside. The water tank was not connected to catch rainwater. Water for the livestock was brought from the Goulburn River in a Furphy tank purchased in partnership with Charles Pengelly [a neighbouring settler]. Buckets were used to fill*

## HERITAGE CITATION REPORT

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*the Furphy tank.*[27]

Like most of the settlers, Lawson commenced dairy farming. Most of the new arrivals were totally inexperienced in farming, and lectures were arranged on lucerne-growing (lucerne was grown as feed for dairy cows and any other stock), pig-raising (dairying at this time meant producing cream for butter factories, and the skim milk was fed to pigs on the farm), tobacco-growing (experimental, and never successful in this area), and herd-testing, to evaluate the butterfat content of the milk and thus the financial return, hopefully leading to herd improvement, although as one settler later noted at the 1928 Royal Commission into Dairying in Victoria, 'We tried herd testing, but that did not enable us to replace our poor cows with good ones'.[28]

Lawson became one of the most outspoken of the settlers. Within a year of his arrival, he had spearheaded the establishment on Harper's Estate of a branch of the North Shepparton Settlers' Association, already set up in the neighbouring Congupna (Dennis Estate) and Lemnos (Thomas Estate) areas, with himself as secretary.[29] The Association took up the grievances and causes of the new settlers on their blocks. From the beginning settlers had confronted many problems and an over-complacent, inflexible and somewhat dictatorial SRWSC.

Lawson took to writing letters to the local *Shepparton Advertiser*, and became a leading voice in meetings with the SRWSC. For example, in mid 1926 he complained about the grading of the blocks being inadequate in providing good drainage or appropriate house sites, and extended his complaint, generalising about 'value not having been given for the money expended on the work [for] a great percentage of the contract work done on these blocks'.[30]

The 'iron-panelled houses' were another problem. By August 1926 complaints about their unsuitability were becoming public, raised at Association meetings and in the press, though it was as much with defective construction as overall suitability that settlers were concerned at this time.[31] Settlers on the Dennis and Thomas estates also found fault with the iron houses.[32] In the face of such complaints SRWSC Chairman William Cattanach merely stated in April 1926 that 'in other places settlers preferred this kind of house'.[33]

The Association also felt that settlers were being overcharged for the houses, and that conventional (timber) houses were no dearer and were preferable. President NR Worrall noted that HB Lincoln (SRWSC district engineer) had in fact informed them that the cost of an iron-panelled house was £321, and he saw no great discrepancy between that price and the estimate of £314 quoted to the Association by a competent builder (for a timber house). Further, some of the settlers had been charged as much as £350 or £360 for their houses.[34]

The question of the suitability of the iron houses even reached the *Argus*, which pontificated from afar in early September 1926:

*Iron houses were the subject of much controversy in England and Scotland last year, and an effort to produce them in quantities was strongly, and to some extent successfully, opposed by the building trade interests. In certain forms the all-metal house is very familiar to Australia, as galvanised iron dwellings are to be found all over the continent, and are still being built in considerable numbers. The panelled houses required by the Water Commission are a distinct advance on this primitive type. Their special merits are rapid construction and durability.*[35]

The relationship between the settlers and the SRWSC was described as one of 'long range sniping' via the medium of the Press.[36]

By January 1927 Lawson was a leading voice in the NSSA. Settlers were finding that 70 to 100 acres were insufficient to make 'a decent living' out of dairying, and contemplating turning some of their land over to fruit trees.[37] Lawson wrote: 'There is not the smallest shadow of doubt that the blocks are too small by at least a half. I should like to point out that the settlers of this district have been trying to show this for the last two years, and I hope that now it has come to the notice of some of the councillors, they also will take some action in the matter, if it is only to help Shepparton become a

## HERITAGE CITATION REPORT

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successful and contented area of closer settlement.'[38]

Also in March 1927: 'I'll guarantee that as many have walked off their blocks as are now settled upon them. The third man who comes on to the block might succeed, but certainly the first and second men will not do so under existing conditions.'[39] Later in October, he was writing of 'the number of poor devils, half starving on blocks in Victoria (as well as the hundreds who have walked off defeated)'. [40]

In June 1928, Lawson gave evidence at the Royal Commission on the Dairying Industry, and summed up his experience on the Closer Settlement estate. The *Goulburn Valley Stock and Property Journal* reported, in part:

*His block was 65 acres in area. He had the whole of it under cultivation with the exception of a small portion. He had milked 18 cows. The utmost that his block could support was 20 cows. He had 6 children and for the last twelve months his income had been £120. He had some good cattle, including a pedigreed bull presented, to him by Dr. Mailer [a well-off and prominent Melbourne medical specialist who conducted three very successful properties in the area]. He had a boy of 10 and a girl of 8 who were milking, and the poor children had to rise early, work hard, rush off to school and rush back for the milking the moment school was over. It was positively cruel but he could not help it. In many countries it would not be allowed; if wages were at a reasonable figure he could do much better. He thought that the price of butter fat should be raised to meet the conditions of the industry.*[41]

Lawson kept up his letters to the newspaper for a time, describing the difficulties faced by the settlers in earning a living from under-sized blocks, the limited prospects of improving the quality of the cheap dairy herd afforded at the outset, and the poor return of £5.5.0 per week for very long hours 'when, with no investment, he could have obtained a labourer's job at approximately £5 per week with only a 44 hour week and no worry'.[42]

In February 1930, Beatrice Lawson was selling all of her hens, and in August Robert Lawson posted equipment for sale, his maize sheller, along with 90 bushels of maize ('50 shillings the lot').[43] He was also commenting sourly on Australian advertisements in the UK offering farm jobs in Australia to boys when the Depression here was beginning to bite and unemployment was rising.[44] By late 1930 Lawson's articulate and passionate letters to the local paper had ceased, and one senses he was giving up.

The problems inherent in the Closer and Soldier Settlement schemes as they affected British migrants led to the ponderously-titled Royal Commission Established to Investigate Complaints Made by Settlers and Ex-Settlers on the Land Under Migration Agreements of 1922-23 between British, Commonwealth, and Victorian Governments (1930 - 1933). Locally, hearings were held in the Shepparton Courthouse, and on 29 October 1931, Lawson gave evidence of the range of problems he and other settlers in the area had experienced, but concentrated on his own grievances and perceived mistreatment. When asked 'And what do you suggest should be done in your case?' he answered, 'I suggest that my complete transaction on the block be cancelled, that the whole of my capital be returned, that I be resettled on a dry dairy farm where I can milk 35 cows, that I be given sufficient compensation to meet the cost of a second operation to my wife, whose illness has been caused by the block and to meet also the cost of a woman to look after the children whilst Mrs. Lawson is in the hospital.' Beatrice Lawson produced a doctor's certificate recording that her ill-health was due to her experience on the block.[45]

Two years later, in October 1933 Beatrice Lawson and two of the children were patients at the Mooroopna Hospital for a considerable period.[46]

By early 1934 the Lawsons had decided to depart their block. On 14 February the family shared a clearing sale with JW Robinson, driving their cows and carting their 'plant, etc' to Robinson's allotment two blocks to the north.[47] The sale was reported by the agents as successful: 'Good competition throughout for cows and machinery and everything sold at full market rates.'[48]

## HERITAGE CITATION REPORT

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Robert Lawson had surrendered his conditional purchase lease on Allotment 8C and part of Allotment 9A, Parish of Tallygarroopa some time before August 1934, as reported to the Shire Council in a Closer Settlement Commission report. The surrender of the similar lease of RD Longmate, four blocks south of Lawson, was also tabled at the Council's meeting of 8 August 1934.[49]

The Lawson family returned to the UK.[50] They had lasted around nine years on the block.

Of twenty-two original settlers on the Harper and Gribben Estates, fifteen had departed before ten years were up (many earlier), with a number, like the Lawsons, returning to Britain.[51]

In late March or early April 1935, Allotment 8C and part of Allotment 9A, with the addition of Allotment 8 on the south (vacated by AH Lennox and family), were allocated to George Ponsonby Clarke, whose previous block closer to Shepparton had been forfeited;[52] it is possible that Clarke had received the lease by December 1934. The allotments together comprised a more realistic 142 acres [57.4 ha]; Closer Settlement authorities and the SRWSC were now recognising the inadequacy of the earlier blocks. Clarke farmed the larger allotment successfully, and received the Crown Grant on 12 January 1949.[53]

George Clarke held the property until 1984, running a mixed farm and involved in the Zeerust community. The family, and later their tenants, lived in the 'tin house' until around 1980. The current owner utilises the dwelling for storage.

These small 'iron-panelled' houses, constructed with a timber frame and clad in sheet metal, with interior walls of sheet metal and ceilings of a pressed fibreboard or plyboard, were only, it appears, supplied to settlers for three years. The first reference to them is in the report of Earle Page's visit to Shepparton and Ardmona at the beginning of March 1924:

*On the occasion of the visit of the Acting Prime Minister (Dr. Earle Page) an inspection was made of the new type of iron panelled houses on the Overseas Settlement [possibly Lemnos], and the visitors were very favourably impressed with them. We learn from Mr Lincoln that the first six of these domiciles are nearing completion, and a couple of them will be occupied in the course of the next few days. Preparations are complete for the erection of another six of a similar type of house on the Metcalfe and Opie estates [part of the Shepparton Estate immediately north of the town of Shepparton], and it is expected that the actual work of erection will be in progress in the near future.[54]*

From that time, tenders for the construction of further 'iron-panelled houses' were advertised between 28 March 1924 and 4 March 1927, a total (including the first twelve) of 89 such dwellings. Beyond the first twelve, the Closer Settlement areas north of Shepparton, the Harper and Gribben estates, received these houses (13 and 7 respectively), along with Rodney (Tatura? 4), Colbinabbin (1), Kyabram (9), Koyuga (4), Tatura (3), Katandra (22), Murrabit (5), Mitiamo (7), and Bamawm (2).[55] They were only constructed in the irrigation districts of northern Victoria.

From the earliest days of Closer Settlement, timber dwellings were always the predominant type of dwelling constructed on the estates and on Soldier Settlement blocks, and these were being constructed in some of the irrigation areas concurrently with the 'tin houses'.

The introduction of the metal houses was always going to be problematic, given maximum summer temperatures of up to 40°C and winter minima of around freezing point in these areas; their unsuitability for the local climate should have been self-evident, although the precedent of the many houses of corrugated iron in the Mallee and Wimmera, largely the result of the high cost of carting materials to these remote locations, may have been an encouragement. Gwen Wright of Katandra remembered that their 'tin house' 'sweated in cold weather and was very hot in summer. All sorts of coughs and colds were caught while living there.' [56]

In contrast, Joan Coleman, also of Katandra, felt that 'the air space between the walls kept the house reasonably cool in summer'. She gave a careful and accurate description of their 'tin house', the interior walls of which, like most, were

## HERITAGE CITATION REPORT

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papered:

*The floors were of untreated tongue and groove deal. In each room there were large square sliding windows with many small panes (a pain to clean) and a sliding screen allowed good airflow in summer. The kitchen-dining room had a wood-burning stove but no sink or cupboards. There were two bedrooms, and a sitting room with an open fireplace. Verandahs ran across the front and back of the house, with a tin bath concealed by a partition on the back verandah. There was no hand basin and no plumbing, all water for the house came from a tap on a round corrugated iron water tank on the back corner of the house. There was a copper outside to heat water for our baths, and in which we could boil our washing. Cement laundry troughs were supplied but no clothes-line. About twenty-five yards behind the house there was an 'outhouse/dunny' with a wooden seat and a can, which had to be emptied somewhere.[57]*

Always described as 'iron-panelled houses' by the SRWSC and the Closer Settlement Board, they were, and still are, referred to as 'tin houses' or 'iron houses' by locals. At Murrabit near Swan Hill they were known as 'bing bong' houses.[58] Ten year old Ken Longson, moving into one at the Harper Estate with his parents and siblings in 1925, noted 'It was just a tin box with four rooms and no modern conveniences.'[59]

Closer and Soldier Settlement in the municipality beginning in 1910, with the resultant intensive irrigated agriculture (fruit-growing and dairying), had seen Shepparton consolidate its importance, but ultimately many of the small Closer and Soldier Settlement properties, like Allotment 8C, Parish of Tallygaroopna, were non-viable, and the estates only flourished after numbers of amalgamations took place.[60]

In a building such as this is encapsulated, it might be said, the problems that plagued these schemes: lawmakers, irrigation bureaucrats and departmental architects out of touch with the range of differing local conditions, with little understanding of climates and soils, agricultural processes and production, or of the capacities of the would-be settlers.

[1] *North Eastern Ensign*, 26 May 1874 p. 3

[2] Eileen Torney et al for Shepparton Family History Group, *Early families of Shepparton and District, Book One*, Shepparton 1998, p. 32-33

[3] *Argus*, 22 November 1920, p. 8

[4] *Ibid*, 13 October 1921, p. 10

[5] *Shepparton Advertiser*, 14 April 1924, p. 2

[6] *Cobram Courier*, 4 December 1924, p. 2

[7] *Age*, 28 March 1924, p. 6

[8] *Shepparton Advertiser*, 3 March 1924, p. 3

[9] *Shepparton Advertiser*, 24 November 1924, p. 2

[10] *Argus*, 21 November 1925, p. 27

[11] *Cobram Courier*, op. cit

[12] *Weekly Times*, 6 December 1924, p. 34

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- [13] *Argus*, 30 August 1924, p. 20
- [14] *Argus*, 9 December 1924, p. 11
- [15] *Shepparton Advertiser*, 16 March 1925, p. 6
- [16] *Age*, 21 March 1925, p. 15
- [17] *Argus*, 21 March 1925, p. 22
- [18] *Shepparton Advertiser*, 30 April 1925, p. 3
- [19] *Age*, 9 November 1925, p. 10
- [20] *Shepparton Advertiser*, 21 D, although it is likely his family had been eember 1925, p. 5
- [21] UK, Outward Passenger Lists, 1890-1960
- [22] *Shepparton Advertiser*, 29 October 1931, p. 4
- [23] Ibid.
- [24] Ibid.
- [25] Ibid.
- [26] Ibid.
- [27] Beryl Montgomery, oral recollections, 2004
- [28] *Shepparton Advertiser*, 29 April 1926, p. 15; *Goulburn Valley Stock and Property Journal*, 20 June 1928, page 3
- [29] *Goulburn Valley Stock and Property Journal*, 13 January 1926, p. 4
- [30] *Shepparton Advertiser*, 19 July 1926, p. 5
- [31] *Age*, 17 August 1926, p. 12
- [32] *Shepparton Advertiser*, 19 August 1926, p. 3
- [33] *Shepparton Advertiser*, 22 April 1926, p. 13
- [34] *Shepparton Advertiser*, 20 September 1926, p. 5
- [35] *Argus*, 7 September 1926, p. 5
- [36] Ibid.
- [37] *Goulburn Valley Stock and Property Journal*, 12 January 1927, p. 4

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- [38] *Shepparton Advertiser*, 14 March 1927, p. 5
- [39] *Shepparton Advertiser*, 7 March 1927, p. 3
- [40] *Shepparton Advertiser*, 20 October 1927, p. 5
- [41] *Goulburn Valley Stock and Property Journal*, 20 Jun 1928, p. 3
- [42] *Shepparton Advertiser*, August 1929, p. 3 and 2 February 1930, p. 2
- [43] *Goulburn Valley Stock and Property Journal*, 26 February 1930, p. 2 and 13 August 1930, p. 2
- [44] *Shepparton Advertiser*, 22 September 1930, p. 5
- [45] *Shepparton Advertiser*, 29 October 1931, p. 4
- [46] *Shepparton Advertiser*, 13 October 1933, p. 5
- [47] *Goulburn Valley Stock and Property Journal*, 7 February 1934, p. 2
- [48] *Shepparton Advertiser*, 17 February 1934, p. 5
- [49] *Shepparton Advertiser*, 8 Aug 1934 p. 1
- [50] Myrtle Ford, *The Golden Jubilee of Zeerust School and District*, Shepparton, 1978, p. 66
- [51] Ibid.
- [52] *Shepparton Advertiser*, 2 April 1935, p. 4
- [53] Title: Vol 7137 Fol 264
- [54] *Shepparton Advertiser*, 3 March 1924, p. 3
- [55] *Age*, 28 March 1924, p. 6; *Shepparton Advertiser*, 24 November 1924, p. 2; *Argus*, 21 March 1925, p. 6; *Argus*, 6 June 1925, p. 14; *Argus*, 21 November 1925, p. 27; *Argus*, 5 June 1926, p. 5; *Shepparton Advertiser*, 8 July 1926, p. 8; *Argus* 28 August, p. 5; *Argus*, 4 March 1927 p. 2
- [56] Katandra and District History Group Inc, *Hope and hardship*, Shepparton 2013 (2010), p. 34
- [57] Katandra and District History Group Inc, op. cit, pp. 69-70
- [58] Robyn Ballinger, *Gannawarra Shire Heritage Study Stage One, Volume One, Thematic Environmental History*, December 2008, p. 24
- [59] *Shepparton Advertiser*, 19 August 1926, p. 3
- [60] *Goulburn Valley Stock and Property Journal*, 20 Jun 1928, p. 3

## Description

### Physical Description

The houses have been described as 'iron-panelled houses' or tin houses. The reference to tin and iron is colloquial as the metal is galvanised metal, the galvanising material being zinc as this provided protection against rust. Galvanised metal has been one of the most common forms of external cladding in Australia for both wall and roof, with the most ubiquitous being corrugated metal sheeting.

The houses were essentially designed on a modular basis so that they could be easily transported in parts and erected on site. The house is constructed with a timber frame and this is clad with square galvanised sheet metal panels with timber battens. The ceilings appear to have been clad with a pressed fibreboard or plywood. The floors are hardwood tongue and groove boards. The windows are multi-paned square sliding windows which slide externally. There was a verandah to the front and the rear of the house and these have since been partially enclosed. The verandah has timber struts for support, not verandah posts. The pitched gable roof is clad with corrugated metal. The chimneys have been constructed from concrete with metal flues.

The design of the house while predicated on utility and prefabrication makes some concessions to contemporary architecture. The original panel and batten colour scheme had a pale background (metal panels) with dark battens. This contrast was typical for the period. The multi paned windows are also an oblique reference to English vernacular architecture. The timber struts to the porch area while functional contribute to the aesthetics of the building.

## Statement of Significance

### What is Significant?

The Closer Settlement house at 195 Zeerust School Road, Zeerust is significant.

This includes all the features associated with the original construction: the external metal and timber batten cladding, the concrete and metal chimneys, the architectural features such as the 20 pane windows with their external sliding mechanism and the timber struts to the verandah, and the low pitched corrugated metal gable roof.

### How is it Significant?

The Closer Settlement House is of significance to the State of Victoria and to the City of Greater Shepparton.

It has historic, social, aesthetic, technical cultural heritage significance and is a rare surviving example.



# HERITAGE CITATION REPORT

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## Why is it Significant?

The former Closer Settlement house is of historic State Significance for its association with the Closer Settlement Acts of the early 20th century.

These acts were aimed at the intensification of settlement. Settlers were sought from urban areas and from as far away as Britain as part of the Empire Settlement Scheme. However, many of the policies were flawed and there was a lack of appreciation of the differing local conditions, little understanding of climates and soils, agricultural processes and production, or of the capacities of the would-be settlers. The holdings were generally too small to sustain a family. The failings of the scheme are essentially encapsulated in these buildings: they were poorly designed from a climatic perspective, lacked provision of basic services and they were no more economic than a traditional timber house.

They are of local historic and social significance for their association with the Closer and Soldier Settlement Policies. These settlement policies changed the character of settlement patterns in the Goulburn Valley. The houses provide an insight into the conditions that many endured as part of their agricultural endeavours. The extent of Closer and Soldier Settlement areas in the Greater Shepparton area is of significance. HERCON criterion A

It is of aesthetic significance to the State of Victoria as an unusual and rare example of early 20 century prefabricated housing. The design was based on the provision of basic accommodation and a utilitarian architecture. This fundamental expression was enhanced by the construction of multi-paned windows, the squared panelling, the porch and the pitched gable roof. HERCON criterion B & E

It is of technical significance for its prefabricated building design and construction. HERCON criterion F

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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<b>Name</b>	210 Zeerust School Road ZEERUST (former Gribben log building)	
<b>Address</b>	210 Zeerust Road ZEERUST	<b>Significance Level</b> Local
<b>Place Type</b>	Shed	
<b>Citation Date</b>	2014	

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**Recommended Heritage Protection**      VHR No HI No PS Yes

## History and Historical Context

The log building at 210 Zeerust School Road was constructed in April-May 1876 by selectors Joseph, Edwin and Paul Gribben.

Zeerust was part of the lands of the Bangerang peoples. Edward Khull, first squatter in the area, took up his enormous Tallygaroopna run of 160,000 acres [64,750 ha] in 1841: a slab hut on his head station is still extant on the property now known as Fairley Downs. The run was occupied by Sherbourne Sheppard, after whom Shepparton is named, in May 1843. In December 1846 12,000 acres in the north-west was separated out as the Mundoona run. The runs were largely conducted in tandem, the last leaseholder of both being William Fraser, who obtained both runs in February 1866; like many final pastoral tenants he had been able to amass a quantity of land.

Selectors moved in on Fraser's pastoral runs under the 1869 Land Act, the 'selection before survey' Act which, by counting rents paid towards the final payment, finally succeeded in the State's aim of 'putting the small man on the land'.

The Gribben brothers, Joseph, Edwin and Paul, Cornish tin miners who had journeyed to the Bendigo goldrushes, selected three adjoining 319 acre [129 ha] allotments in the Parish of Tallygaroopna, County of Moira, applying for their licences on 20 January 1876.[1] They had chosen Allotments 10, 11 and 12 respectively. The area was part of the new grain belt, as the agricultural frontier had moved north with the 1869 Land Act and the exhaustion and unsuitability of the soils of the earlier grain-growing areas closer to Melbourne.

Joseph, single, began to reside on his block on 3 April 1876. In a declaration of improvements on 2 August 1878, he listed 'Log cabin with bark roof 12' x 24' [3.7m x 7.3m] cost £24. Log stable with bark roof 12' x 20' [3.7m x 6.1m] cost £8. Pig sty with bark roof 8' x 12' [2.4m x 3.7m] cost £1. 50 acres of land ploughed and cultivated, 46 acres under wheat, 4 acres under oats at £1 cost per acre.'[2]

The 'log cabin' had been built by the three brothers as their first dwelling; they initially combined their efforts, then each developed his own selection. A log cabin, as Gribben unusually described it (most selectors did not use this American term), was the typical initial home of selectors in the Goulburn Valley, as they used the byproducts of the timber clearing which was both imperative, in that it allowed the sowing of the first crop, and mandatory in that it counted towards the improvements demanded by the terms of the licence. Slab buildings were unusual here. In a survey of the initial buildings on selections in a sample parish, Gargarre East on the west of the Goulburn River (which may be seen as typical of not just the greater part of the Goulburn Valley but of wider areas across northern Victoria from the Terricks to Glenrowan, where grey box and similar non-fissile timbers predominate), almost half (47.5%) of all the buildings for which the materials are known were of log. Just over half the buildings used as dwellings were of logs (52%), and 44% of farm

# HERITAGE CITATION REPORT

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buildings. Log buildings with a bark roof constituted a quarter of all buildings for which the materials were known.[3] Few of these remain, but some are being rediscovered.

The Gribben brothers' log building is typical of the type: the logs of the prevailing grey box (*E. microcarpa*) are notched at the corners to make the building self-supporting without uprights, and the interstices are chinked with a mud mixture, now lost to a large extent. Corrugated iron obviously replaced the original bark roof many decades ago. Tie beams and most of the rafters are saplings. The gable ends have been filled in with weatherboards, most missing on one end.

The building is not in its original position on the selection. Joseph Gribben had to relinquish his property, selling to William Wisely on 3 February 1891.[4] Wisely had other land; the building was not needed as a dwelling, and it was moved on the property to become a smithy, a purpose it served for around seventy years.[5]

Wisely family descendants held Allotment 10, Parish of Tallygaroopna, until 1991. Like some other farmers on whose properties a log building from the selection era still remains, it seems the Wisely family felt some sentiment or pride in the historic nature of the building, and ensured it was retained.

[1] Myrtle Ford, *The Golden Jubilee of Zeerust School and District 1928-1978*, Shepparton, 1978, p. 56; Map: Parish of Tallygaroopna

[2] Myrtle Ford, op. cit., p. 57

[3] Anne Tyson, 'An analysis of construction materials of the first buildings on all selections in the Parish of Girgarre East, Victoria', 2012

[4] Title: Vol 2324 Fol 464716

[5] Myrtle Ford, op. cit., 58

## Description

### Physical Description

The Gribben brothers' log building is typical of the type: the logs of the prevailing grey box (*E. microcarpa*) are notched at the corners to make the building self-supporting without uprights, and the interstices are chinked with a mud mixture, now lost to a large extent. Corrugated iron obviously replaced the original bark roof many decades ago. The roof demonstrates typical bush pole construction with saplings for the rafters and collar ties.

The gable ends have been filled in with weatherboards, most missing on one end. The tilt and prop window is typical for these rudimentary buildings. It is simply framed and propped open as required. This type of technology for window construction was common practice during the gold rushes. The windows could be removed easily and taken from one place to another. They were designed to be inserted within the timber framing without any further refinement.

## Statement of Significance

### What is Significant?

The former Gribben log building at 210 Zeerust School Road, Zeerust.

# HERITAGE CITATION REPORT

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## How is it Significant?

The former Gribben log building is of local historic, aesthetic and technical cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

The former Gribben log building is of historic significance as it provides tangible physical evidence of the type of buildings that were constructed by selectors during the settlement period of the mid 19th century. These construction techniques were essentially a product of the requirements for successful selection. They were once commonplace but are increasingly becoming rarer as structures in which they are employed disappear from the landscape. HERCON criteria A & B

The log building is of aesthetic significance for its contribution to the cultural landscape of the Goulburn Valley. HERCON criterion E

The log building is of technical significance for its method of construction. The log buildings of northern Victoria are constructed in a similar manner and rely on a minimum of mechanical or manufactured materials for completion. They are a technical testimony to the innovative enterprise of the selector. HERCON criterion F

## Recommendations 2014

**External Paint Controls**

No

**Internal Alteration Controls**

Yes

**Tree Controls**

Yes

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

Yes

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

# HERITAGE CITATION REPORT

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**Name** 235 Zeerust School Road ZEERUST (Log Building)  
**Address** 235 Zeerust School Road ZEERUST **Significance Level** Local  
**Place Type** Shed  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

The group of buildings were relocated to this site a number of years ago. They include a slab hut from the property of selector Henry Sandilands.

## Description

### Physical Condition

A slab hut and other timber structures.

## Statement of Significance

### What is Significant?

The relocated slab structures at 235 Zeerust School Road, Zeerust.

### How is it Significant?

The slab structures are of local historic, technical and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why are they Significant?

The slab structures are of historic significance as they represent the types of solid log structures that were constructed during the Land Selection Period. They have been relocated but they still provide tangible physical evidence of the materials and construction techniques. HERCON criterion A

They are of architectural significance as they are representative of a short lived vernacular building tradition that was once found throughout the Goulburn Valley. HERCON criterion D

They are of aesthetic significance for their rustic aesthetic character. HERCON criterion D

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	No
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	Yes All outbuildings on this site.
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No

# HERITAGE CITATION REPORT

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<b>Name</b>	Dookie Township Precinct	<b>Significance Level</b>	Local
<b>Address</b>	Baldock Street - Railway Siding DOOKIE 12 Curtain Street DOOKIE 17 Gladstone Street DOOKIE 21 Turnley Street DOOKIE 26 Mary Street DOOKIE 27 Turnley Street DOOKIE 30 Mary Street DOOKIE 34 Mary Street DOOKIE 44 Mary Street DOOKIE 48 Mary Street DOOKIE 60 Mary Street DOOKIE 64 Mary Street DOOKIE 65, 67-71 and Part of 89 Mary Street DOOKIE 66 Mary Street DOOKIE 7 Baldock Street DOOKIE 89A Mary Street DOOKIE 90 Mary Street DOOKIE 92 Mary Street DOOKIE Part of 89 Mary Street DOOKIE		
<b>Place Type</b>	Mixed Use Precinct		
<b>Citation Date</b>	2014		

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**Recommended Heritage Protection**      **VHR** No **HI** No **PS** Yes

## History and Historical Context

Dookie was established in response to the Land Selection Acts. The selection era, which began in the 1860s, saw an aggregation of like-minded individuals determined to open up the land. Selectors came from distant parts of the state, or from other colonies and sometimes from other British dominions.

A series of Land Acts were passed to foster the settlement: the Nicholson Land Act of 1860, the Duffy Land Act of 1862 and the first and second Grant Acts of 1865 and 1869. These Acts were designed to remove land from the control of the squatters and make it available for selectors. The first three Acts (1860, 1862 and 1865) failed in their aim to wrest the land from the wealthy squatters. The final Act (1869) ended the inequities and loop-holes that allowed the squatters to continue their hold over the land. Permanent land settlement was favoured by Government and the squatters were replaced by selectors under the new legislation.

With the passing of the Grant Act in 1869, almost the whole colony was opened up for selection, including unsurveyed land. This resulted in settlers pouring into the northern plains. The Survey Officer's Report for 1872 states:

*Following the Land Act of 1869, steady and increased settlement took place which has now amounted to a rush. Under this Act, settlement is going on at an unprecedented pace. Up the Goulburn River, at Cooma, Paroopna, Toolamba and North Murchison, nearly all the land is taken up with a bona fide class of men who have good farms and implements, and who are getting repaid with fine crops.*

Selectors of unsurveyed land pegged out their claim and then applied for survey. A person could only select up to 320 acres (including land already selected). The Act established a system under which land was held by license for three years before it could be purchased, and if conditions regarding improvement were met, selectors could purchase the land from 10/- to £1 per acre. Fencing and occupation were requirements of selection and indicative of serious intent to farm the land.

# HERITAGE CITATION REPORT

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Life for selectors often meant struggle and hardship. While the back-breaking toil remained a feature of life for the men on the land, life for the wives of the selectors, and later for those taking up the Closer Settlement schemes, must have proved a doubly difficult existence. For many women from the city or other settled country areas, the new way of life must have been isolating and at times frightening. The women were frequently left to tend the flocks of sheep when their sons and husbands worked away from the selection. This was common practice, and was often the only means by which the family could meet their financial commitments. If husbands or brothers were not working away from the selection, the women and other members of the family were still responsible for the household chores, the care of domestic and other animals, including poultry and pigs. Consequently, many women learnt the techniques of farming, milking or cheese-making - either for their own use or for sale - by talking to their women neighbours, or by reading about it in the weekly country newspapers.

As the population increased in the Dookie district, Dookie was surveyed by S K Vickery in October 1872, then proclaimed the Town of Dookie on 17 February 1873. On 1 May 1876, the name was changed to the town of Cashel, as many of the residents originally came from Cashel or near Cashel, Co. Tipperary, Ireland.

Cashel was, however, supplanted by Dookie, when it was clear in 1887 that the rail line would bypass Cashel. Cashel's subsequent decline was gradual, with buildings being carted to Dookie, demolished and rebuilt there, or sold for removal. By 1900 only a store and hotel were left. Today the Cashel bank building (Hermes No 156139), the foundations of the Catholic Church and a few other buildings, and some underground tanks are all that remain.

With the arrival of the rail line Dookie experienced a minor land boom, with a number of land auctions occurring in 1887-88, prior to the opening of the rail line. The railway was opened on 1 October 1888. The township continued to grow and soon had banks, hotels, flour mill, shops, churches and a public hall. Many of the settlers were mixed farmers; they milked cows, sold the milk/cream, raised pigs, sheep and cattle and grew crops. However, in addition to these more traditional farming industries, wine making became a significant economic driver in the Dookie district. It began in the mid-1870s and there were at least 35 vineyards in the district by the mid-1890s. Phylloxera and a reduced demand for wine saw the gradual decline of the vineyards. It was not until the late 20th century, with an increased demand for Australian wine, that the district has seen a resurgence of viticulture and vineyards.

The post war period saw a marked change in the farming practices and an increase in agricultural prosperity. Dookie in particular experienced increased grain yields and this was fostered by the close relationship between the district's grain growers and the Dookie Agricultural College. Increased yields and good prices saw farming become more profitable and this left a stamp of prosperity on the township. It also altered the cultural landscape of the district with the large silos at Dookie and Cosgrove providing a dominant and visual resonance from many viewpoints.

In the township a new emporium and community facilities such as the Bowls Club and a Maternal Childcare Centre were developed and a new residential area was established to the south of the early township.

*City of Greater Shepparton Heritage Study Stage Two, pages 30 - 33*

## Statement of Significance

### What is Significant?

The Dookie Township Precinct is significant.

The Dookie township was established in response to the Land Selection Acts. This period is characterised by traditional farm-based industries as well as a thriving viticultural industry. The township's location was predicated on the rail line coming through at that point. Dookie through its fabric provides an appreciation of a typical selection era township. The



## HERITAGE CITATION REPORT

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township had a bank, hotel, store, newspaper office, rail station, churches, hall, flour mill and a residential development. Much of this fabric survives and has retained its integrity.

Then post-war period was a time of agricultural prosperity and this was fostered by the close relationship between the district's grain growers and the Dookie Agricultural College. There are a number of places that demonstrate the changes to the township that occurred during this period. These include the Maternal Centre, the Bowls Club, the Uniting Church, the silos and the reconstruction of the Emporium and a new bank.

Places that contribute to the precinct:

7 Baldock Street DOOKIE (Silos)

Railway Siding Baldock Street DOOKIE

12 Curtain Street DOOKIE (House)

17 Gladstone Street DOOKIE

26 Mary Street DOOKIE (The Bakery)

30 Mary Street DOOKIE (The Maternal Childcare Centre)

34 Mary Street DOOKIE (Memorial Hall)

44 Mary Street DOOKIE HO17 (Gladstone Hotel)

48 Mary Street DOOKIE (former Co Store, Emporium)

60 Mary Street DOOKIE (General Store)

64 Mary Street DOOKIE HO16 (Former Recorder Office and Former Post Office)

66 Mary Street DOOKIE (Former National Bank)

65, 67-71 and Part of 89 Mary Street DOOKIE (CWA Gardens)

Part of 89 Mary Street DOOKIE (Bowls Club)

89a Mary Street DOOKIE (War Memorial)

90 Mary Street DOOKIE (House)

92 Mary Street DOOKIE (House)

21 Turnley Street DOOKIE

27 Turnley Street DOOKIE (Uniting Church)

### **How is it Significant?**

# HERITAGE CITATION REPORT

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The Dookie Township Precinct is of local historic, social and aesthetic cultural heritage significance to the City of Greater Shepparton.

## Why is it Significant?

It is of historic significance as it provides tangible physical evidence of the impact of the Land Selection Acts on the development of the township. The township was established in response to the increasing intensification of the agricultural activities. A large number of buildings survive from this period and provide an appreciation of what constitutes a Selection era township. HERCON criterion A

It is of historic and aesthetic significance for the commercial and residential development that occurred in response to the success of many of the settlers. HERCON criteria A & G

It is of historic significance as it provides tangible physical evidence of the impact of post war growth. This can be found in the redevelopment of the Emporium, the Maternal Centre, the Bowls Club, the Uniting Church, the silos and a new bank. HERCON criterion A

A strong community spirit has been a cornerstone of this community and this is demonstrated by the establishment of the CWA Gardens and the elements of community art and events that have sustained the township in recent years. HERCON criterion A & G

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

No

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

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**Aboriginal Heritage Place**

No

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# HERITAGE CITATION REPORT

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<b>Name</b>	Murchison Central Township Precinct	<b>Significance Level</b>	Local
<b>Address</b>	Murchison Public Gardens MURCHISON Roderick Square Reserve MURCHISON 1 Stevenson Street MURCHISON 12 Robinson Street MURCHISON 14-16 McKenzie Street MURCHISON 15 Impey Street MURCHISON 15 Watson Street MURCHISON 17 Stevenson Street MURCHISON 2 Impey Street MURCHISON 21 Stevenson Street MURCHISON 21 Watson Street MURCHISON 29 Stevenson Street MURCHISON 3 Stevenson Street MURCHISON 33 Stevenson Street MURCHISON 37 Stevenson Street MURCHISON 39 Stevenson Street MURCHISON 4 Impey Street MURCHISON 4 McKenzie Street MURCHISON 43 Stevenson Street MURCHISON 45 Stevenson Street MURCHISON 47 Stevenson Street MURCHISON 5 Stevenson Street MURCHISON 67 Stevenson Street MURCHISON 69 Stevenson Street MURCHISON 7 Stevenson Street MURCHISON 71 Stevenson Street MURCHISON 71a Stevenson Street MURCHISON 8 Impey Street MURCHISON 8 River Road MURCHISON		
<b>Place Type</b>	Mixed Use Precinct		
<b>Citation Date</b>	2014		

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**Recommended Heritage Protection**      **VHR** No **HI** No **PS** Yes

## History and Historical Context

### Aboriginal Post Contact History

The Ngooraialum tribe were the Aboriginal inhabitants of the area. This tribe (and other clans) were placed in the Murchison Protectorate soon after Europeans came to this area. The Murchison Protectorate was one of four Port Phillip Aboriginal Protectorates established in February 1839. The Chief Protector was George Augustus Robinson (1788-1866). Robinson supervised the four Protectorates set up in different geographic districts of Port Phillip. Initially, in May 1839, the Goulburn Valley Protectorate was located near Mitchellstown under James W Dredge. He quickly resigned in protest, it is said, at the appalling conditions imposed upon the Aboriginal people. Dredge was replaced one year later by William Le Souef in 1840, and the Protectorate removed to 'a square mile of country which Robinson had chosen'. By 1841, Le Souef reported to Robinson that improvements to the Protectorate included acres of wheat, barley, oats, maize and potatoes. It also included five small and large bark buildings. The work was undertaken by those living within the Protectorate. The Goulburn Aboriginal Station, as it was known, closed in May 1853, and Governor La Trobe abolished the Office of the Protector of Aborigines in 1860.

### Murchison and District

## HERITAGE CITATION REPORT

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Squatters started settling the area in 1840. French vigneron Ludovic Marie came to the district in the 1850s and established a vineyard. He also set up a hotel and a punt service over the Goulburn for gold miners travelling between Bendigo and Beechworth. Marie received his licence to establish a punt 1855. In 1854, the township site was surveyed by the Colonial Surveyor Philip Chauncy. The area surveyed for the township was next to the former Protectorate and adjacent to the river crossing point. It appears that Chauncy placed the township centre in this location for a number of reasons. The river crossing was already at this location and had created a de facto settlement. He was acting on early town planning principles (that went back to Arthur Philip), where townships were to be situated on rivers, the area was typically 3 miles (1.9km) by 1 mile (0.4km), and within this area only small allotments were to be released with the rest of the space reserved for future expansion. Public areas were to be reserved for public buildings and other purposes such as public squares and/or reserves. Chauncy's 1854 survey of the Port of Echuca is similar in intent to Murchison - with both having a town square near to the river and roughly in the centre of the old township. The location for Echuca like Murchison was identified by the site of the punt and the river crossing.

Murchison soon became prosperous as it was on the route to the goldfields and shallow draft paddle steamers could navigate the Goulburn River. There are a number of early buildings from this period surviving in the township.

Land along the Goulburn was first opened for selection in 1865, with most small landowners moving into the area in the 1870s. By 1865 Murchison boasted a school, two hotels and stores and a number of houses. When the selectors began opening up the land, they cleared the fertile ground and began growing wheat. The cultivation of wheat in turn meant the establishment of flour mills, scattered across the Goulburn Valley. Murchison area had a flour mill at Noorilim, six kilometres south of the township, to grind locally grown wheat (VHR H1523). In addition Day's Mill (VHR H7924) became large and important flour milling operation for the region and continued to function for many years with flour being shipped out by train.

In 1871 a bridge was built over the Goulburn to replace the punt service. Between 1871 and 1875 the Waranga shire, in which Murchison was situated, increased its areas under wheat and under fallow two fold and six fold respectively. In Murchison a Mechanics' Institute was opened in 1874, and Presbyterian, Anglican and Catholic churches were built during that decade. A railway line was built along the eastern side of the Goulburn River in 1880, passing through Murchison East. Ten years later a branch line crossed the river to the west, passing through Murchison to Colbinabbin.

After the 1890s Murchison entered a period of stagnation, with few initiatives in commerce or development. The building of the Goulburn Weir for irrigation in 1887-90 meant that the Goulburn River was no longer navigable by paddle steamer. Much of the Dhurringile district remained under the control of a few individuals and this meant that Murchison was denied the commercial benefits that a closer settled district would have provided. Irrigation waters that were made available to many districts following the completion of the Goulburn Weir in 1891 were not readily available to the farm lands surrounding much of Murchison. This meant townships such as Shepparton, Tatura and Mooroopna continued to thrive on the back of irrigation developments while Murchison struggled.

A number of events occurred in the Interwar period that provided some stimulus to the local economy and supported further development. This included the provision of electricity (1926), the construction of a Bush Nursing Hospital

# HERITAGE CITATION REPORT

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(1934) and the construction of a new steel bridge (1937). This coincided with further housing development along Rushworth Road and River Road. The houses were relatively substantial and stylish with many displaying fine architectural features. The location of these largely substantial buildings is of note, as Rushworth Road and River Road became the preferred areas for new residential building. This period is notable for an increasing prosperity of some farmers, and townships such as Murchison benefited from the consolidation of farms and integrated rural industries such as dairies, creameries, butter factories and accessibility of metropolitan markets through rail links.

During World War 2, three prisoner of war camps, together with four internment camps, were established in the Murchison/Tatura /Rushworth area. This was the largest group of such camps set up in Australia, a unique concentration. Dhurringile mansion, 11 kilometres to the north, held internees for a short time, then German officer POWs and their batmen. Camp 13 near Murchison, with the associated wood-cutting camp at Graytown, held German and Italian POWs, and Japanese POWs after the Cowra breakout. The overall total capacity of these camps was in excess of eight thousand prisoners: the staff of 2700 comprised guards, medical personnel, women's services, and administrative staff. The combined populations of the camps far exceeded the local populace. Numbers of internees, particularly Italian internees, were released daily to work on local farms and orchards.

Murchison was a comfortable post-war country town with public gardens, reticulated water and electricity, varied agriculture and saw-milling. There was no other significant industry apart from retailing. The town's function as a local service centre has remained much the same.

On 28 September 1969 a meteorite shower fell 2 kilometres south of Murchison. Many local residents collected samples of these meteorites. The rocks were analysed at the NASA Ames Research Center where they were discovered to contain the first convincing evidence of amino acids of extra-terrestrial origin, confirming the Miller-Urey experiment. The Murchison meteorite samples contained 90 different amino acids, only 19 of which are found on earth.

## Statement of Significance

### What is Significant?

The Murchison Central Township Precinct is significant as it provides evidence of the early settlement of the township. The township survey plan undertaken by Philip Chauncy in 1854 is an example of early colonial township planning. Of note within this township plan is the survival of the former Roderick Town Square (now a reserve), and much of the original subdivision layout is still able to be appreciated.

The predominant 19th century character of the precinct, and this includes the scale and style of many of the buildings, is significant as it demonstrates the prosperity of this period.

The early 20th century fabric is of note for its residential architecture. The location of these largely substantial buildings is of note, as Rushworth Road and River Road became the preferred areas for new residential building. This period is notable for an increasing prosperity of some farmers, and townships such as Murchison benefited from the consolidation of farms and integrated rural industries such as dairies, creameries, butter factories and accessibility of metropolitan markets through rail links.

## HERITAGE CITATION REPORT

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The views from Stevenson Street to the treed river banks are important as they provide a tangible physical and visual connection to the river. This contributes to the appreciation of the historic development of the township as a crossing place and its role as a port.

Contributory places:

2 Impey Street MURCHISON HO65

4 Impey Street MURCHISON HO65

8 Impey Street MURCHISON HO61

15 Impey Street MURCHISON HO62

4 McKenzie Street MURCHISON

14-16 McKenzie Street MURCHISON

8 River Road MURCHISON

12 Robinson Street MURCHISON

Roderick Square Reserve MURCHISON

2, 4, Part of 6-38, and 40 Stevenson Street, Murchison Public Gardens, War Memorials and Bills Water Trough  
MURCHISON

1 Stevenson Street MURCHISON

3 Stevenson Street MURCHISON (Presbytery)

5 Stevenson Street MURCHISON (Ravensraig)

7 Stevenson Street MURCHISON

17 Stevenson Street MURCHISON

21 Stevenson Street MURCHISON

29 Stevenson Street Meteorite Gardens and Bunya Bunya Pine (*Araucaria bidwillii*) MURCHISON

33 Stevenson Street MURCHISONHO69

37 Stevenson Street MURCHISON HO69

39 Stevenson Street MURCHISON HO70

43 Stevenson Street MURCHISON HO70

45 Stevenson Street MURCHISON HO70

# HERITAGE CITATION REPORT

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47 Stevenson Street MURCHISON HO71

67 Stevenson Street MURCHISON

69 Stevenson Street MURCHISON

71 Stevenson Street MURCHISON

71a Stevenson Street MURCHISON

15 Watson Street MURCHISON

21 Watson Street MURCHISON

## **How is it Significant?**

The Murchison Central Township Precinct is of local historic, social and aesthetic significance to the City of Greater Shepparton.

## **Why is it Significant?**

The Murchison Central Township Precinct is of historic and aesthetic significance as it provides tangible physical evidence of early colonial township planning. The original town plan, and this includes the former Roderick Town Square, is still able to be appreciated. HERCON criteria A & E

The precinct is of historic significance as it assists in understanding the historic development of the township. The former Common School was constructed adjacent to the surveyed centre of the township. However, the building of the bridge in 1871, and the punt ceasing to function, saw the focus of the township move north to Impey Street with the construction of a new school and churches. HERCON criterion A

The precinct is of historic significance for its association with the paddle steamers that plied the Goulburn River during the gold rush periods. HERCON criterion A

The precinct is of historic and aesthetic significance for its representative 19th century architecture. This includes public, commercial and residential buildings. There are also a number of distinctive places that are fine exemplars of the period. HERCON criteria A, D & E

It is of historic and aesthetic significance for its early 20th century buildings as these can be compared in scale and extent to the earlier and more prosperous period of development of the township. HERCON criteria A, D & E

It is of historic and social significance for its community facilities. This includes the Meteorite Gardens which provide a representative place for the interpretation of a significant scientific event and one that placed the Murchison community on the world map in 1969. The Public Gardens in Stevenson Street are of social and historic significance as the location of a number of memorials. HERCON criteria A & G

# HERITAGE CITATION REPORT

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	-
<b>Aboriginal Heritage Place</b>	No



# HERITAGE CITATION REPORT

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**Name** River Road Murchison Precinct  
**Address** 10 River Road MURCHISON 12 River Road MURCHISON 16 River Road MURCHISON 20 River Road MURCHISON  
**Significance Level** Local  
**Place Type** Townscape  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

### Aboriginal Post Contact History

The Ngoraialum tribe were the Aboriginal inhabitants of the area. This tribe (and other clans) were placed in the Murchison Protectorate soon after Europeans came to this area. The Murchison Protectorate was one of four Port Phillip Aboriginal Protectorates established in February 1839. The Chief Protector was George Augustus Robinson (1788-1866). Robinson supervised the four Protectorates set up in different geographic districts of Port Phillip. Initially, in May 1839, the Goulburn Valley Protectorate was located near Mitchellstown under James W Dredge. He quickly resigned in protest, it is said, at the appalling conditions imposed upon the Aboriginal people. Dredge was replaced one year later by William Le Souef in 1840, and the Protectorate removed to 'a square mile of country which Robinson had chosen'. By 1841, Le Souef reported to Robinson that improvements to the Protectorate included acres of wheat, barley, oats, maize and potatoes. It also included five small and large bark buildings. The work was undertaken by those living within the Protectorate. The Goulburn Aboriginal Station, as it was known, closed in May 1853, and Governor La Trobe abolished the Office of the Protector of Aborigines in 1860.

### Murchison and District

Squatters started settling the area in 1840. French vigneron Ludovic Marie came to the district in the 1850s and established a vineyard. He also set up a hotel and a punt service over the Goulburn for gold miners travelling between Bendigo and Beechworth. Marie received his licence to establish a punt 1855. In 1854, the township site was surveyed by the Colonial Surveyor Philip Chauncy. The area surveyed for the township was next to the former Protectorate and adjacent to the river crossing point. It appears that Chauncy placed the township centre in this location for a number of reasons. The river crossing was already at this location and had created a de facto settlement. He was acting on early town planning principles (that went back to Arthur Philip), where townships were to be situated on rivers, the area was typically 3 miles (1.9km) by 1 mile (0.4km), and within this area only small allotments were to be released with the rest of the space reserved for future expansion. Public areas were to be reserved for public buildings and other purposes such as public squares and/or reserves. Chauncy's 1854 survey of the Port of Echuca is similar in intent to Murchison - with both having a town square near to the river and roughly in the centre of the old township. The location for Echuca like Murchison was identified by the site of the punt and the river crossing.

Murchison soon became prosperous as it was on the route to the goldfields and shallow draft paddle steamers could navigate the Goulburn River. There are a number of early buildings from this period surviving in the township.

## HERITAGE CITATION REPORT

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Land along the Goulburn was first opened for selection in 1865, with most small landowners moving into the area in the 1870s. By 1865 Murchison boasted a school, two hotels and stores and a number of houses. When the selectors began opening up the land, they cleared the fertile ground and began growing wheat. The cultivation of wheat in turn meant the establishment of flour mills, scattered across the Goulburn Valley. Murchison area had a flour mill at Noorilim, six kilometres south of the township, to grind locally grown wheat (VHR H1523). In addition Day's Mill (VHR H7924) became large and important flour milling operation for the region and continued to function for many years with flour being shipped out by train.

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After the 1890s Murchison entered a period of stagnation, with few initiatives in commerce or development. The building of the Goulburn Weir for irrigation in 1887-90 meant that the Goulburn River was no longer navigable by paddle steamer. Much of the Dhurringile district remained under the control of a few individuals and this meant that Murchison was denied the commercial benefits that a closer settled district would have provided. Irrigation waters that were made available to many districts following the completion of the Goulburn Weir in 1891 were not readily available to the farm lands surrounding much of Murchison. This meant townships such as Shepparton, Tatura and Mooroopna continued to thrive on the back of irrigation developments while Murchison struggled.

A number of events occurred in the Interwar period that provided some stimulus to the local economy and supported further development. This included the provision of electricity (1926), the construction of a Bush Nursing Hospital (1934) and the construction of a new steel bridge (1937). This coincided with further housing development along Rushworth Road and River Road. The houses were relatively substantial and stylish with many displaying fine architectural features. The location of these largely substantial buildings is of note, as Rushworth Road and River Road became the preferred areas for new residential building. This period is notable for an increasing prosperity of some farmers, and townships such as Murchison benefited from the consolidation of farms and integrated rural industries such as dairies, creameries, butter factories and accessibility of metropolitan markets through rail links.

During World War 2, three prisoner of war camps, together with four internment camps, were established in the Murchison/Tatura /Rushworth area. This was the largest group of such camps set up in Australia, a unique concentration. Dhurringile mansion, 11 kilometres to the north, held internees for a short time, then German officer POWs and their batmen. Camp 13 near Murchison, with the associated wood-cutting camp at Graytown, held German and Italian POWs, and Japanese POWs after the Cowra breakout. The overall total capacity of these camps was in excess of eight thousand prisoners: the staff of 2700 comprised guards, medical personnel, women's services, and administrative staff. The combined populations of the camps far exceeded the local populace. Numbers of internees, particularly Italian internees, were released daily to work on local farms and orchards.

# HERITAGE CITATION REPORT

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Murchison was a comfortable post-war country town with public gardens, reticulated water and electricity, varied agriculture and saw-milling. There was no other significant industry apart from retailing. The town's function as a local service centre has remained much the same.

On 28 September 1969 a meteorite shower fell 2 kilometres south of Murchison. Many local residents collected samples of these meteorites. The rocks were analysed at the NASA Ames Research Center where they were discovered to contain the first convincing evidence of amino acids of extra-terrestrial origin, confirming the Miller-Urey experiment. The Murchison meteorite samples contained 90 different amino acids, only 19 of which are found on earth.

## Statement of Significance

### What is Significant?

The River Road Murchison Residential Precinct is of historic and aesthetic significance.

Contributory places:

10 River Road MURCHISON

12 River Road MURCHISON

16 River Road MURCHISON

20 River Road MURCHISON

### How is it Significant?

The River Road Murchison Residential Precinct is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

Numbers 10, 12, 16 and 20 River Road are of historic and aesthetic significance as they demonstrate the type of residential development that was occurring on the outskirts of Murchison during the early to mid-20th century period.

Unlike the Interwar houses that were built during a similar period on Rushworth Road, the River Road houses have

# HERITAGE CITATION REPORT

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varying architectural expressions. They are notable for the quality of design as well-being particularly good regional exemplars of their period.

This period is notable for an increasing prosperity of some farmers, and townships such as Murchison benefitted from the consolidation of farms and integrated rural industries such as dairies, creameries, butter factories and accessibility of metropolitan markets through rail links.

The intensification of development on the outskirts of Murchison is associated with the increasing prevalence and use of cars, the new steel bridge (1937) and the provision of electricity. HERCON criteria A, D & E

## Recommendations 2014

**External Paint Controls**

Yes

**Internal Alteration Controls**

No

**Tree Controls**

Yes

**Fences & Outbuildings**

No

**Prohibited Uses May Be Permitted**

No

**Incorporated Plan**

Greater Shepparton Heritage Incorporated Plan

**Aboriginal Heritage Place**

No

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# HERITAGE CITATION REPORT

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**Name** Rushworth Road Murchison Precinct  
**Address** 1 Rushworth Road MURCHISON 11 Rushworth Road MURCHISON 12 Rushworth Road MURCHISON 15 Rushworth Road MURCHISON 27 Rushworth Road MURCHISON 31 Rushworth Road MURCHISON 9 Rushworth Road MURCHISON  
**Significance Level** Local  
**Place Type** Townscape  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

### Aboriginal Post Contact History

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## HERITAGE CITATION REPORT

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In 1871 a bridge was built over the Goulburn to replace the punt service. Between 1871 and 1875 the Waranga shire, in which Murchison was situated, increased its areas under wheat and under fallow two fold and six fold respectively. In Murchison a Mechanics' Institute was opened in 1874, and Presbyterian, Anglican and Catholic churches were built during that decade. A railway line was built along the eastern side of the Goulburn River in 1880, passing through Murchison East. Ten years later a branch line crossed the river to the west, passing through Murchison to Colbinabbin.

After the 1890s Murchison entered a period of stagnation, with few initiatives in commerce or development. The building of the Goulburn Weir for irrigation in 1887-90 meant that the Goulburn River was no longer navigable by paddle steamer. Much of the Dhurringile district remained under the control of a few individuals and this meant that Murchison was denied the commercial benefits that a closer settled district would have provided. Irrigation waters that were made available to many districts following the completion of the Goulburn Weir in 1891 were not readily available to the farm lands surrounding much of Murchison. This meant townships such as Shepparton, Tatura and Mooroopna continued to thrive on the back of irrigation developments while Murchison struggled.

A number of events occurred in the Interwar period that provided some stimulus to the local economy and supported further development. This included the provision of electricity (1926), the construction of a Bush Nursing Hospital (1934) and the construction of a new steel bridge (1937). This coincided with further housing development along Rushworth Road and River Road. The houses were relatively substantial and stylish with many displaying fine architectural features. The location of these largely substantial buildings is of note, as Rushworth Road and River Road became the preferred areas for new residential building. This period is notable for an increasing prosperity of some farmers, and townships such as Murchison benefited from the consolidation of farms and integrated rural industries such as dairies, creameries, butter factories and accessibility of metropolitan markets through rail links.

During World War 2, three prisoner of war camps, together with four internment camps, were established in the Murchison/Tatura /Rushworth area. This was the largest group of such camps set up in Australia, a unique concentration. Dhurringile mansion, 11 kilometres to the north, held internees for a short time, then German officer POWs and their batmen. Camp 13 near Murchison, with the associated wood-cutting camp at Graytown, held German and Italian POWs, and Japanese POWs after the Cowra breakout. The overall total capacity of these camps was in excess of eight thousand prisoners: the staff of 2700 comprised guards, medical personnel, women's services, and administrative staff. The

# HERITAGE CITATION REPORT

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combined populations of the camps far exceeded the local populace. Numbers of internees, particularly Italian internees, were released daily to work on local farms and orchards.

Murchison was a comfortable post-war country town with public gardens, reticulated water and electricity, varied agriculture and saw-milling. There was no other significant industry apart from retailing. The town's function as a local service centre has remained much the same.

On 28 September 1969 a meteorite shower fell 2 kilometres south of Murchison. Many local residents collected samples of these meteorites. The rocks were analysed at the NASA Ames Research Center where they were discovered to contain the first convincing evidence of amino acids of extra-terrestrial origin, confirming the Miller-Urey experiment. The Murchison meteorite samples contained 90 different amino acids, only 19 of which are found on earth.

## Statement of Significance

### What is Significant?

The Rushworth Road Murchison Residential Precinct is significant.

Contributory places:

1 Rushworth Road RUSHWORTH

9 Rushworth Road RUSHWORTH

11 Rushworth Road RUSHWORTH

12 Rushworth Road RUSHWORTH

15 Rushworth Road RUSHWORTH

27 Rushworth Road RUSHWORTH

31 Rushworth Road RUSHWORTH

### How is it Significant?

The Rushworth Road Murchison Residential Precinct is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

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## Why is it Significant?

The group of houses is of historic and aesthetic significance as these houses demonstrate the type of residential development that was occurring in Murchison during the Interwar period.

The houses are of a substantial scale and the design is of a relatively high quality. The location of these largely substantial buildings is of note, as Rushworth Road and River Road became the preferred areas for new residential building. This period is notable for an increasing prosperity of some farmers, and townships such as Murchison benefited from the consolidation of farms and integrated rural industries such as dairies, creameries, butter factories and accessibility of metropolitan markets through rail links.

The intensification of development on the outskirts of Murchison is associated with the increasing prevalence and use of cars, the new steel bridge (1937) and the provision of electricity. HERCON criteria A & D

## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	Greater Shepparton Heritage Incorporated Plan
<b>Aboriginal Heritage Place</b>	No



# HERITAGE CITATION REPORT

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**Name** Station Street Murchison Residential Precinct  
**Address** 39 Station Street MURCHISON 48 Station Street MURCHISON 50 Station Street MURCHISON 52 Station Street MURCHISON 54 Station Street MURCHISON 56 Station Street MURCHISON  
**Significance Level** Local  
**Place Type** Townscape  
**Citation Date** 2014

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**Recommended Heritage Protection** VHR No HI No PS Yes

## History and Historical Context

### Aboriginal Post Contact History

The Ngooraialum tribe were the Aboriginal inhabitants of the area. This tribe (and other clans) were placed in the Murchison Protectorate soon after Europeans came to this area. The Murchison Protectorate was one of four Port Phillip Aboriginal Protectorates established in February 1839. The Chief Protector was George Augustus Robinson (1788-1866). Robinson supervised the four Protectorates set up in different geographic districts of Port Phillip. Initially, in May 1839, the Goulburn Valley Protectorate was located near Mitchellstown under James W Dredge. He quickly resigned in protest, it is said, at the appalling conditions imposed upon the Aboriginal people. Dredge was replaced one year later by William Le Souef in 1840, and the Protectorate removed to 'a square mile of country which Robinson had chosen'. By 1841, Le Souef reported to Robinson that improvements to the Protectorate included acres of wheat, barley, oats, maize and potatoes. It also included five small and large bark buildings. The work was undertaken by those living within the Protectorate. The Goulburn Aboriginal Station, as it was known, closed in May 1853, and Governor La Trobe abolished the Office of the Protector of Aborigines in 1860.

### Murchison and District

Squatters started settling the area in 1840. French vigneron Ludovic Marie came to the district in the 1850s and established a vineyard. He also set up a hotel and a punt service over the Goulburn for gold miners travelling between Bendigo and Beechworth. Marie received his licence to establish a punt 1855. In 1854, the township site was surveyed by the Colonial Surveyor Philip Chauncy. The area surveyed for the township was next to the former Protectorate and adjacent to the river crossing point. It appears that Chauncy placed the township centre in this location for a number of reasons. The river crossing was already at this location and had created a de facto settlement. He was acting on early town planning principles (that went back to Arthur Philip), where townships were to be situated on rivers, the area was typically 3 miles (1.9km) by 1 mile (0.4km), and within this area only small allotments were to be released with the rest of the space reserved for future expansion. Public areas were to be reserved for public buildings and other purposes such as public squares and/or reserves. Chauncy's 1854 survey of the Port of Echuca is similar in intent to Murchison - with both having a town square near to the river and roughly in the centre of the old township. The location for Echuca like Murchison was identified by the site of the punt and the river crossing.

Murchison soon became prosperous as it was on the route to the goldfields and shallow draft paddle steamers could

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navigate the Goulburn River. There are a number of early buildings from this period surviving in the township.

Land along the Goulburn was first opened for selection in 1865, with most small landowners moving into the area in the 1870s. By 1865 Murchison boasted a school, two hotels and stores and a number of houses. When the selectors began opening up the land, they cleared the fertile ground and began growing wheat. The cultivation of wheat in turn meant the establishment of flour mills, scattered across the Goulburn Valley. Murchison area had a flour mill at Noorilim, six kilometres south of the township, to grind locally grown wheat (VHR H1523). In addition Day's Mill (VHR H7924) became large and important flour milling operation for the region and continued to function for many years with flour being shipped out by train.

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# HERITAGE CITATION REPORT

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## Statement of Significance

### What is Significant?

The housing development that occurred in response to the construction of the railway line.

Contributory places include:

39 Station Street MURCHISON

48 Station Street MURCHISON

50 Station Street MURCHISON

52 Station Street MURCHISON

54 Station Street MURCHISON

56 Station Street MURCHISON

### How is it Significant?

The Station Street Murchison Residential Precinct is of local historic and aesthetic cultural heritage significance to the City of Greater Shepparton.

### Why is it Significant?

Station Street Murchison Precinct is of historic significance as it demonstrates the economic impact of the construction of the 1890 branch rail line from Murchison to Colbinabbin.

The houses are of historic and aesthetic significance as they demonstrate the scale and type of housing associated with the development of the rail line. HERCON criteria A & D

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## Recommendations 2014

<b>External Paint Controls</b>	Yes
<b>Internal Alteration Controls</b>	No
<b>Tree Controls</b>	No
<b>Fences &amp; Outbuildings</b>	No
<b>Prohibited Uses May Be Permitted</b>	No
<b>Incorporated Plan</b>	Greater Shepparton Heritage Incorporated Plan
<b>Aboriginal Heritage Place</b>	No