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**EXECUTIVE SUMMARY of the Complete Heritage Study**

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## EXECUTIVE SUMMARY

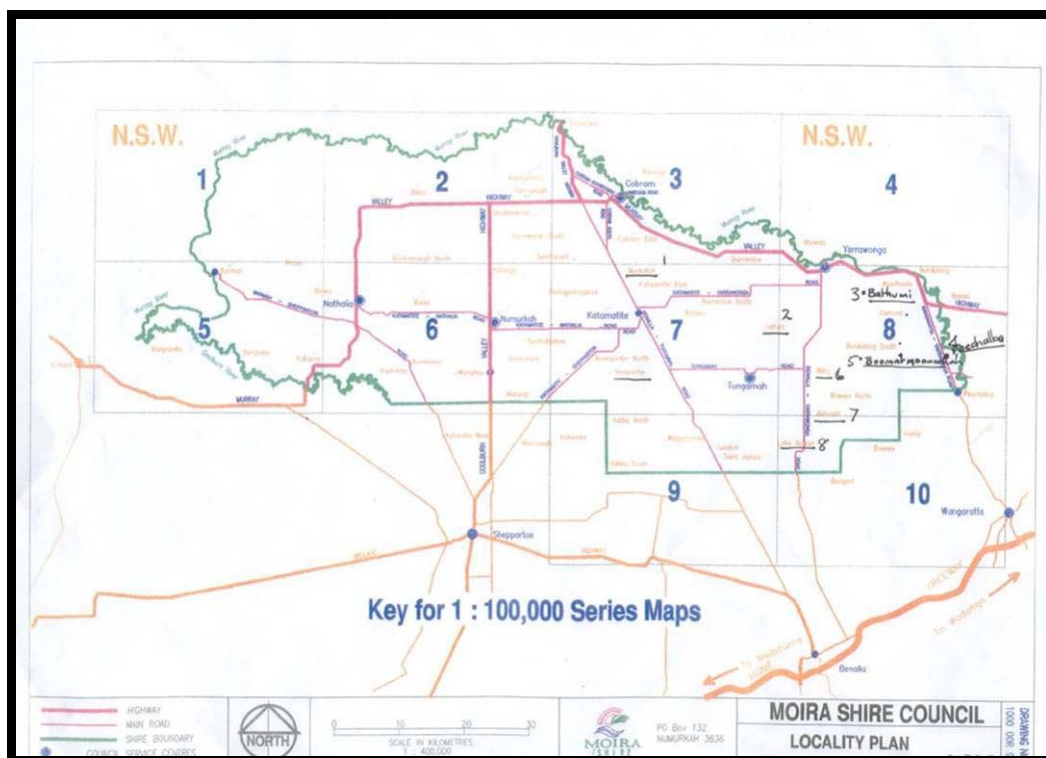


**Fig. 1**  
Lake Rowan War Memorial  
Source: Lorraine Huddle Pty Ltd

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**EXECUTIVE SUMMARY of the Complete Heritage Study**

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**Map of the Moira Shire Municipality – the study area.**

Source: Moira Shire Council, 2004.

## EXECUTIVE SUMMARY of the Complete Heritage Study

### The Moira Shire Stage One and Stage Two Heritage Studies

The results of the Stage One Study provided the basis for the Stage Two Study and it has been superseded by the Stage Two Study.

### Funding

These two studies were carried out with the assistance of funds made available from the State Public Heritage Program through Heritage Victoria and from Moira Shire Council.

Total Budget

- |              |                    |
|--------------|--------------------|
| 1. Stage One | \$47,500 plus GST  |
| 2. Stage Two | \$105,000 plus GST |

### Management

The project was managed for Moira Shire Council by Mr Colin Bragg.

A steering committee was chaired by Colin Bragg and comprised;

- Moira Shire: Colin Bragg, David Becroft (Senior Strategic Planner), Cr David McKenzie (Councillor and Mayor)
- Department of Sustainability and Environment :
  - Heritage Victoria: Martin Zweep
  - Benalla Regional Office: Leah Smith
- Community Representatives:
  - Tungamah Historical Society - Colin Campbell,
  - Cobram Historical Society - Vin Kennedy,
  - Numurkah Historical Society - John Sigley.

### Consultants

Moira Shire Council appointed Lorraine Huddle Pty Ltd as the principal consultant for both Stage One and Stage Two of the study and Ian Wight – Ian Wight Planning and Heritage Strategies for Stage One and Two. Sub-consultants were Susie Zada and Robyn Ballinger – historians for Stage One, Dr Aron Paul, historian for Stage Two. The business name was changed from Lorraine Huddle Pty Ltd to Heritage Intelligence Pty Ltd in 2006 but all other aspects remained the same.

### Timing

The Stage One study commenced in September 2003 and was completed in June 2004. The Stage Two study commenced in February 2005 and was completed in March 2007.

### Study Area

This area covers the whole of the Moira Shire, including, but is not limited to: four large towns, Cobram, Nathalia, Numurkah and Yarrawonga and several smaller towns such as Tungamah, St James, plus Katamatite and existing or former hamlets such as Barmah, Picola, and Katunga.

## PROJECT OBJECTIVES

### **The objectives of the stage one study**

The objectives of the study were to: identify and record post contact places of potential cultural significance in the study area; prioritize these places for a Stage 2 study; identify and develop potential heritage precincts in the study area; prepare a thematic environmental history of post contact settlement of the study area, and estimate the resources required to fully research, document, and assess the prioritised post-contact places of potential cultural significance in the study area. Therefore, as Stage Two progressed, a few places moved from one priority level to another.

The outcome of the assessment task resulted in 1001 potentially significant places being documented in the database.

### **The objectives of the Stage Two Study**

were to undertake detailed fieldwork for fifteen potential heritage precincts, recording on brief datasheets the physical places of cultural significance; prepare maps showing the locations of each significant place within the boundaries of each heritage precinct, research and write the historical basis of extant heritage fabric of each precinct, write a description of the extant heritage characteristics of the physical fabric of the place, and write a Statement of Cultural Significance for each precinct.

Research and write the history of 117 individual places outside precincts with a brief physical description of the place and a Statement of Cultural Significance relating to the known extant physical fabric, especially as seen from the public realm.

Group culturally significant places into the following eight categories and write a generic Statement of Significance for each list; Churches, Halls, War Memorials, Cemeteries, Schools, Police-Lock-up Cells, Community Heritage Precincts and Historic Plaques.

Attend three steering committee meetings. Amend the Environmental History, enter data of readily available information on places in the precincts and those to be individually listed into the Moira Shire Heritage Data Base, which was set up in **Stage One** and further developed during the study. Present the results in a report, together with a heritage program, for recommended future work to protect the heritage places in Moira Shire.

The work has been prepared in hard copy and electronic format.



## PROFESSIONAL CRITERIA AND BASIS FOR THE STUDY

The basis of the preparation, identification and analysis of the study was the *Australia ICOMOS Charter for the Conservation of Places of Cultural Significance (The Burra Charter)* and its *Guidelines*. The levels of significance used was National, State and Local which corresponds with the government authorities responsible for protecting culturally significant places at each of those levels.

Assessment of all heritage places within the study area used the Burra Charter values of aesthetic, historic, social and scientific significance. In accordance with the Criteria of the Register of the National Estate, as prescribed in the *VPP: Applying the Heritage Overlay*. The *Municipal Strategic Statement (MSS)* and *Local Planning Policy Framework (LPPF)* also formed the basis of the study. Places of potential State significance were assessed against the criteria used by Heritage Victoria.

## PHYSICAL AND HISTORICAL ASSESSMENT.

The definition of 'places of potential cultural significance, including precincts' is derived from the *Burra Charter* definition of *place*. Refer to page 90 of this report for more details.

For the majority of places assessment of potential significance was based on the physical features of the place as seen from the public realm, or from any known history. The consultants did not go onto private property. Thus the interior and a rear of places have not been assessed.

However, the interior of places such as churches and public halls were deemed to be locally significant without an inspection.

The historic themes used in this project, particularly in the environmental history, were developed from the *Australian Historic Themes: a framework for use in heritage assessment and management*, Australian Heritage Commission, 2001. This is a research tool that helps identify, assess, interpret and manage heritage places. Most of the historic research was done using secondary sources except when primary source material was provided by owners or historical society members. Oral history was also a useful source of information.

### Community consultation

Community consultation was an important part of the study and involved public workshops in cultural mapping in Cobram, Nathalia, Numurka and Yarrawonga. Ongoing consultation between the consultants and the steering committee was very valuable. Another productive method of consultation was the involvement of various members of the historical groups in the study area, telephone calls, emails and letters with individuals in the Shire with knowledge of the history of a particular place. Each councillor was sent the drafts of the relevant precincts and very valuable feedback was received from them. The National Trust Bridges committee were also consulted

and a great deal of assistance was received from them regarding historic bridges in the Shire.



**Avenue of Peppercorn Trees, St James Town Centre Precinct**

Source: Lorraine Huddle

## METHODOLOGY FOR PRIORITISATION OF PLACES FOR DETAILED ASSESSMENT IN STAGE 2

**In Stage One**, 1001 potential heritage places and 18 potential heritage precincts were identified through community consultation, fieldwork and some research using old maps. Each place is recorded in the Moira Shire Heritage Database which was developed by the consultants as a working tool for this study.

### **Moira Shire Heritage Database**

Over 1100 photographs were taken covering over 920 individual places. The photographs were entered into a specially designed database (using Microsoft Access) and known information regarding references, and listing on other heritage registers, was cross-referenced into the database. These included four legislative registers: the Victorian Heritage Register, the Victorian Heritage Inventory (both of these are State Government registers), the Heritage Overlay for individual and precinct places (Local Government) and other heritage registers such as the Register of the National Estate, and the National Trust of Australia (Victoria) Register.

The database is a dynamic tool which will be used in an on-going manner by the Moira Shire Planning Department and Heritage Advisor.

Because of insufficient funds for all potentially significant places to be individually researched in the **Stage Two Heritage Study**, the places and precincts identified in stage one were prioritised for work in the stage two study. This process was based on direction by the Steering Committee to document 15 heritage precincts, 117 individual places and 10 groups of places. The foundation for this is shown in Table One. It is based on brief physical and documentary evidence and a comparative analysis of all the places in the database.

**As Stage Two progressed**, therefore, and more research and fieldwork information became available, a few places were reassessed and their priority level was changed. The boundaries of each precinct also changed and in the case of Quinn and Saxton Streets in Numurkah, they were amalgamated and extended. It was found after fieldwork and research that two potential heritage precincts from Stage One, Wilby and Lake Rowan, did not meet the assessment criteria and they were not developed any further in Stage Two.

**EXECUTIVE SUMMARY of the Complete Heritage Study**

**TABLE ONE.**

**Prioritising Stage One Places for Stage Two.**

The level of priority in this table does not necessarily reflect the priority level of the cultural significance of a place. The total number of places found in Stage One increased during Stage Two. [Refer to Table Two.]

<b>Level Of Priority For Stage 2.</b>	<b>Method of Assessment of priority for each place</b>	<b>Total No. Of Places</b>	<b>Comments</b>	<b>Type of research recommended</b>
<b>1</b>	Place located within a potential Heritage Precinct	402	Refer to the maps of the 18 precincts in the <b>Stage One Heritage Study Report.</b>	Research the historical development of the precinct area and contribution of the places within it. No research of the history of individual places. Some of these individual places may be altered to level 2 or 3 if the detailed fieldwork and research for the precinct reveals evidence for this.
<b>2</b>	Individual Complex Place	53	These include homesteads, factories, and other places with several components, and have the potential to be individually significant.	More time required for site visits as they may contain several buildings, or the interiors of places such as banks. Research is more complex, especially if there is evidence of important changes to the place or they have detailed historical, social or scientific values.
<b>3</b>	Individual Single Place	277	These include places that have potential individual significance.	These include places with some known historical significance, or architectural significance, technical significance and social significance that is worthy of detailed research and documentation.
<b>4</b>	Existing HO Documentation inadequate	0	Individually significant places already protected on the planning Scheme without description, history and Statement of Significance.	
<b>5</b>	Low Priority	258	Places are not located in a precinct and are unlikely to reach the criteria for individual protection on the Planning Scheme.	They are archaeological, of modest architectural merit, or have little or no known historical significance.
<b>6</b>	Existing HO Documentation is adequate.	11	Already protected on the planning scheme with research, description and/or a Statement of Significance.	
<b>TOTAL</b>		<b>1001 individual places of potential significance</b>		

EXECUTIVE SUMMARY of the Complete Heritage Study

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Consideration was also given to ensuring that representative examples of heritage places were identified and documented in various geographic and historically defined areas across the Shire. It became apparent when researching the history of each place and when carrying out the fieldwork in the Moira Shire that the current shire boundaries (a recent political and administrative construct) do not reflect the historical development of the area. Rather, historical boundaries such as the pastoral runs, early road board districts, early towns and shires and subdivisions of land into suburban allotments are the physical expressions of the history of the extant historical places in the shire.

### **Approach to Drafting Local Heritage Policy**

The brief calls for the consultants to draft local policies for each of the precincts recommended for a heritage overlay. It does not, however, specify the format that these policies should adopt or indicate how local area policies should be integrated into the planning scheme. Some planning schemes, for example, have a general overall heritage policy. Local policies ought not to be direct copies of general heritage guidelines.

There is no particular structure recommended by the Department, but various planning panels have made recommendations as to how this should be approached. The Ballarat C58 Panel suggested that general heritage policies should be avoided and suggested that instead Heritage Victoria's draft '*Guidelines for Assessing Heritage Planning Applications*' (2000) should be incorporated in all planning schemes. Other panels have followed this lead but more recently the Surf Coast C15 panel suggested that these guidelines were inconsistent with the heritage overlay and could not be incorporated. The panel report on Kingston C46 on the other hand recommended including policies based on the 2000 Guidelines and including the Guidelines as a reference document. New Guidelines to replace the 2000 guidelines have recently been released by Heritage Victoria, with comments being received over the next twelve months. Furthermore, at the time of writing an Advisory Committee appointed by the Minister for planning is currently reviewing the Heritage Overlay and the terms of reference includes consideration of how best to include the substance of specific guidelines or policies for heritage Areas.

Given this dynamic situation we have adopted a format that is based on an approach that has in recent years been accepted both by planning panels and the Planning Minister and has resulted in successful amendments, despite the fluidity of the current situation regarding heritage policies:

- Policy Basis:
  - A reference to the MSS directions on heritage conservation and the Statement of Significance from the Heritage Study forms the Policy Basis.
- Objectives:
  - These are broad conservation objectives largely drawn from the Statement of Significance relating to places in the precinct to be conserved and enhanced.
- Policies:

**EXECUTIVE SUMMARY of the Complete Heritage Study**

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- These flow directly from the objectives and attempt give more specific direction on how applications should be assessed.

However for this study we have introduced an additional refinement that should make the inclusion of Heritage Area policies within the scheme more compact and efficient.

Noting from our experience that there is often considerable repetition in area specific policies most have been grouped into area policies of two types: town centre precincts and residential precincts. Each Statement of Significance appears under the Policy Basis but there are only two sets of Objectives and Policies. There is still scope within this framework to introduce and specify special policies. This was done required for other precinct types such as those with major landscape, recreational or civic places within them.

The policies have also been designed discretely and are not dependant on any general heritage policy in the scheme.

Some changes are likely to be necessary in formulating the actual amendment, but we believe that the primary role of this part in the study is to ensure that the content of what is required has been covered, and we have presented this in a structure that is as close to a workable amendment as possible.



**Evidence of a creative chimney-corbel craftsman. Cobram.**

Source: Lorraine Huddle 2004

## LIMITATIONS OF THE STUDY

### **Numbers and geographic location of heritage places.**

Some geographic areas have zero places recorded. This does not necessarily mean that there are no potentially culturally significant places in those localities. The study team used a strategic approach to the research and fieldwork, backed up by the knowledge of the local historians and community who gave direction to those places known to them as important. This approach was due to the budgetary limitations of the Stage One study which meant that not all places were visited and not all documentary sources were searched. As not all places in the shire are known to the local and voluntary historians, some places will have been missed during this study.

Although the number of new places in Stage Two of this study is very high (771) compared to the number currently protected at the Local level (33) and the State level (13) it should be understood that this is not a definitive list. For various reasons some places have been missed. This may be because they could not be seen or because they are in obscure locations in forest, or along roads that require four-wheel drive access. It is an ongoing task. As time progresses and places are researched they may qualify for consideration for protection on the Planning Scheme. This study has endeavoured to identify and photograph the vast majority of existing potential heritage places in the study area.

### **Budget and Funding for Stage Two**

The total budget for the Stage One and Two studies was \$47,500 plus \$105,000 = \$152,000.

Resources estimated at the end of the Stage One study for a Stage Two Study for Levels 1 to 3 (732 places) from Table One, were based on a fee of \$350 per place and \$4000 per precinct the total fee for Levels 1 to 3 (assessment of 732 places) is  $(\$350 \times 330 = \$115,000) + (\$4000 \times 18 = \$72,000) = \mathbf{\$187,000}$ . These fees covered all expenses for the project such as sub-consultant historians and town planner, insurance, travel costs, research, writing, meetings, and materials.

Further prioritisation occurred for assessment of a smaller number of places as the budget was inadequate for the above proposal.

The budget for Stage Two consisted of \$105,000 plus GST. The funding was from the State Government Public Heritage Program and Moira Shire Council. It is \$82,000 less than the budget for Stage Two, estimated in July 2004, consequently, the number of places researched and documented in Stage Two was further reduced and this process is explained in more detail later in this report.

### **Historical Research and Physical Descriptions**

Due to the budgetary constraints, the historical research and physical descriptions were limited. The historical research, in most cases, used secondary sources only. However

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some historical societies and individual members of the community generously provided primary sources and oral history and this was used when appropriate.

The physical descriptions of most places were assessed from the public realm as funding did not provide for the time required to obtain permission to go on site and do a more detailed assessment. The descriptions were limited to analysing the photographs taken from the public realm in Stage One for individual places, and the notes and photographs from the public realm, taken of precincts during the Stage Two fieldwork.

### **Historic Photographs and Maps**

The historic photographs were primarily obtained by internet searches and from local historical societies. The historic maps provided are for illustrative purposes only – they are not intended to be entirely legible or used for extracting information. Readers are encouraged to consult the original map when attempting to extract further information or verify the evidence. These maps and photographs have been used in this study for research purposes. Written permission of the owners should be sought prior to publication.

### **Maps - Current**

The consultants have endeavoured to provide accurate addresses of the heritage places, but in some cases the maps supplied by Moira Shire Council are not accurate and or lack sufficient information such as a street number for a place. Blake Street in Nathalia and Belmore Street in Yarrawonga are two examples where the physical allotments do not always match the allotments on the maps and not all property owners have street numbers displayed on their premises.

### **Community Consultation**

Public meetings were widely advertised but poorly attended in Stage One. In addition to the public meetings, the consultants made telephone and email contact with many members of the historical societies and individuals in the Shire to ascertain the history of particular places and we received excellent and enthusiastic help. However, it was mostly ‘a bush telegraph’ approach and there is no doubt that with much more time, many more individuals would have contributed their local knowledge and photographs.

### **Prioritisation of Places for the Stage Two Study [Table 1]**

The selection of grouped places, individual places, and precincts to be researched and documented was done in consultation with the steering committee.

In the Stage One study the places were prioritised into the six categories to assist with the selection of the places to be done in Stage Two. These categories are listed in (TABLE ONE). Those listed in levels 5 and 6 for the Stage Two Study could not be done within the available budget. It includes places (Level 5) that are not located in a precinct and are unlikely to reach the criteria for protection in the planning scheme as an **individually significance place**. These include archaeological sites except where there are significant ruins that would be appropriate to protect in the scheme and sites that are more effectively managed by a government land management agency. Finally places



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already protected on the planning scheme as **individually significant** (Level 6) have adequate documentation at present and the documentation should be reviewed for completeness and consistency with the rest of the places on the planning scheme. Level 4 was not applicable for this study.

To use the funds more efficiently it was decided, by the Steering committee and consultant, to group certain places and produce a generic Statement of Significance for each group. These groups are listed in Table Four.

In addition, several potential heritage places have been identified and listed in the database as evidence of further heritage work, particularly individual places outside the precincts.

Some small places such as cottages in remote locations are difficult to research within the budget available. Together with the lack of historical evidence and their modest architectural merit it is difficult to make a case for their protection. Most places like this are protected only if they are within a heritage precinct, where they collectively contribute to the character of the precinct. Some of these places, however, with little supportive documentation, have nevertheless been recommended for individual listing because they represent rare examples of the heritage places in a particular area as, for example, in Katamatite

Archaeological places are generally not included in heritage studies, and only those within a heritage precinct are noted.

Interiors of most places have not been assessed and are therefore not recommended for protection. This does not, however, preclude the possibility that some interiors may be culturally significant. Further work is required to establish this. Nevertheless, the interiors of public places, including churches, have been recommended for interior protection as their internal forms are significant for aesthetic and social reasons, and this protection will provide a mechanism for the shire's heritage advisor to assess the interior in detail, when necessary.

**Heritage Precincts [Table Five and Volumes 4 and 5]**

Fifteen Heritage Precincts have been documented in this study. Photographs are not provided for each individual site within the precinct as these are generally available in the database. The photographs included in the report are meant to be representative of the precinct or to illustrate a particular theme or claim. However, there is a photo list of most of the culturally significant places in a precinct, in the appendix.

The precinct boundary maps are intended to represent the final precinct maps that will be produced by council for the planning scheme, after the approval of the boundaries during the planning amendment process. Council will produce the final versions that will be used for planning and future documentation using their mapping software.

## RESULTS OF THE STUDY

**The following tables are used in the discussion of the results below.**

*Table One: Prioritising Stage One Places for Stage Two Study*

*Table One A : Geographic Distribution of Places in the Heritage Database*

*Table Two: Location and Status of 817 Heritage Places in Stage Two Study*

*Table Three: 170 Heritage Places in 8 Groups*

*Table Four: 126 Individual Heritage Places*

*Table Five: 475 Heritage Places in 15 Heritage Precincts*

### **The Report [Volume One ]**

provides details of the study regarding objectives, methodology, criteria, levels of Significance, use of the Burra Charter, recommendations for implementing a heritage program and protecting the heritage places and other outcomes including the tables of results.

**The Environmental History [Volume Two]**, provides a contextual basis for the history of physical examples of heritage places in the shire. It has developed the major historical themes to inform the contextual history. This is a stand-alone document, but it has also been used extensively to inform the history of each heritage precinct, group and individual places. The major historical themes represented by the 817 heritage places were identified as:

- Exploration and Early Settlement; Explorers, overlanders, squatters, indigenous inhabitants
- Developing the Region; Surveys, land sales, closer and soldier settlement, transport, water supply and communications.
- Building Settlements and Towns:
- Industry: Primary, Secondary and Tourism
- Governing: Road boards, Shires, amalgamation, law and order, public buildings
- Community Life: Accommodation, employment, community work and services, educating, recreation and leisure, community associations, worship and churches, remembering the fallen, arts and science, hospitals, medical and health services, cemeteries.

### **Heritage status of the documented heritage places.**

*Table Two: Location and Status of 817 Heritage Places in Stage Two Study*, shows that

- 46 places are already protected
  - 33 existing Heritage Overlay HO.(Locally significant places)

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- 5 existing Heritage Victoria Register. (State significant places)
  - 8 existing Heritage Victoria Inventory. (Archaeology places)
  - 771 new places are recommended for protection at a Local level using a Heritage Overlay in the Moira Shire Planning Scheme.
- A total of 771 new places are recommended for Heritage protection.
- 475 places are within 15 heritage PRECINCTS in the Moira Shire
  - 170 places are within 8 GROUPS.
  - 126 places are INDIVIDUALLY significant.

**Geographical location of the heritage places and precincts.**

*Table Two: Location and Status of 817 Heritage Places in Stage Two Study*, shows that the major towns in the Shire have the largest number of heritage places, most of which are located in the heritage precincts formulated in this study.

Yarrawonga	180 places	133 of these are within precincts.
Nathalia	153 places	111 of these are within precincts.
Numurkah	140 places	97 of these are within precincts.
Cobram	104 places	60 of these are within precincts.

Two medium sized towns also have a large proportion of places within precincts;

St James	52 places	44 of these are within a precinct.
Tungamah	40 places	30 of these are within precincts.

The following small towns or areas have seven or more heritage places but do not have any heritage precincts and therefore, heritage places are either individually significant or documented as part of groups of heritage places valued by the community.

Katamatite	15 places	7 of these are within groups.
Wilby	11 places	7 of these are within groups.
Strathmerton	11 places	5 of these are within groups.
Katunga	10 places	4 of these are within groups.
Picola	8 places	1 of these are within groups.
Barmah	7 places	4 of these are within groups.
Bundalong	7 places	5 of these are within groups.
Lake Rowan	7 places	5 of these are within groups.

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**Groups of heritage places [Table Three and Volume Three]**

*Table Three: 170 Heritage Places in 8 Groups* notes that there are eight types of groups, summarised below and detailed in Table Three

Number	Group Type	No. of places
1	Churches	38
2	Halls	23
3	War Memorials	19
4	Cemeteries	17
5	Schools	12
6	Police Lock-Up Cells	4
7	Community Heritage Precincts	5
8	Historic Plaques	52
	<b>TOTAL</b>	<b>170</b>

There are 38 churches listed and this is the largest group of buildings. The churches, halls, war memorials and cemeteries are located in towns, hamlets and former hamlets over the whole shire.

However the Historic Plaques is the largest group, consisting of 52 non-buildings. The historic plaques are an interesting group because they indicate a formal acknowledgement by community groups of the importance of historical events and places in the development of the community and the ‘sense of place and belonging’ for those in many towns and former towns. Most of the plaques were designed and placed with research, consultation and a ceremony held by local community groups. Another view is that it is a compromise to use plaques to replace the authentic heritage which has been lost through natural decline, relocation or simply ‘throwing the baby out with the bath water’ primarily in the haste of post war development.

While it is acknowledged that historic plaques are important cultural places in themselves, it would be a shallow way to view, use and appreciate the Shire’s cultural heritage if the authentic three dimensional culturally significant places were all reduced to plaques.

**Individually significant heritage places [Table Four and Volume Three]**

*Table Four: 126 Individual Heritage Places*

126 places have been documented and recommended for individual heritage protection. 9 of these were done pro bono. They consist of a photograph, history, description and Statement of Significance for each one.

Most individually significant places are located outside of precincts however there are a few inside precincts. They are recommended for individual protection because they are ‘out of character ‘ with the statement of significance of the precinct, or require additional protection such as the interior, trees or other unique features. There are 16 bridges in this list but it is by

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no means the full number of historic bridges in the Shire. Budget constraints have meant that many places, worthy of protection could not be documented as part of this study.

**Heritage Precincts [Table Five and Volumes 4 and 5]**

*Table Five: 475 Heritage Places in 15 Heritage Precincts*

15 heritage precincts have been developed during this study.

*These should not be confused with the Community Heritage Precincts Group which consists of five places (usually a single building) with artefacts and historic documents collected by local historical and genealogy societies and managed by the Shire. These are located in Cobram, Nathalia, Numurkah, Tungamah and Katamatite. There is a sixth one located outside the Shire and across the Murray River, in Mulwala, NSW.*

**Table Five**

**475 Heritage Places in 15 Heritage Precincts**

**List of Precincts with the heritage places within each one and proposed planning overlays.**

No of Precincts	Name of Precinct	Heritage Places	Planning Overlay
1	Cobram CHURCH	17	HO and DDO
2	Cobram TOWN CENTRE	43	HO
3	Nathalia BROKEN CREEK	25	HO
4	Nathalia CHURCH	6	HO
5	Nathalia KOSTADT	47	HO
6	Nathalia KURRAJONG	12	HO
7	Nathalia TOWN CENTER	21	HO
8	Numurkah RECREATION	14	HO and SLO
9	Numurkah RESIDENTIAL	50	HO
10	Numurkah TOWN CENTRE	33	HO
11	St James TOWN CENTRE	44	HO
12	Tungamah CHURCH	4	HO.
13	Tungamah TOWN CENTRE	26	HO
14	Yarrawonga TOM SHARP	74	HO
15	Yarrawonga TOWN CENTRE	59	HO
	TOTAL PLACES	475	

Heritage Precincts are important for several reasons. They are the best means of protecting and enhancing the individual heritage character of significant areas of each of the above towns. This is not to be confused with Neighbourhood Character Overlays which also protect existing character, but they may or may not involve heritage places. The major difference between Heritage Overlays and Heritage Studies and Neighbourhood Overlays and Neighbourhood Character Studies is that heritage studies are based on the principles of the

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Burra Charter, research the historical basis of the places, analyse the extent of physical fabric remaining from the important historical period and provide a Statement of Cultural Significance based on that research. As a result, Heritage Overlays protect the authentic heritage fabric by way of planning permits being required for demolition and alteration of the heritage places. Whereas, Neighbourhood Character Overlays do not protect authentic heritage places from demolition or fake 'look-alikes' being built in their place.

Thus the town centre heritage precinct protects the quintessential authentic heritage character of that town, including views to historic and aesthetic landmarks, historic trees, Avenues of Honour, and the setting of the historic buildings. It reduces a laissez-faire outcome where large-scale, corporate, franchising, VicRoads and global influences may incrementally turn every country town into standardised appearance. If every country town looks the same because corporate advertising practices choose to turn historic places into advertising bill boards, VicRoads standardise the character of roads by removal of Avenues of Honour, and demolish historic buildings on corners to allow BWs to turn, or historic trees are removed for car parking, it will have the disadvantage of the local residents incrementally losing their 'sense of place and belonging' and tourists will have little reason to experience those towns. The significance of the heritage places in heritage precincts relies on the contextual relationship of heritage places, streetscapes and views, within each precinct. Individually, many would not meet the threshold for heritage protection, but collectively they form a significant heritage precinct. Thus each place is important and the removal of any will incrementally diminish the heritage value of the precinct.

Just as a country town's character and history can be incrementally destroyed, it can be incrementally enhanced. Heritage Overlay controls enable a process for discussion and thoughtful development with all stakeholders, it does not stop development, it reduces the risk of 'throwing the baby out with the bath water'.

## **BEST PRACTICE MANAGEMENT OF CHANGE**

The authentic heritage places and precincts recommended for protection are part of the setting for living and evolving communities in Moira Shire. The planning scheme amendments recommended in this study provide the means for council and the community to manage the change so that the 'baby is not thrown out with the bath water' during those changes.

Some changes that have occurred to these authentic heritage places and precincts have not been welcomed by the community and some places have been completely destroyed. The latter assets cannot be returned and are lost to future generations. However, using the principles, practices and processes of the Burra Charter (see a copy in the appendix) it is possible to reverse some of the inappropriate alterations and carry out future changes that are sympathetic to the heritage character, thus enhancing these heritage assets and providing a win-win outcome. The former State Savings Bank in Cobram is a very good example of the adaptive use of the bank to a restaurant.

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To facilitate this approach it is very important for council to provide positive pro-active brochures for each precinct, concurrently with the amendment. The brochures should explain, with illustrations, what is important and how to make sympathetic changes. A history and description, and statement of significance for each precinct are provided in Volumes 3 and 4 in this Study.

The precinct documentation, in an abbreviated form, with matching illustrated design guidelines is the basis of these useful brochures. Provision of these brochures is economically worthwhile as they reduce many hours of work by council's planning officers and heritage advisor explaining these matters to each individual. Good examples can be seen in the City of Ballarat DDO Urban Character Design Guidelines and the City of Greater Bendigo Residential Character Study Design Guidelines. These can be viewed and printed from the respective web sites. One of the brochures should be a copy of the Burra Charter.

It is also recommended that the Moira Shire Council's website be used to provide the entire contents of the heritage study, in PDF format; copies of the design guideline brochures, the Burra Charter and an abbreviated form of the heritage database.

Moira Shire Council has recently engaged a part time Heritage Advisor to assist council staff and ratepayers with advice regarding heritage matters. This is a proactive step which is a free heritage advisory service to the owners of heritage places, community groups with heritage places and this service is likely increase as the heritage places are protected.



**Panorama of the c100 year old peppercorn trees surrounding the Showgrounds oval.**

*Source: Lorraine Huddle Pty Ltd 2004.*



**Uniting Church, Bundalong**  
Source: Lorraine Huddle 2004



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**TABLE TWO**

**The location of the 817 Culturally significant places (Precinct, Group and Individual places) in Moira Shire is shown in alphabetical order, noting places per geographic area.**

*Definition of a heritage place “means site, area, land, landscape, building or other work, group of buildings or other works, and may include components, contents, spaces and views.”*

<b>TABLE TWO</b>	<b>A</b>	<b>B</b>	<b>C</b>	<b>D</b>	<b>E</b>	<b>F</b>	<b>G</b>	<b>H</b>
<b>Town or Rural area</b>	<b>New Individual Heritage Overlay places</b>	<b>New Precinct Heritage Overlay places</b>	<b>New Group Heritage Overlay places</b>	<b>TOTAL NEW HERITAGE OVERLAY PLACES</b>	<b>Existing Individual Heritage Overlay places</b>	<b>Existing Heritage Victoria REGISTER places</b>	<b>Existing Heritage Victoria INVENTORY places</b>	<b>TOTAL Heritage places</b>
	[126]	[475]	[170]	[771]	[33]	[5]	[8]	[817]
<b>Government Level</b>	<b>LOCAL HO</b>	<b>LOCAL HO</b>	<b>LOCAL HO</b>	<b>LOCAL HO</b>	<b>LOCAL HO</b>	<b>STATE REGIST ER</b>	<b>STATE INVENTOR Y</b>	<b>STATE AND LOCAL</b>
Almonds	0	0	1	1	0	0	0	1
Barmah	3	0	4	7	0	0	0	7
Barmah East	0	0	1	1	0	0	0	1
Barwo	0	0	0	0	0	0	0	0
Bathumi	0	0	1	1	0	0	0	1
Baulkamaugh	0	0	0	0	0	0	0	0
North, Bearii	1	0	0	1	0	0	0	1
Boomahnoomoonah	0	0	2	2	0	0	0	2
Boosey	0	0	0	0	0	0	0	0
Boweya North	0	0	1	1	0	0	0	1
Bundalong	2	0	5	7	0	0	0	7
Bundalong South	1	0	1	2	0	0	0	2
Burramine	0	0	4	4	0	0	1	5
Burramine South	0	0	4	4	0	0	0	4
<b>Cobram</b>	<b>23</b>	<b>60</b>	<b>19</b>	<b>102</b>	<b>2</b>	<b>0</b>	<b>0</b>	<b>104</b>
Cobram East	0	0	2	2	0	0	0	2
Drunmanure	0	0	0	0	0	0	0	0
Dunbulbalane	0	0	0	0	0	0	0	0
Esmond	0	0	2	2	0	0	0	2
Furzes	0	0	0	0	0	0	0	0
Invergordon	1	0	0	1	0	0	0	1
Kaarimba	1	0	0	1	0	0	0	1
Katamatite	7	0	7	14	0	0	1	15
Katunga	6	0	4	10	0	0	0	10

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<b>Town or Rural area</b>	<b>New Individual Heritage Overlay places</b>	<b>New Precinct Heritage Overlay places</b>	<b>New Group Heritage Overlay places</b>	<b>TOTAL NEW HERITAGE OVERLAY PLACES</b>	<b>Existing Individual Heritage Overlay places</b>	<b>Existing Heritage Victoria REGISTER places</b>	<b>Existing Heritage Victoria INVENTORY places</b>	<b>TOTAL Heritage places</b>
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<i>Katunga North</i>	0	0	0	0	0	0	0	0
<i>Koonoomoo</i>	0	0	0	0	0	0	2	2
<i>Kotupna</i>	4	0	1	5	0	0	0	5
<i>Kurraan</i>	0	0	0	0	0	0	0	0
<i>Lake Rowan</i>	2	0	5	7	0	0	0	7
<i>Marungi</i>	0	0	0	0	0	0	0	0
<i>Muckatah</i>	0	0	0	0	0	0	0	0
<i>Mundoona</i>	1	0	0	1	0	0	0	1
<i>Mywee</i>	0	0	0	0	0	0	2	2
<i>Naringaningalook</i>	1	0	1	2	0	0	0	2
<i>Narioka</i>	0	0	0	0	0	0	0	0
<b><i>Nathalia</i></b>	8	111	14	133	20	0	0	153
<b><i>Numurkah</i></b>	22	97	17	136	3	1	0	140
<i>Peechelba</i>	0	0	5	5	0	0	0	5
<i>Picola</i>	7	0	1	8	0	0	0	8
<i>Picola West</i>	0	0	0	0	0	0	0	0
<i>Pulluebla</i>	0	0	0	0	0	0	0	0
<i>Sandmount</i>	0	0	1	1	0	0	0	1
<i>Strathmerton</i>	3	0	5	8	2	1	0	11
<b><i>St James</i></b>	0	44	8	52	0	0	0	52
<i>Telford</i>	0	0	2	2	0	0	0	2
<b><i>Tungamah</i></b>	0	30	9	39	1	0	0	40
<i>Ulupna</i>	0	0	0	0	0	0	1	1
<b><i>Waaia</i></b>	3	0	2	5	0	0	0	5
<i>Waggarandall</i>	2	0	2	4	0	0	0	4
<i>Watebille</i>	0	0	0	0	0	0	0	0
<i>Wilby</i>	4	0	7	11	0	0	0	11
<i>Wunghnu</i>	2	0	2	4	1	1	0	6
<i>Yabba North</i>	0	0	1	1	0	0	0	1
<i>Yabba South</i>	0	0	0	0	0	0	0	0

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<i>Yalca</i>	1	0	3	4	1	0	0	5
<i>Yambuna</i>	0	0	0	0	1	0	0	1
<b>Yarrowonga</b>	019	133	23	175	2	2	1	180
<i>Yarroweyah</i>	0	0	1	1	0	0	0	0
<i>Yeerip</i>	0	0	0	0	0	0	0	0
<i>Yielima</i>	0	0	0	0	0	0	0	0
<i>Youanmite</i>	0	0	0	0	0	0	0	0
<i>Youarang</i>	0	0	0	0	0	0	0	0
<i>Yundool</i>	2	0	2	4	0	0	0	4
<b>TOTAL</b>	<b>126</b>	<b>475</b>	<b>170</b>	<b>771</b>	<b>33</b>	<b>5</b>	<b>8</b>	<b>817</b>
<i>End of TABLE TWO</i>								

**TABLE THREE**  
**Eight Groups of Places.**  
**List of places in Groups in alphabetical order by Town.**

Number	Group Type	No. of places
1	Churches	38
2	Halls	23
3	War Memorials	19
4	Cemeteries	17
5	Schools	12
6	Police Lock-Up Cells	4
7	Community Heritage Precincts	5
8	Historic Plaques	52
	<b>TOTAL</b>	<b>170</b>

<i>TABLE 3</i> <i>GROUP TYPE</i>	<i>No</i>	<i>TOWN</i>	<i>DB</i> <i>No.</i>	<i>NAME</i>	<i>Address</i>
<b>Churches</b>	<b>38</b>				
	1	Barmah	937	Barmah Anglican Church,	Barmah Bridge Approach,
	2	Barmah	939	Barmah Catholic Church, ,	Murray and Tinkler Streets
	3	Bundalong	1084	Uniting Church,	McPherson Street,.
	4	Burramine	312	St Mary's Catholic Church,	Yarrowonga Katamatite Rd
	5	Cobram	240	St Josephs Catholic Church.	2 Broadway St
	6	Cobram	243	St Joseph's Church and Carillon,	41 William Street
	7	Cobram	244	Weatherboard Church Uniting Methodist (Red Cross centre),	3 William St
	8	Cobram	245	Former Methodist/Presbyterian Uniting Church, Gates, Halls,	40 Hay Street
	9	Cobram	247 & 282	St Margaret's Church of England, 1906, Windows, Gates, Fence, Hall,	8 High St
	10	Cobram East	922	Former Church & exotic trees, ,	2575 Murray Valley Highway
	11	Katamatite	605	Uniting Church & Hall,	
	12	Katamatite	611	Anglican Church, 18	Beek Street
	13	Katamatite	617	Catholic Church	Beek Street
	14	Lake Rowan	1072	Uniting Church and Hall.	Savage Street

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<b>GROUP TYPE</b>			<b>No.</b>		
	15	Nathalia	166	Uniting Church	Bromley Street
	16	Nathalia	22	Catholic Church 1892	1 Robertson Street
	17	Nathalia	156	Anglican Church	37 Robertson Street
	18	Nathalia	164	Former Presbyterian Church	24 Veldt St
	19	Numurkah	484	Anglican Church	Melville Street
	20	Numurkah	557	Uniting Church 1888 & Hall	Quinn Street
	21	Numurkah	562	St Andrews Presbyterian Church 1883,	58 Saxton Street
	22	Numurkah	563	St Andrews Presbyterian Hall	60 Saxton Street
	23	Numurkah	570	Catholic Church, and trees	20 Tocumwal Road
	24	St James	87	St Thomas Anglican Church, fence and trees,	Main St
	25	Strathmerton	583	St Aidens Anglican Church	98 Murray Valley Highway
	26	Strathmerton	584	Uniting Church and Hall	Murray Valley Highway
	27	Strathmerton	586	St Patrick's Church	Murray Valley Highway
	28	Tungamah	639	St Albans Anglican Church	Tungamah Road or Barr st
	29	Tungamah	641	Uniting Church	Barr Street
	30	Tungamah	642	Catholic Church	Barr Street
	31	Waaia	596	And associated buildings	
	32	Waaia	593	Former Anglican Church	Bearii-Waaia Road
	33	Waggarandall	254	Former Church	Katunga-Picola Road
	34	Yalca	947	Uniting Church & Graves c 1880s, ,	2186 Benalla Tocumwal Rd
	35	Yarrowonga	388	Yalca Uniting Church and Fence,	Brown Bridge Road,
	36	Yarrowonga	395	Sacred Heart Church 1897	Witt Street
	37	Yarrowonga	409	Uniting Church and Hall	Piper Street
	38	Yarrowonga	798	St Cuthbert's Anglican Church and hall.	Piper Street
				Former Church	McNally Street
<b>Halls</b>	<b>21</b>				
	1	Barmah	945	Public Hall,	12 Schier Street,
	2	Burramine South	691	Burramine Hall	Katamatite – Yarrowonga Road
	3	Katamatite	606	Public Mechanics Institute Hall,	Beek Street,
	4	Katunga	303	RSL Hall and Plaque,	1 Bristol Street
	5	Katunga	304	Scout Hall,	5 Bristol Street,
	6	Nathalia.	20	Mechanics Institute and Public Hall, 1889	43 Pearce St
	7	Nathalia	1035	Masonic Lodge, et,	25 Gifford Stre

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<b>TABLE 3</b>	<b>No</b>	<b>TOWN</b>	<b>DB</b>	<b>NAME</b>	<b>Address</b>
<b>GROUP TYPE</b>			<b>No.</b>		
	8	Numurkah	462	Former Mechanic's Institute, 1883	Melville St
	9	Numurkah	522	Former Hall	McDonald Street
	10	Numurkah	561	RSL Hall	Saxton Street
	11	Peechelba	1088	Peechelba Memorial Hall,	Murray Valley Highway, Moran St,
	12	Picola	957	Picola Hall,	
	13	St James	97	Hall, (former Mechanics' Institute)	St James Road
	14	Strathmerton	587	Public Hall	Murray Valley Highway Barr St
	15	Tungamah	107	Tungamah Mechanics Institute Soldiers Memorial Hall	
	16	Wilby	175	Wilby Memorial Hall	Swanston St.
	17	Wunghnu	44	Former Mechanics Institute Hall	
	18	Yalca	946	Yalca North 1925 Public Hall, ,	Murray Valley Highway
	19	Yarrowonga	723	Scout Hall	Cnr Pearce & Irving Sts
	20	Yarrowonga	762	CWA rooms	21 Hovell Street
	21	Yarrowonga	401	Masonic Lodge	Piper St
	22	Yarroweyah	331	Yarroweyah Memorial Hall	Murray Valley Highway
	23	Yundool	273	Yundool Hall, Yundool	School Road,
<b>War Memorials</b>	<b>19</b>				
	1	Cobram	224	War Memorial and flagpole.	Punt Road,
	2	Cobram	227	Cobram War Memorial Swimming Pool, gates and arch.	Gregory Street
	3	Cobram	246	War Memorial Plaque with Aleppo Pine, ,	Hay Street
	4	Katunga	303	RSL Hall, War memorial, flagpole and Plaque	1 Bristol Street,
	5	Lake Rowan	1077	War Memorial Site, Monument, lone pien tree, plaque, flagpole.	
	6	Nathalia	1028	War Memorial Peppercorn Avenue of Honour.	Blake Street
	7	Nathalia	1014	1919 War Memorial monument, plaques, flagpoles, 1949 Poplar trees..	Blake Street,
	8	Nathalia	1044	WW1 Kurrajong Avenue of Honour. The trees were individually named.	Bromley Street

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<b>TABLE 3</b>	<b>No</b>	<b>TOWN</b>	<b>DB</b>	<b>NAME</b>	<b>Address</b>
<b>GROUP TYPE</b>			<b>No.</b>		
	9	Nathalia	1045	Memorial Pool,	Park Street,
	10	Numurkah	483	War Memorial, Gun, plaque & Trees	Melville Street
	11	Numurkah	566	POW Plantation and Plaque	Goulburn Valley Hwy
	12	Numurkah	579	Coombs Memorial Drive, plaque.	Katamatite Road
	13	St James	119	War Memorial, flagpole, Stone plaque	Devenish Rd
	14	Strathmerton	587	War Memorial	Murray Valley Highway
	15	Tungamah	106	War Memorial Obelisk,	Barr St
	16	Yarrawonga	357	WW1 War Memorial 1921	Belmore Street
	17	Yarrawonga	1100	1919 Kurrajong Avenue of Honour	Kurrajong tree and plaque.
	18	Yarrawonga	1096	1919 Kurrajong Avenue of Honour	Kurrajong trees.
	19	Yarrawonga	698	RSL Avenue of Honour War Memorial, plaque and 1919 granite pillars from Belmore St.	Dunlop Street
<b>Cemeteries</b>	<b>17</b>				
	1	Barmah	936	Barmah Cemetery, (1878)	Barmah Bridge Approach,
	2	Barmah Forest		Barmah Forest private cemetery (1854)	
	3	Bundalong		Bundalong Cemetery (1880)	
	4	Burramine South	337	Burramine Cemetery, (1875),	Murray Valley Highway
	5	Cobram East	1069	Cobram Cemetery, (1876)	Cemetery Road,
	6	Katamatite	625	Katamatite Cemetery (1880),	Cemetery Road
	7	Lake Rowan	1070	Lake Rowan Cemetery, (1879)	Yarrawonga – Benalla Road,
	8	Nathalia		Nathalia (1854)	
	9	Numurkah	573	Numurkah Cemetery (1883)	Madeline Street
	10	Peechalba			
	11	Tungamah	681	Tungamah Cemetery, (1883)	Cemetery Road
	12	Waggarandall		Waggarandall (1886),	
	13	Wilby	1083	Wilby Cemetery (1891)	Cemetery Road,
	14	Wunghnu		Wunghnu (1880)	
	15	Yabba		Yabba (1867)	
	16	Yalca North		Yalca North Cemetery (1895)	
	17	Yarrawonga	696	Yarrawonga Cemetery (1877)	Gilmore Street

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<b>TABLE 3</b>	<b>No</b>	<b>TOWN</b>	<b>DB</b>	<b>NAME</b>	<b>Address</b>
<b>GROUP TYPE</b>			<b>No.</b>		
<b>Schools</b>	<b>12</b>				
	1	Cobram	240	St Josephs Catholic Church, School 1922	2-27 Broadway St
	2	Cobram	75	Cobram State School No. 2881	47-49 Punt Road
	3	Katunga South	306	Katunga South School No 2269,	Hays Road and Katunga North Road,
	4	Kotupna	917	Kotupna Primary School No. 1999	Hancocks Bridge Road
	5	Nathalia	1040	School,	Bromley Street,
	6	Numurkah	556	Primary School	Quinn Street
	7	Numurkah	572	St Joseph's School	16? Tocumwal Road
	8	Sandmount	277	Former Old Sandmount School,	Sandmount Road,
	9	St James	115	Primary School former.	Devenish Road
	10	Yarrawonga	726	Yarrawonga Primary School	Tom and Hovell Streets
			763		
	11	Yarrawonga	64	Convent and Primary School	Murphy St
	12	Yundool	274	Yundool School Site, Yundool	School Road,
<b>Police Lock-up Cells</b>	<b>4</b>				
	1	Katamatite	14	Portable Timber Police Cell	Beek Street
	2	Nathalia		Two Portable Timber Police Cells.	43 Pearce St
	3	St James	265	Lock Up at rear of former Police Station.	Mechanics Institute site
	4	Tungamah	668	Police Lock Up,	St James Main Road, Station Street
<b>Community Heritage Precincts</b>	<b>5</b>				
	1	<b>Cobram</b>		Cobram Historical Precinct Old School (built 1893)	Punt Road, Cobram
	2	<b>Katamatite</b>		Katamatite Historical Society	Beek Street, Katamatite
	3	<b>Nathalia</b>		Nathalia Historical Precinct Mechanics Institute 1889	Pearce Street, Nathalia



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<b>GROUP TYPE</b>			<b>No.</b>		
	4	<b>Numurkah</b>		Numurkah Historical Society Former Bank of Victoria 1892	Melville Street, Numurkah
	5	<b>Tungamah</b>		Tungamah Historical Precinct Former Tungamah Courthouse	Argus Street, Tungamah
		<b>Mulwala</b>		Yarrowonga/Mulwala	NOT LOCATED IN MOIRA SHIRE
<b>Historic Plaques</b>	<b>52</b>				
	1	Almonds	1141	Plaque and site of former Boweya North Congregational Church (1886-1914) and St Bede's C of E, Almonds (1921-1969), unveiled 16 April 1994..	Almonds Road and Lewis Road, Almonds
	2	Bathumi	1130	Plaque and site of Bathumi School No. 1850, unveiled Nov 1991.	Murray Valley Hwy
	3	Boomahnoomoonah	1132	Plaque and site of Boomahnoomoonah School No. 2249	Hammon's Road Keenans Road
	4	Boomahnoomoonah	1123	Plaque and site of Boomahnoomoonah East School No. 2801 unveiled Nov 1991.	Angle Road
	5	Boweya North	1140	Plaque and site of former Boweya North State School No 3122, 1891-1947, unveiled 16 April 1994.	Lewis Road and Boomahnoomoonah Road.
	6	Bundalong Village	1136	Plaque and site of former churches. Esperance, Salvation Army (1895-1908), Methodist (1908-1918) unveiled 16 April 1994. .	Yarrowonga Wangaratta Road
	7	Bundalong South	1131	Plaque and site of Bundalong South School No. 2109.	Post Office Rd and Yarrowonga Wangaratta Rd.
	8	Bundalong West	1129	Plaque and site of Bundalong West School No. 3282 unveiled Nov 1991.	Carmichaels Road and Whites Road
	9	Bundalong West	1137	Plaque and site of former Bundalong Congregational church (1882-1915) unveiled 16 April 1994. .	Munroe Road
	10	Bundalong	1138	Plaque and site of former Bundalong St Brendan's RC	Chapel Lane.

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<b>GROUP TYPE</b>			<b>No.</b>		
	11	Burramine South	1118	church (1886-1970) unveiled 16 April 1994. Site of Burramine Sth St Mary's Catholic School Feb 1887 – 1925 (plaque adjacent to church. ).	Yarrawonga Katamatite Road
	12	Burramine South	1135	Plaque and site of former Burramine South school No 2203.	O'Dea Road
	13	Burramine	1146	Plaque and site of Burramine. Presbyterian Church, 1883 -1950, un15veiled 16 April 1994.	Murray Valley Hwy and Nevin's Road.
	14	Burramine	690	Former Burramine School No 1766 Site. Plaque unveiled Nov 1991.	West Nevin's Road and Murray Valley Hwy
	15	Burramine East	1120	Site of former Burramine East School No. 2101, unveiled Nov 1991.	Telford Yarrawonga Rd and Connell Rd.
	16	Cobram	187	Punt Rd Development Plaque,	Corner Bank St and Punt Rd
	17	Cobram	189	Sesqui Centennial Plaques,	Bank Street
	18	Cobram	227	Cobram Memorial Swimming Pool, gate, plaques	Gregory Street,
	19	Cobram	228	Apex Reserve Plaque,	Campbell Street,
	20	Cobram	233	Pump House, and Steam Pumps Site,	River Road,
	21	Cobram	246	Plaque with Aleppo Pine, Pinus Brutia, obtained from the seeds form the Lone Pine on Gallipoli and planted on Anzac Day 1981 by Paul McKay President Cobram RSL in memor of departed comrades.	Hay Street
	22	Cobram	248	Captain Charles Sturt Cairn and plaque,	Murray Valley Highway
	23	Esmond formerly Bundalong Village	1127	Plaque and site of former school No 3444 Esmond. nveiled Nov. 1991.	Montrose Rd
	24	Esmond formerly Bundalong McPhail's	1128	Plaque and site of former school No 2593 Esmond formely Bundalong McPhail's, unveiled Nov. 1991.	McPhail's Road
	25	Lake Rowan	1074	Site of Congregational Church Plaque,	Savage Street
	26	Lake Rowan	1075	Site of Lake Rowan School Plaque,	Savage Street,
	27	Naringaningalook	685	Plaque and Peppercorns at	Nathalia-Katamatite

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<b>GROUP TYPE</b>			<b>No.</b>		
	28	Numurkah	566	site of Church of England POW Plantation and Plaque	Road Goulburn Valley H'way
	29	Numurkah	903	Signage for Historical places.	Melville Street
	30	Ovens Bridge near Peechelba	1126	Plaque and site of former school No 4343 of Ovens Bridge unveiled Nov 1991.	Nish Road and Yarrowonga Wangaratta Rd
	31	Peechelba	1124	Plaque and site of former township school No 3105 of Peechelba unveiled Nov 1991.	Yarrowonga Wangaratta Rd
	32	Peechelba	1139	Plaque and site of former Peechelba Congregational Church (1887-1901) and Peechelba Methodist Church (1902 - 1934) unveiled 16 April 1994.	Mattamia Road.
	33	Peechelba	1125	Plaque and site of former school No 2245 of Peechelba unveiled Nov 1991.	Blatchs Road
	34	St James	115	1994 centenary plaque for St James Primary School.	Devenish Road
	35	St James	114	1983 Plaque, 100 Years of Rail Service 1883-1983	Devenish Road
	36	St James	112	Plaque, site of North Easter Stores and George J Coles' First Store	ST James Main Road
	37	Telford	1121	Plaque and site of Telford Hill Plain-Telford West School No. 2241, unveiled Nov 1991.	Telford Tungamah Road and Telford Yarrowonga Rd.
	38	Telford	1145	Plaque and site of Telford Presbyterian Church, 1883 - 1950, unveiled 16 April 1994.	Telford Tungamah Road and Telford Yarrowonga Rd.
	39	Tungamah	111	Shire of Tungamah Farewell Celebration Plaque	Barr St
	40	Wilby	1119	Plaque outside Wilby Hall to Corporal Arthur Smith, from Wilby, who died at Gallipoli in 1915.	Swanston St
	41	Wilby	1222	Plaque and site of former Wilby School No. 2288, unveiled Nov 1991.	Yarrowonga Wilby Rd
	42	Wilby	1142	Plaque and site of former Wilby Congregational Church 1883-1963, unveiled 16 April 1994.	Swanston St.
	43	Wilby	1143	Plaque and site of former Wilby St Joseph's RC	Swanston St

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<b>GROUP TYPE</b>			<b>No.</b>		
	<b>44</b>	Wilby	1144	Church 1883-1963, unveiled 16 April 1994. Swanston St. Plaque at Wilby Cemetery (extant DB 1083) unveiled 16 April 1994.	Cemetery Road
	<b>45</b>	Yarrawonga	1147	Plaque and site of former Yarrawonga Wesleyan Church, 1885 – 1918, unveiled 16 April 1994.	11 Orr Street
	<b>46</b>	Yarrawonga	1148	Plaque and site of former Yarrawonga Salvation Army Barracks, 1891 – 1927. and Bible Christian Church 1885-1891, unveiled 16th April 1994.	42 Hume St.
	<b>47</b>	Yarrawonga	351	Plaque Holburd's Punt,	Belmore Street
	<b>48</b>	Yarrawonga	698	RSL Avenue of Honour War Memorial	Dunlop Street
	<b>49</b>	Yarrawonga	811	Plaque and site of former Stinking Goat Hotel.	Tungamah Road and Cummins Road.
	<b>50</b>	Yarrawonga	1134	Plaque and site of former Yarrawonga School No 1819	Tom Street
	<b>51</b>	Yarrawonga	1149	Plaque at Guide Hall to commemorate the building and site of the former Methodist Church 1937 - 1977, unveiled 16 April 1994.	Hume and McNally St
	<b>52</b>	Yarrawonga South	1133	Plaque and site of Yarrawonga South School No. 2194	Yarrawonga Rd and Prescotts Road
<b>TOTAL</b>	<b>52</b>				
END OF TABLE THREE					

EXECUTIVE SUMMARY of the Complete Heritage Study

**TABLE FOUR**  
*126 Individual Heritage Places*

List of 126 individually significant places recommended for Individual Heritage Overlay (HO) protection.

TABLE FOUR Indivi- dual places	Town	Street	Stre et No	Interior/ Trees,	Name	DB No	In a pre cin ct ?
1	Barmah	Forest Drive		Trees	Barmah Saw Mill	938	No
2	Barmah	Evans St		No	Barmah Punt	942	No
3	Bearii	Mywee- Bearii Rd		I and T	Coonanga Homestead 1866	590	No
4	Cobram	Bank Street,		Trees	Showgrounds (1907)	223	No
5	Cobram	Brepbir Street,		Trees	Trees	221	No
6	Cobram	Broadway St	30	I and T	"Lisfarron" house.	242	No
7	Cobram	Broadway St	46- 48	I and T	Inter War Bungalow House	287	No
8	Cobram	Burramine Road	903	Not assessed	Early Farm House	315	No
9	Cobram	Burramine Road	127 7	Not assessed	Early Farm house	316	No
10	Cobram	Churr St		No	Water Towers and Pond	218	No
11	Cobram	Churr St	30	I and T	Federation House	234	No
12	Cobram	High st	22	I and T	Federation House	281	No
13	Cobram	Mookarii St		Interior	Royal Victoria Hotel	212	No
14	Cobram	Mookarii	71	trees	Exotic trees	236	No
15	Cobram	Murray Valley Hwy		No	Cairn	248	No
16	Cobram	Murray Valley Hwy		I and T	Cobram Estate Homestead	127	No
17	Cobram	Oak St	5	Interior	Fed Villa	289	No
18	Cobram -	Punt Rd	9	Interior	Cobram State School No. 2881 (1893) 47	75	No
19	Cobram	Punt Road	55	Interior	Inter War Functionalist house	225	No
20	Cobram.	River Road,		Trees	'Riverview' House (1896) and trees,	231	No
21	Cobram	River Road,		No	Pump House, and Steam Pumps Site (1906)	233	No
22	Cobram	Station Street,	53	Interior	House (1887)	322	No
23	Kaarimba	Kaarimba Hall Road,	15	Not assessed	House	916	No
24	Katamatite	Beek St		Interior	Homestead Hotel (1893)	12	No
25	Katamatite	Beek Street,	14	Interior	Shop, (c.1900)	90	No

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26	Katamatite	Beek Street	19	Interior	Former shop & house (c.1890s)	619	No
27	Katamatite	Beek St	22	Interior	Former bakery, shop & house (c.1890s)	613	No
28	Katamatite	Chapel	9 (?)	Trees	House and palm	249	No
29	Katamatite	Katamatite-Nathalia rd		No	Concrete Silos (1943)	637	No
30	Katamatite	Reserve Rd		No	Concrete water tower	636	No
31	Katunga	Carter St		Not assessed	General store	1095	NO
32	Katunga	Goulburn Valley Rd	2 (?)	Not assessed	Hay Sheds	298	No
33	Katunga	Hutchin's Lane		Interior	Soldier settlement house Glenarron Holiday Farm.	1101	No
34	Katunga	Katunga – Picola Rd		Trees	Katunga Recreation Reserve (1951)	301	No
35	Katunga	Nathalia Road	651,	I and T	Carland's House,	310	No
36	Katunga	Numurkah Road,		NO	Silos etc	302	No
37	Lake Rowan	Lake Rowan Rd and St James Road		Interior	Lake Rowan Hotel, Post Office and Store (former)	93	No
38	Lake Rowan	Savage	73	Not assessed	Manse former	073	No
39	Naringaningalook	Labuan Road	2823	Interior	Moneygall House	602	No
40	Nathalia	Chapel	3	I and T	Manse former and trees	1043	Yes
41	Nathalia	Church	6	Interior	House	1050	No
42	Nathalia	Elizabeth & Richardson Streets,		Trees	Former Railway Hotel,	985	
43	Nathalia	Gifford	25	Interior	Masonic Hall	1035	No
44	Nathalia	Nathalia		Trees	House and trees	1032	No
45	Nathalia	Richardson	18	Not assessed	House	988	Yes
46	Nathalia	Richardson Street,		Interior	Early industrial tobacco site,	986	No
47	Nathalia	Robertson Street,		Interior	Grotto & Presbytery,	1041	YES

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48	Numurkah	Callander Street	7-15	Interior and trees	Alexander Miller Homes	511	No
49	Numurkah	Knox Street		No	Concrete Silos	521	No
50	Numurkah	Knox Street		Interior	Town Hall	515	Yes
51	Numurkah	Knox St	Off	Not assessed	Former Hotel Dining Room	102	No
52	Numurkah	Knox Street	69	Interior	Timber house	891	No
53	Numurkah	Madeline Street	7	Not assessed	Victorian house	574	No
54	Numurkah	McCaskill Street	10	Not assessed	Victorian House	509	No
55	Numurkah	McCaskill Street	16	Not assessed	Victorian House	507	No
56	Numurkah	27 McCaskill Street		No	House	506	No
57	Numurkah	McCaskill Street	31	Interior	House	505	No
58	Numurkah	McCaskill Street	43	Not assessed	Federation House	502	No
59	Numurkah	McCaskill Street	46t	Not assessed	Victorian House	500	No
60	Numurkah	McDonald Street		Not assessed	Riverland Factory	524	No
61	Numurkah	McDonald Street 29	29	Not assessed	Victorian House	527	No
62	Numurkah	McDonald Street	11	Not assessed	House	567	No
63	Numurkah	Meiklejohn Street	76	Interior	Victorian House	838	No
64	Numurkah	Melville and Knox sts	101	Not assessed	Coxon's Foundry,	100	Yes
65	Numurkah	Melville Street	22	Not assessed	Fmr doctor's res.	477	Yes
66	Numurkah	Melville Street	197	No	Timber house	898	No
67	Numurkah	Melville Street	201	Interior	Rustic gothic house	580	No
68	Numurkah	Quinn Street	3	Not assessed	Former Parsonage	558	No
69	Numurkah	Swallow Street	1	Not assessed	Timber cottage	889	No
70	Picola	Moran St,		No	Picola Water Tower and Pond,	950	No
71	Picola	Moran St		No	Underground Tank for Donovan's Stores.	958	No

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72	Picola	Moran Street		Interior of weighbridge	Silos and weighbridge	953	No
73	Picola Add extra info	Moran Street,		Not assessed	Shop/or Former Hotel?,	954/956	No
74	Picola	Moran Street,	84	Interior	Slab Hut,	951	No
75	Picola	Nathalia-Picola Road,		Interior	Large Vertical Slab Gable Outbuilding,	949	No
76	Picola	Picola South Road		Trees	Picola Recreation Reserve,	960	No
77	Strathmerton	Murray Valley Hwy		Not assessed	Victorian House	588	No
78	Strathmerton	Murray Valley Hwy		Not assessed	General store	589	No
79	Strathmerton	Murray Valley Hwy	66	Not assessed	Former Butcher Shop,	585	No
80	Waaia	Bearii-Waaia Road		Not assessed	Former Church CofE, Current Residence,	596	No
81	Waaia	Bearii-Waaia Road		Not assessed	Hotel	597	No
82	Waaia	Katuga Rd		Not assessed	Church Hall former	593	No
83	Waggarandall	Benalla/Tocumwal Rd	2186	Interior and trees	Uniting Church & Graves c 1880s,	254	No
84	Waggarandall	Benalla Tocumwal rd	2834	Not assessed	Victorian Weatherboard Farmhouse,	253	No
85	Wilby	Russell Street,		Not assessed	Victorian House,	1084	No
86	Wilby	Tungamah/Peechelba Rd & Hall Street,		Not assessed	Former Wilby Hotel,	933	No
87	Wilby	Tungamah - Peechelba Rd		Trees	Wilby Recreation Reserve,	1081	No
88	Wunghnu	Goulburn Valley Hwy		Not assessed	Post Office Cottage, 1890,	911	No
89	Wunghnu	Goulburn Valley Hwy		No	Water Tower c1909 and Mural of One Ewe c1996 and 2006.	910	No
90	Yalca	Murray Valley Hwy.		Trees	Yalca Recreational Reserve,	948	No
91	Yarrawonga	Bank Street		Interior	Public Amenity Block	794	No
92	Yarrawonga	Gilmore Street		Interior and trees	Showgrounds	695	No
93	Yarrawonga	Hovell	55	No	Victorian House	755	No
94	Yarrawonga	Hume	19	Not assessed	Timber and iron power house.	770	No



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95	Yarrawonga	Hunt Street		Not assessed	Cordial factory and band hall	379	No
96	Yarrawonga	Hunt Street	24	Not assessed	Federation House,	381	No
97	Yarrawonga	Hunt St		Trees	Bungalow house	384	No
98	Yarrawonga	Lott Street		No	Bowling Club	748	No
99	Yarrawonga	McNally Street	21	Not assessed	Victorian house	797	No
100	Yarrawonga	Murray Valley Hwy		No	Pumping Station	715	No
101	Yarrawonga	Murray Valley Hwy	115	Trees	House and palm	115	No
102	Yarrawonga	Murphy	60	Trees	House and garden	787	No
103	Yarrawonga	Orr St	35	Not assessed	Vic House	419	No
104	Yarrawonga	Orr St	40	Not assessed	Small Vic Hs	416	No
105	Yarrawonga	Piper Street		interior	Masonic Lodge	401	No
106	Yarrawonga	Piper Street		Interior and trees	RSL House	407	No
107	Yarrawonga	Sharp Street		Interior and trees	Yarrawonga Railway Station	443	No
108	Yarrawonga	Witt Street		Trees	Catholic Presbytery	387	No
109	Yundool	Yundool Rd		Not assessed	"Millfarm House",c1911	271	No
110	Yundool	Yundool Road,		Not assessed	House, c1917	272	No
	<b>BRIDGES</b>						
111	Barmah	Echuca- Nathalia Rd		NO	Maloney's Bridge 1919, 1948 over Deep Creek	1102	No
112	Bundalong	Murray Valley Hwy		NO	Parolo's Bridge over Owen's River	1104	No
113	Bundalong	Geodetic Road		NO	Majors Ck Pre 1936 timber bridge	1086	No
114	Bundalong South	Murray Valley Hwy		NO	Major's Ck concrete 1936 bridge	1156	No
115	Cobram	Burramine Road		NO	Bridge 1939 over Yarrawonga Main Channel	314	No
116	Cobram	Barooga Rd (crossing of Murray R.)		NO	Lift Bridge1902 over the Murray River.	128	No
117	Cobram	Murray River		NO	Tocumwal Lift Bridge 1908 over Murray River	151	NO
118	Cobram	Cobram Showgrounds Access Road		NO	Cobram Showgrounds Bridge over MV Irrigation Channel No 1.	1105	No

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119	Invergordon	Marungi Road		NO	Sheep Drain No 12	1106	No
120	Kotupna	<i>Murray Valley Hwy</i>		NO	<i>Mc Coy's Bridge 1941 over Goulburn River</i>	129	No
121	Kotupna	<i>Murray Valley Hwy</i>		NO	<i>Concrete Bridge 1956 over Wakiti Ck</i>	206	NO
122	Kotupna	<i>Off Murray Valley Hwy</i>		NO	<i>Timber bridge over Sheepwash Ck</i>	926	NO
123	Kotupna	<i>Off Murray Valley Hwy</i>		NO	<i>Timber bridge</i>	927	no
124	Wilby	Off the Tungamah – Peechelba Road		NO	Wilby timber Pedestrian Bridge 1901 over Sandy Ck	1082	No
125	Yarrawonga	Benalla-Yarrawonga Rd(Yarrawonga-Mulwala Rd)		NO	Yarrawonga Road Bridge over Murray River (Lake Mulwala - Yarrawonga Wier)	1115	No
126	Mundoona 23.2051	Sharp's Rd(Or Sharps Bridge Rd)		NO	Sharp's Bridge over Nine Mile Ck	1108	No
End of Table 4							

## PRECINCTS

**TABLE FIVE**  
*475 Heritage Places in 15 Heritage Precincts*

List of Precincts with the heritage places within each one and proposed planning overlays.

<b>TABLE 5 Precincts</b>	<b>Name of Precinct</b>	<b>Heritage Places</b>	<b>Planning Overlay</b>
<b>1 COBRAM</b>	Cobram CHURCH	<b>17</b>	<b>HO</b>
<b>2</b>	Cobram TOWN CENTRE	<b>43</b>	<b>HO</b>
<b>3 NATHALIA</b>	Nathalia BROKEN CREEK	<b>25</b>	<b>HO</b>
<b>4</b>	Nathalia CHURCH	<b>6</b>	<b>HO</b>
<b>5</b>	Nathalia KOSTADT	<b>47</b>	<b>HO</b>
<b>6</b>	Nathalia KURRAJONG	<b>12</b>	<b>HO</b>
<b>7</b>	Nathalia TOWN CENTER	<b>21</b>	<b>HO</b>
<b>8 NUMURKAH</b>	Numurkah RECREATION	<b>14</b>	<b>HO and SLO</b>
<b>9</b>	Numurkah RESIDENTIAL	<b>50</b>	<b>HO</b>
<b>10</b>	Numurkah TOWN CENTRE	<b>33</b>	<b>HO</b>
<b>11 ST JAMES</b>	St James TOWN CENTRE	<b>44</b>	<b>HO</b>
<b>12 TUNGAMAH</b>	Tungamah CHURCH	<b>4</b>	<b>HO.</b>
<b>13</b>	Tungamah TOWN CENTRE	<b>26</b>	<b>HO</b>
<b>14 YARRAWONGA</b>	Yarrawonga TOM SHARP	<b>74</b>	<b>HO</b>
<b>15</b>	Yarrawonga TOWN CENTRE	<b>59</b>	<b>HO</b>
<b>TOTAL PLACES</b>		<b>475</b>	

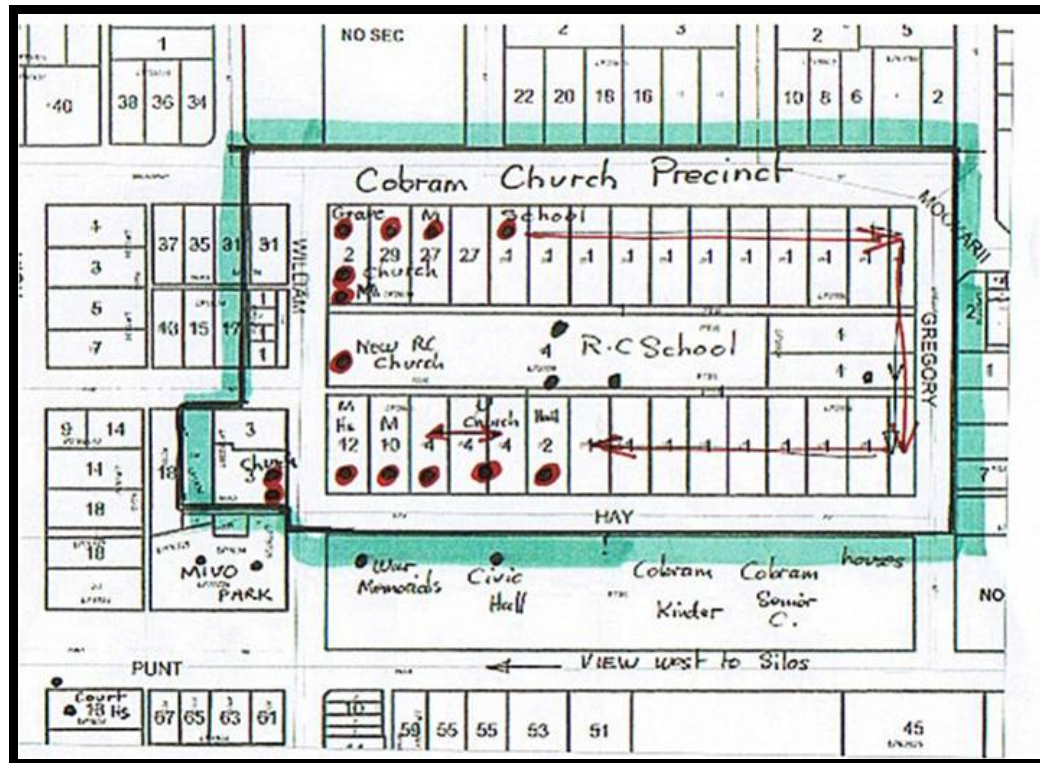
- The boundaries of the precinct, location of significant places and Statements of Cultural Significance for each precinct is presented in the next few pages.
- The detailed documentation for each precinct is in Volumes 4 and 5.



**Water Town, Nathalia**

*Source: Lorraine Huddle Pty Ltd 2004.*

## 1 Cobram CHURCH



Map of Cobram Church Precinct.

Culturally significant places (17) are shown by the red dots in the map above.

Source: Lorraine Huddle Pty Ltd. 2004

### STATEMENT OF CULTURAL SIGNIFICANCE<sup>1</sup> Cobram Church Precinct

The other culturally significant places within the precinct, not specifically mentioned in this documentation are listed in Appendix xx and are documented in the accompanying database. The history and description that precedes this Statement of Cultural Significance is the source of the evidence for the statement below.

The Cobram Church precinct is **aesthetically** significant at the **LOCAL** level (AHC criterion E1). The precinct retains significant views, within the precinct, to the imposing red brick Federation Gothic Catholic Church and Convent and former Federation Gothic Presbyterian Church, the diminutive timber former Methodist church, the 2002 carillon, which cumulatively reinforce the historic late nineteenth century and early to mid twentieth century country town religious values and setting of the precinct and its associated religious structures. These views occur along Broadway, William and Hay Streets and are particularly prominent when viewed across the

<sup>1</sup> Definitions used are from the Burra Charter 1999; historical themes relate to the Principal Australian Themes – Australian Heritage Commission; criteria for Locally Significant places are from the Australian Heritage Commission and in the case of State Significant places, from Heritage Victoria; levels of significance used are State and Local, which directly relate to the two legislative authorities who administer the protection of heritage places, the State Government and Local Government respectively.

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parklands and school playground. The built form of all of its significant buildings includes hipped and gabled roofs with generous setbacks. The church buildings are good examples of their architectural type and provide important architectural integrity and focal points to the precinct. The interior of the churches are also aesthetically significant particularly for the interior spaces and intact detailing.

The aesthetic character of the precinct is formed by the majority of the culturally significant buildings being Federation or Inter-War in design, and are rectangular, single storey with steep hipped or gabled roofs, and positioned parallel to the rectangular shaped allotments. They are either constructed of timber or unpainted red brick walls, with roofs clad in galvanised corrugated iron or slate. They are mostly bounded by low fences of red brick, some with concrete capping. The timber church has a low cyclone wire fence with wrought iron gate. The post war buildings are typical architectural examples of the era of their construction.

The Cobram Church Precinct is **historically** significant on a **local** level for its strong and continuing association with the religious and cultural life of the community. (AHC Criterion **A.4**) The Precinct is particularly associated with, but not limited to, the historical development of the Roman Catholic community in the early twentieth century and interwar period. (AHC Criterion **A.4**) It is historically significant for Cobram's earliest extant purpose built religious structures for the Wesleyan Church (1889), Catholic Church (1911) and Presbyterian Church (1912) and also contains sites associated with important individuals in the historical development of religious life in the town. (AHC Criteria **A.4** and **H.1**).

The coexistence of Catholic, Wesleyan and Presbyterian churches on this historically contiguous site is testament to the religious harmony that existed between denominations which was a distinctive feature of Cobram's religious and cultural development in the late nineteenth and early twentieth century. The Cobram Church Precinct thus forms a particular and significant component of the heritage of Cobram.

The Precinct is **historically** significant on a **local** level for its strong and continuing association with the educational life of the community throughout the twentieth century, illustrating also the early association of religion and education in the state. (AHC Criteria **A.4**)

The Cobram Church Precinct is **socially** significant on a **local** level as it valued by the local community for its religious, spiritual, cultural, educational and social associations. (AHC Criteria **G.1**)

The Cobram Church precinct is **scientifically** significant at the **LOCAL** level (Criteria C2, F1 ). The materials and workmanship in the significant buildings are technically important and increasingly rare examples in Cobram.

**Overall, Cobram Church Precinct is culturally significant at the LOCAL level.**

## 2 Cobram TOWN CENTRE



Map of Cobram Town Centre precinct with location of 43 significant places marked with red dots and views with red arrows.

Source: Lorraine Huddle Pty Ltd. 2005

### STATEMENT OF CULTURAL SIGNIFICANCE<sup>2</sup> Cobram Town Centre precinct

The other culturally significant places within the precinct, not specifically mentioned in this documentation are listed in Appendix xx and are documented in the accompanying database. The history and description that precedes this Statement of Cultural Significance is the source of the evidence for the statement below.

The **Cobram Town Centre** is **historically** significant on a **local** level through its association with the commercial and economic development of the area. (AHC Criterion **A.4**) It contains extant examples of buildings from various significant eras in the town's development, from the late nineteenth century, to the early decades of the twentieth century and the 1940s. The area around Bank Street and the Courthouse are particularly associated with the early twentieth century.

The Precinct also contains a variety of sites related to different aspects of the town's development, from sites associated with agricultural heritage (grain stores and silos),

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<sup>2</sup> Definitions used are from the Burra Charter 1999; historical themes relate to the Principal Australian Themes – Australian Heritage Commission; criteria for Locally Significant places are from the Australian Heritage Commission and in the case of State Significant places, from Heritage Victoria; levels of significance used are State and Local, which directly relate to the two legislative authorities who administer the protection of heritage places, the State Government and Local Government respectively.



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commercial heritage (shops and banks), public and private service industry development (hotels, post office), law and order (courthouse) and transport (railways). Public places, (parks, trees, reserves, hall, clock and memorials) are also important both aesthetically and historically as continuing sites of civic beautification. The precinct thus represents a range of historical influences important in the development of Cobram from the late 1880s to the 1990s.

The former Brown Cork and company building (known as the **Cobram Masonic Lodge** since c1920s) is **historically** significant on a **local** level as the only remaining commercial building from the commercial history of the town in the late 1880s and early 1890s, a period of marked economic development and growth, and is particularly associated with the cultural and social development of the town through its association with the local Masonic Lodge after the adaptation of the building in the 1920s. (AHC Criterion **A.4, H.1**)

The **War Memorial** is **historically** and **socially** significant on a **local** level for its association with the contribution of the local community to the defence forces of Australia, and **socially** significant on a **local** level as a valued monument to the war time sacrifices and experience of the community and as a site of communal ritual and memory. (AHC Criteria **A.4; H.1; G.1**)

The **Pioneers Park** is **historically** and **socially** and **aesthetically** significant on a **local** level for its association with contemporary and continuing efforts at civic beautification and as a contemporary site valued by the community for its association with various examples of movable heritage of the town. (AHC Criteria **A.4, D.2, G.1**)

The **railway reserve** and views are **historically** and **aesthetically** significant on a **local** level for its association with the railway heritage of the town from the late nineteenth to late twentieth centuries, a central element in the economic development of Cobram during that period and provides interpretative visual links to the associated infrastructure. (AHC Criterion **A.4, D2**)

**Bank Street** is **historically** significant on a **local** level for its associations with the early economic and commercial development of the town. Aesthetically it is significant for its streetscape association with the early twentieth century history of Cobram, with its contiguous line of shop fronts, opposite the post office and bank dating to this period. (AHC Criteria **A.4; E.1**)

**Punt Road** is **historically** significant on a **local** level through its association with the earliest history of the town's economic and commercial development and **aesthetically** significant at **local** level with significant views towards the silos, the Grand Central Hotel and the Courthouse. (AHC Criteria **A.4; E.1**)

The **Station Street** view is **historically** and **aesthetically** significant on a **local** level which includes the views to the station, and as an intersection bringing together three different architectural periods of the town's development in the early grain store, the Cobram Hotel and



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the 1940s bank, illustrating the agricultural, service and commercial development of the town. (AHC Criterion A.4, D2)

**Mivo Park** is **historically** significant on a **local** level for its association with important community groups such the Rotary Club and individuals such as Don Campbell, who have all played an important role in the beautification and development of the town. As a site of memorials and community activities, the park is also **socially** significant on a **local** level, and **aesthetically** significant as a cultural landscape of continuous development of civic pride and beautification since the early part of the twentieth century. (AHC Criteria A.4; H.1, E1)

The **Civic Hall** is **historically** significant on a **local** level for its association with the development of local civic, cultural and political institutions. It is **socially** significant on a **local** level as a valued site of continuing social and cultural activity. The **war memorial** is also **historically** and **socially** significant for its association with the history of defending Australia and as a site of local commemoration and participation in nation building rituals and memory. (AHC Criterion A.4).

The Cobram **Post Office** is **historically** significant on a **local** level for its association with the period of significant civic development and growth in amenities in the second decade of the twentieth century. (AHC Criterion A.4). It is **aesthetically** significant on a **local** level as a good example of a Federation Free Style public building in this precinct, with a high degree of architectural integrity. (AHC Criterion E 1).

The exterior and interior of the **Cobram Courthouse** is **historically** significant on a **local** level for its continuous use as a court house and association with the period of significant civic development and growth in amenities in the second decade of the twentieth century. (AHC Criterion A.4) It is **aesthetically** significant on a **local** level as a fine example of the Federation Anglo-Dutch style public building in the precinct. (AHC Criterion E 1).

The former 1909 National Bank of Australasia building and the Station Street office are **historically** and **aesthetically** significant on a **local** level for their association with the commercial development of the town in the early twentieth century, and the relatively intact Federation Georgian Revival of the facades, while the former 1949 State Savings bank on Main and Station streets is **historically** and **aesthetically** significant on a **local** level for its association with the post-war commercial history of the town (AHC Criterion A.4) and as a representative example of the post-war Free Classical style. (AHC Criterion D.2).

The exterior and interior of the nineteenth century grain store is **historically and aesthetically** significant on a **local** level for its association with the early agricultural and trading heritage of Cobram and the accomplished design of a building on the triangular allotment with an internal space which is rare in Cobram. (AHC Criterion A.4, D.2)

The interior and exterior of the **Cobram Hotel** is **historically** significant on a **local** level for its association with the commercial history and development of services from the 1890s onwards. It is socially significant on a local level through its valued connection with the social

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and cultural life of Cobram. (AHC Criteria **A.4**) It is **aesthetically** significant on a local level as a very good representative example of a substantial Victorian Italianate Filigree style building with some significant interiors. (AHC Criterion **D 2**).

The interior and exterior of the **Grand Central Hotel** is **historically** significant on a **local** level through its association with the commercial and services history of the town from the early twentieth century. It is **socially** significant on a **local** level through its association with the social and cultural life of Cobram. (AHC Criterion **A.4**). It is **aesthetically** significant on a local level as a very good representative example of a substantial Federation Anglo-Dutch style building with some significant interiors. (AHC Criterion **D 2**).

The Wheat silos are **historically** significant on a **local** level for their association with the post war development of the area's agricultural production and Cobram's centrality to agricultural industry and transportation during the period. (AHC Criterion **A.4**) They are **aesthetically** significant on a **local** level as a pivotal focus in the Cobram townscape. (AHC Criterion **E 1**).

**Mature trees** including the street trees beside the Court House and the old palm trees, and mature trees in the parks and reserves in the precinct, are **historically** and **aesthetically** significant on a **local level** for their association with the early attempts to beautify and improve public spaces, and for the beauty that they provide which contrasts with and compliments the hard surfaces of buildings and infrastructure associated with town development. (AHC Criterion **A.4, E.1**)

The **Railway sites and infrastructure**, namely the station, railway reserve, tracks, points, weighbridge, points lever and railway crossing are **historically** significant on a **local** level for their strong association with the history of developing railways in the area from 1888 into the twentieth century, and the central importance of this to the economic and commercial development of the area. They are also **socially** significant on a **local** level for their historical association with social and cultural events. They are **aesthetically** significant on a **local** level for the views in both directions along the reserve which illustrate the flat and lineal nature of the transport system and the importance of the railway to the location and functionality of the wheat silos. (AHC Criterion **A.4, G.1, E 1**)

The **Cobram Town Centre** precinct is **aesthetically** significant at the **LOCAL** level (AHC criterion E1). The precinct retains significant foci, townscape and streetscape views, within the precinct, to the imposing 1942 concrete silos, the Cobram and Grand Central Hotels, the Court House, and views along the railway reserve, and along Bank Street, including views of the clock. These views cumulatively reinforce the historic early and mid twentieth century character of the precinct. The architecture of many of the culturally significant places are good representative examples of their type and provide important architectural integrity and focal points to the precinct. The interior of the hotels, court house, grain store and 1949 State Savings bank are also aesthetically significant particularly for the interior spaces and intact detailing.

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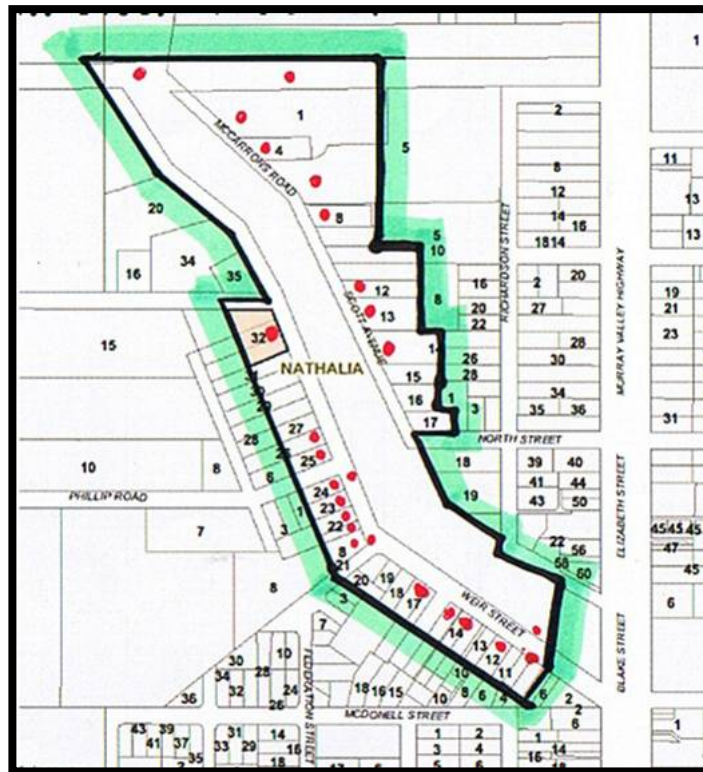
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The aesthetic character of the precinct is formed by the majority of the culturally significant buildings being Federation or Post-War in design, and are rectangular, single storey with steep hipped or gabled roofs, and positioned parallel to the rectangular and trapezoid shaped allotments.

The materials and workmanship in the significant buildings and infrastructure, are technically important and increasingly rare examples in Cobram. The Cobram Town Centre precinct is **scientifically** significant at the **LOCAL** level (Criteria C2 and F1).

**Overall, Cobram Town Centre precinct is culturally significant at the LOCAL level.**

### 3 Nathalia BROKEN CREEK



Nathalia Broken Creek Precinct showing 25 significant sites in red.

Source: Lorraine Huddle 2005.

#### STATEMENT OF CULTURAL SIGNIFICANCE<sup>3</sup> Nathalia Broken Creek precinct

The other culturally significant places within the precinct, not specifically mentioned in this documentation are listed in Appendix 1 and are documented in the accompanying database. The history and description that precedes this Statement of Cultural Significance is the source of the evidence for the statement below.

The precinct is **aesthetically** significant on a **local** level. (AHC, D2) It contains excellent examples of several different architectural styles from the Victorian, Interwar and post-war periods. Low front fences made of light woven wire, pickets, brick and hedge allow open views of predominantly single storey houses along Weir Street and some two storey attic

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<sup>3</sup> Definitions used are from the *Burra Charter* 1999; historical themes relate to the Principal Australian Themes – Australian Heritage Commission; criteria for Locally Significant places are from the Australian Heritage Commission and in the case of State Significant places, from Heritage Victoria; levels of significance used are State and Local, which directly relate to the two legislative authorities who administer the protection of heritage places, the State Government and Local Government respectively.

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houses of brick and render along Scott Avenue. The skyline is punctuated with high pitched gable and hipped roofs, ornate chimneys, gum trees and exotic trees. There are aesthetically pleasing views along Weir Street and Scott Avenue, and along the river from the former railway bridge, and to the silos along the railway reserve.

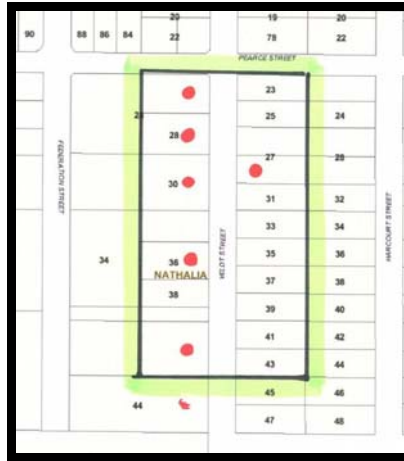
The Victorian weatherboard houses are historically significant on a local level through their association with the early subdivision of Richard Blake's selection in 1886, making them among the older homes of the town. The Victorian red brick houses are also historically significant on a local level through their association both with the early residential development in the 1890s as further association with the local brick making industry at that time. (AHC A.4) The interwar houses and bungalows are historically significant on a local level through their association with the residential development of Nathalia in the 1920s-30s and the period of urban consolidation around this time. (AHC A.4) Both the Victorian and Interwar houses, combined with the Moreton bay fig trees and pepper trees are especially significant on a local level through their recognised value as representatives of Nathalia's residential heritage. (AHC G.1)

The railway bridge and reserve are historically significant on a local level through their association with the period of the railways and the development of transport infrastructure. (AHC A.4)

The precinct is **socially** significant on a **local** level. Housing in the precinct reflects the pride that residents had in their private domain during the late colonial era and first part of the twentieth century. The development of services for water, railways and walking tracks reflects the determination of the local community to improve their facilities since the inception of the town and the beautification of the streets with substantial shade trees along the streets and river bank illustrates their civic pride.

**Overall, Nathalia Broken Creek precinct is culturally significant at the LOCAL level.**

## 4 Nathalia CHURCH



Map of Nathalia Church Precinct with location of 6 significant places marked with red dots. Refer to the photo list of these places in the appendix.

### STATEMENT OF CULTURAL SIGNIFICANCE<sup>4</sup>

#### Nathalia Church Precinct

The history and description, which precedes this Statement of Cultural Significance, is the source of evidence for the statement below.

The **Nathalia Church Precinct** is **aesthetically significant** at the **LOCAL** level (AHC criteria D.2, E.1). It demonstrates original and early design qualities associated with the development of fine late Victorian religious and residential buildings between the 1880s and 1900, primarily for the Nathalia Presbyterian community. These include the 1889 iron roofed red brick gothic church and the 1893 manse as well as two other particularly important houses from the same era. They have substantial setbacks which create a sense of spaciousness and the low fences are particularly important and traditional way of viewing the houses from the public realm. The area is enhanced by several views to and from the features above, particularly from the intersection with Veldt and Pearce Streets.

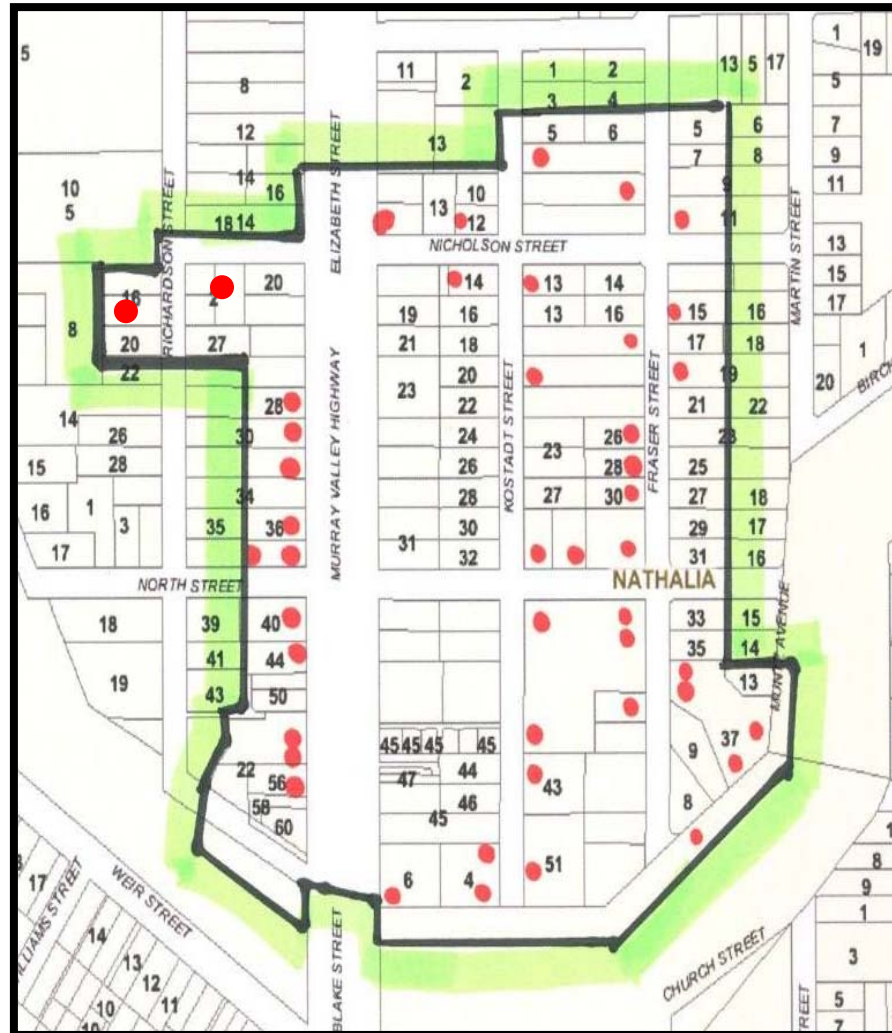
The **Nathalia Church Precinct** is **historically and socially significant** on a **LOCAL** level through its association with the religious and cultural development of Nathalia, in particular its strong association with the Presbyterian population of the broader Nathalia area and its Presbyterian farming community. (AHC H.1) It is historically significant on a local level through its extant buildings reflection of the late Victorian buildings in the area following the subdivision of the Manifold Estate in 1887. (AHC A.4, G1)

**Overall, the Nathalia Church Precinct is culturally significant at the LOCAL level.**

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<sup>4</sup> Definitions used are from the Burra Charter 1999; historical themes relate to the Principal Australian Themes – Australian Heritage Commission; criteria for Locally Significant places are from the Australian Heritage Commission and in the case of State Significant places, from Heritage Victoria; levels of significance used are State and Local, which directly relate to the two legislative authorities who administer the protection of heritage places, the State Government and Local Government respectively

## 5 Nathalia KOSTADT



**Nathalia Kostadt Precinct showing 47 significant sites in red.**

Source: Lorraine Huddle 2005

### STATEMENT OF CULTURAL SIGNIFICANCE<sup>5</sup> Nathalia Kostadt Precinct

The other culturally significant places within the precinct, not specifically mentioned in this documentation are listed in Appendix 1 and are documented in the accompanying database.

<sup>5</sup> Definitions used are from the *Burra Charter* 1999; historical themes relate to the Principal Australian Themes – Australian Heritage Commission; criteria for Locally Significant places are from the Australian Heritage Commission and in the case of State Significant places, from Heritage Victoria; levels of significance used are State and Local, which directly relate to the two legislative authorities who administer the protection of heritage places, the State Government and Local Government respectively.

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The history and description that precedes this Statement of Cultural Significance is the source of the evidence for the statement below.

The precinct is **aesthetically significant** on a **LOCAL** level. (AHC, D2) It contains excellent examples of several different architectural styles from the Victorian, Federation and Interwar periods. Low front fences made of light woven wire, timber pickets, brick and hedge allow open views of predominantly single storey houses, and other buildings in the precinct. The skyline is punctuated with high pitched gable and hipped roofs, ornate chimneys and exotic trees. There are aesthetically pleasing views along Muntz Avenue, Fraser and Kostadt Streets towards Broken Creek, trees and the church in Kurrajong Precinct, as well as the views of Peppercorn trees along Elizabeth Street. Views to striking architectural features include the Sawdust burning kiln, the former Victoria Bank and Brown Corke and Co stores.

The Nathalia Kostadt Precinct is overall **historically significant** on a **LOCAL** level through its association with the early urban development of Nathalia from 1886 through to the interwar period (1920-30s). It contains a significant commercial site, former Anglican hall and rectory, and predominantly residential development from three main periods in the town's history.

The Precinct contains several extant examples of nineteenth and early twentieth century infrastructure in the spoon drainage outside the former Brown, Corke & Co. store in Elizabeth St and along the southern stretch of Kostadt street; Peppercorn street trees in Elizabeth Street; kiln and palms trees on the SW corner of North and Fraser Streets, which are historically significant on a local level.

The former Brown, Corke & Co. store at 46-54 Elizabeth Street is historically significant on a local level through its association with the early commercial development of Nathalia and the surrounding areas. It is also among Nathalia's earliest surviving brick buildings and early shops, associated with the commercial boom between the arrival of the railway and the 1890 Depression. (AHC A.4) As comparison with old photographs testify it is also aesthetically significant as a splendidly preserved example of the late Victorian country general store with original large windows and cast iron verandah among its notable details. (AHC D.2, E.1, F.2)

The former Anglican rectory and parish hall in Muntz Avenue are historically significant on a local level through their association with the cultural, religious and social life of the area. They are particularly associated with the history of the Anglican community in Nathalia and with the period of building and consolidation of the town in the early twentieth century. (AHC A.4, H.1)

The Precinct contains numerous examples of houses that are significant on a local level through their association with particular periods in the town's historical development. Of these, Gladstone House is also historically significant on a local level through its association with Rev. George Gladstone. (AHC H.1) Many of the houses in Fraser Street, and 2 Nicholson St are extant examples of Victorian weatherboard houses and date to the late 1880s to early 1890s when the precinct was first divided into town allotments. 42 Fraser St is also

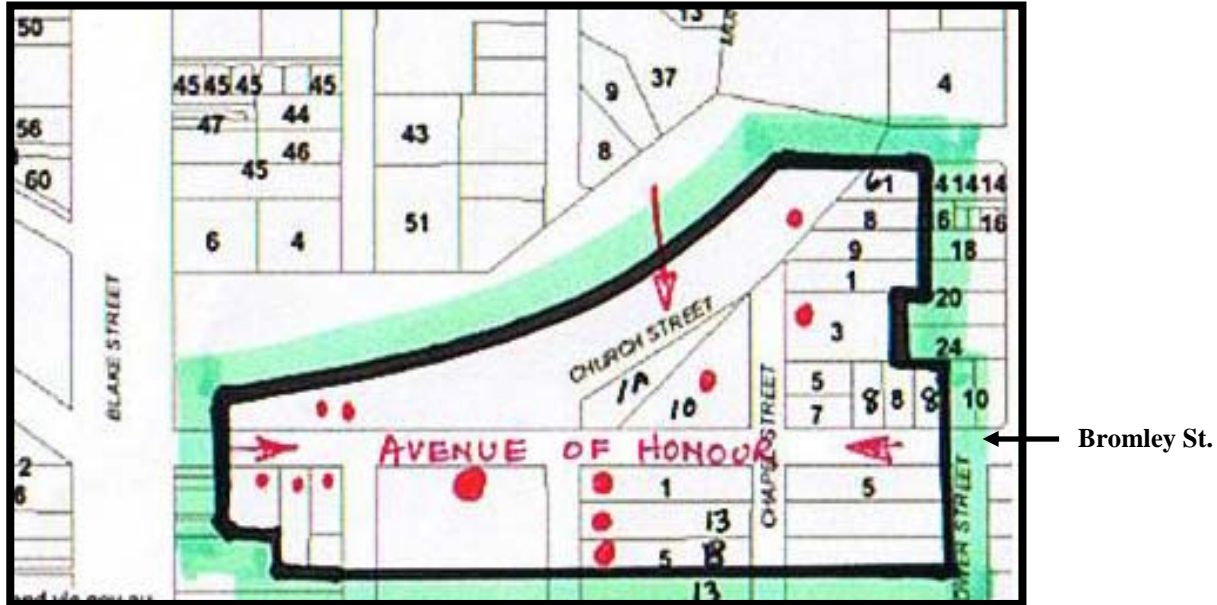


**socially significant** at a local level for its association with the provision of health services during the interwar period in Nathalia. (**AHC G1**). Elizabeth Street on the other hand boasts a number of Inter-War bungalows representative of residential building in the town in the first half of the twentieth century. (**AHC A.4**)

The precinct has **scientific** significance on a **local** level. Building materials such as bluestone, wrought iron, stained glass, are testament to the high level of technical skill that artisans in Nathalia possessed. The use of these materials is becoming rare and their presence forms an integral part of the precinct's fabric.

**Overall, Nathalia Kostadt Precinct is culturally significant at the LOCAL level.**

## 6 Nathalia KURRAJONG



Nathalia Kurrajong Precinct showing 12 significant sites and view lines, in red.

Source: Lorraine Huddle 2005.

### STATEMENT OF CULTURAL SIGNIFICANCE<sup>6</sup>

#### Nathalia Kurrajong precinct

The other culturally significant places within the precinct, not specifically mentioned in this documentation are listed in Appendix 1 and are documented in the accompanying database. The history and description that precedes this Statement of Cultural Significance is the source of the evidence for the statement below.

The precinct is **aesthetically** significant on a **LOCAL** level. (AHC, D2) It contains many aesthetically pleasing and unique views particularly the Kurrajong trees which form a canopy over Bromley Street as an Avenue of Honour. Other important views include those to, from and within the precinct which include Broken Creek and the trees on its banks, including the Moreton Bay Fig trees, and the Uniting Church. There are also excellent examples of architectural styles from the Victorian period and Federation periods, particularly the Uniting and Catholic churches and former Wesleyan Manse. The skyline is punctuated with high

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<sup>6</sup> Definitions used are from the *Burra Charter* 1999; historical themes relate to the Principal Australian Themes – Australian Heritage Commission; criteria for Locally Significant places are from the Australian Heritage Commission and in the case of State Significant places, from Heritage Victoria; levels of significance used are State and Local, which directly relate to the two legislative authorities who administer the protection of heritage places, the State Government and Local Government respectively.

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pitched gable and hipped roofs, ornate chimneys, gum trees and exotic trees. There are aesthetically pleasing views in both directions along Bromley Street and along Broken Creek,

The precinct is **socially significant** on a **LOCAL** level. (AHC A.4, G.1) The development and continued care of religious, educational and memorial places illustrates the civic pride of the local community to improve and maintain their community facilities since the inception of the town and the beautification of the streets in the form of shade trees along the river bank, and with substantial places of worship, education and memorial in the form of an Avenue of Honour of Kurrajongs along both sides of Bromley Street.

The Kurrajong Precinct is **historically significant** on a **LOCAL** level through its association with the early periods of Nathalia's history, particularly with the development of education and religious institutions in the late nineteenth century. (AHC A.4, G.1) The Uniting Church and former manse are also associated with the Wesleyan (later Uniting Church) community and its role in developing cultural and educational institutions in Nathalia in the 1890s since that period. The Catholic Church is also associated with the religious and educational interests of the catholic community in Nathalia and district. (AHC G.1) The Victorian weatherboard homes from the 1880s are historically important on a local level through their association with the earliest residential and educational development in the town. (AHC A.4)

The Great War Memorial Avenue of Honour of Kurrajong trees (c.1920) is historically and socially important on a local level through its association with the history of defending Australia, particularly in the Great War of 1914-18, and as a site of local memory and the great losses and sacrifices of the town in war. (AHC A.4, G.1)

The precinct has **scientific** significance on a **LOCAL** level. Building materials such wrought iron and stained glass re testament to the high level of technical skill that artisans in Nathalia possessed. The use of these materials is becoming rare and their presence forms an integral part of the precinct's fabric.

**Overall, Nathalia Kurrajong precinct is culturally significant at the LOCAL level.**

## 7 Nathalia TOWN CENTER



Map of Nathalia Town Centre Precinct with location of some of the 21 significant places marked with red dots. Refer to the photo list of these places in the appendix.

Note: Not all significant sites are marked with a red dot as the map provided by Moira shire council is not accurate and some places do not have street numbers on the premises. Refer to the photo list of places.

### STATEMENT OF CULTURAL SIGNIFICANCE<sup>7</sup>

#### Nathalia Town Centre Precinct

The history and description, which precedes this Statement of Cultural Significance, is the source of evidence for the statement below.

The **Nathalia Town Centre Precinct** is **aesthetically significant** at the **LOCAL** level (AHC criteria D.2, E.1). It demonstrates many original and early design qualities associated with the civic and commercial development of Blake Street, between the 1880s and 1950s. It is a stylistic mix of

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<sup>7</sup> Definitions used are from the Burra Charter 1999; historical themes relate to the Principal Australian Themes – Australian Heritage Commission; criteria for Locally Significant places are from the Australian Heritage Commission and in the case of State Significant places, from Heritage Victoria; levels of significance used are State and Local, which directly relate to the two legislative authorities who administer the protection of heritage places, the State Government and Local Government respectively

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predominantly Victorian, Federation and inter war architectural styles that have been built and maintained throughout most of the precinct. These qualities include predominantly brick wall construction, hipped or gabled galvanised corrugated iron roof forms, one storey and some two storey heights, decorative parapets, posted verandahs, some cantilever verandahs from the interwar and post war period, picturesque skylines created by the pitched rooflines with chimneys and parapets, and accented by a backdrop of sky forming a consistent streetscape.

The Blake Street Reserve is the most striking and aesthetically significant place in the Shire for its urban design which has been created by the thoughtful scale of trees, space, and structures including the avenue of peppercorn trees, poplars, terminated with the War Memorial at the northern end and the concrete water tower at the southern end.

The area is enhanced by several architecturally fine buildings such as the two storey Bridge Hotel, Nathalia Hotel, former Bank of Australasia, Commercial Bank and State Savings Bank, and outstanding architectural examples of the single storey Court House Hotel, and former Post and Telegraph Office, various shops and views along Blake Street to these buildings.

The Blake Street streetscape views:, towards the water tower, towards the bridge various views of the reserve and peppercorn trees, the war memorial and associated plantings are aesthetically significant on a local level (**AHC E.1**) (**AHC A.4, G.1**) for their association with the civic spirit of Nathalia in the 1890s and thereafter as a locally recognised and appreciated urban landscape feature of the town.

The Nathalia Town Centre Precinct is historically significant on a local level through its association with all the main periods of Nathalia's history. Its extant sites particularly reflect the early development of the town in the late 1880s and 1890s after the opening of the railway, while many of the later remodelled shops reflect the post war population and building boom in the town. Its extant hotels also reflect the early twentieth century/federation era in the town. (**AHC A.4**)

The former telegraph and post office is aesthetically significant for its eclectic Jacobean architecture, and historically significant on a local level as among the oldest brick buildings in Nathalia, and as the oldest one connected to the development of urban services and infrastructure in the 1880s. (**AHC A.4**)

The Bank of Australasia (1889) and the Commercial Bank (1898) are aesthetically significant for their classical architecture and historically significant on a local level through their association with the commercial development of the town in the late nineteenth century and for the role this played in developing the land. (**AHC A.4**)

The Nathalia Hotel (1914), Courthouse Hotel (1905) and Bridge Hotel alterations (1882, 1905, 1952) are historically significant on a local level as continuous sites of hotels in the town dating to the late nineteenth century and as sites of social, recreational and cultural activity in Nathalia since that period. The Bridge Hotel was first established in 1882 and may have some remnants dating from that time until the main alterations in 1905 and 1952. (**AHC A.4**) The Courthouse Hotel (1905) is architecturally significant for its highly intact Federation style architectural form and decorative details and also historically significant on a local level for its civic associations as the site of the first court and socially significant on a local level as a recognised heritage site interwoven with the history of Nathalia. (**AHC G.1, H.1**) Unlike the Bridge Hotel which was modified in 1952, the Courthouse Hotel has also retained its original form and as such is the oldest preserved hotel in Nathalia.

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The War Memorial (1927) and poplars are aesthetically, historically and socially important on a local level through its association with the history of defending Australia, particularly in the Great War of 1914-18, and as a recognised site of local memory and the great losses and sacrifices of the town in war. The site has been associated with both the first and subsequently the Second World War. (AHC A.4, G.1)

The Nathalia Bridge (1937) is historically and aesthetically significant on a local level as an example of interwar transport infrastructure in the town. (AHC A.4)

The **Nathalia Town Centre Precinct is scientifically significant on a LOCAL level (Criteria C2, F1).** Building materials such wrought iron, cast iron, terra cotta roof decoration, marble and granite, and stained glass re testament to the high level of technical skill that artisans in Nathalia possessed. The use of these materials is becoming rare and their presence forms an integral part of the precinct's fabric. The interwar concrete bridge and water tower are excellent examples of infrastructure design of their era.

**Overall, the Nathalia Town Centre Precinct is culturally significant at the LOCAL level.**



## 8 Numurkah RECREATION



Map of Numurkah Recreation Precinct with location of some of the 14 significant places marked with red dots. Refer to the photo list of these places in the appendix.

### STATEMENT OF CULTURAL SIGNIFICANCE<sup>8</sup>

#### Numurkah Recreation Precinct

The history and description, which precedes this Statement of Cultural Significance, is the source of evidence for the statement below.

The **Numurkah Recreation Precinct** is **aesthetically significant** at the **LOCAL** level (AHC criteria D.2, E.1). It demonstrates many original and early design qualities associated with the recreational and water infrastructure development of Numurkah, between the 1880s and 1950s. These include the

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<sup>8</sup> Definitions used are from the Burra Charter 1999; historical themes relate to the Principal Australian Themes – Australian Heritage Commission; criteria for Locally Significant places are from the Australian Heritage Commission and in the case of State Significant places, from Heritage Victoria; levels of significance used are State and Local, which directly relate to the two legislative authorities who administer the protection of heritage places, the State Government and Local Government respectively

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1882 showgrounds, c1883 footbridge over Broken Creek, 1888 brick water tower, the 1929 A&P Society Memorial entry arch and gates to the Numurkah Show Grounds, the Apex Park, and historic trees associated with the beautification of the area. The area is enhanced by several views to and from the features above.

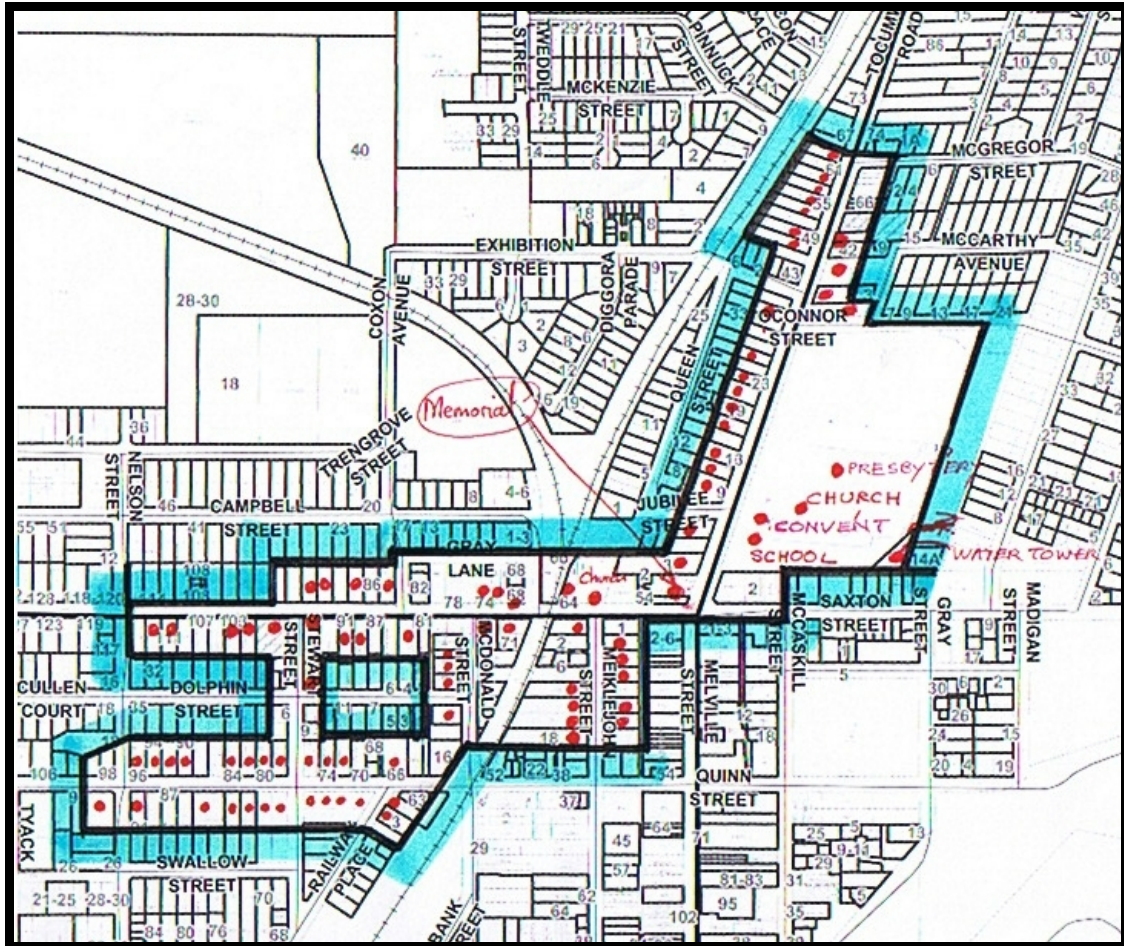
The **Numurkah Recreation Precinct** is **historically and socially significant** on a **LOCAL** level, (**AHC A.4, G.1, H.1**) (**AHC A.4**) The Showgrounds are important for its close association with the agricultural, cultural and economic development of the community from its inception in 1882 to the present day. They are also associated with the Agricultural and Pastoral Society and is linked thereby to a significant group and individuals who were important in the historical shaping of the area. (**AHC H.1**) and as a site of ongoing recreational and cultural activity, it is also of recognised community significance in developing cultural and commercial life as well as being interwoven with the history of Numurkah (**AHC G.1**). It contains sites and structures that are socially and historically significant on a local level, particularly A&P Memorial arch and gates, that played an important role in the history of the area within the precinct. (**AHC A.4, D2**)

The **Numurkah Recreation Precinct** is **scientifically significant on a LOCAL level (Criteria C2, F1)**. The materials and workmanship seen in the significant timber bridge and brick and iron water tower infrastructure are technically important and increasingly rare examples in Numurkah.

**Overall, the Numurkah Recreation Precinct is culturally significant at the LOCAL level.**



## 9 Numurkah RESIDENTIAL



Numurkah Residential Precinct showing 50 significant sites in red.

Source: Lorraine Huddle 2005.

### STATEMENT OF CULTURAL SIGNIFICANCE<sup>9</sup>

#### Numurkah Residential precinct

The other culturally significant places within the precinct, not specifically mentioned in this documentation are listed in Appendix 1 and are documented in the accompanying database. The history and description that precedes this Statement of Cultural Significance is the source of the evidence for the statement below.

<sup>9</sup> Definitions used are from the *Burra Charter* 1999; historical themes relate to the Principal Australian Themes – Australian Heritage Commission; criteria for Locally Significant places are from the Australian Heritage Commission and in the case of State Significant places, from Heritage Victoria; levels of significance used are State and Local, which directly relate to the two legislative authorities who administer the protection of heritage places, the State Government and Local Government respectively.

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The precinct is **aesthetically** significant on a **local** level. (AHC, D2) It contains excellent examples of several different architectural styles from the Victorian, Federation and Interwar periods. Low front fences made of light woven wire, brick and hedge allow open views of predominantly single storey houses, brick and timber churches and other buildings in the precinct. The skyline is punctuated with high pitched gable and hipped roofs, ornate chimneys and exotic trees. There are aesthetically pleasing views along Tocumwal Road and Meiklejohn Street towards the churches, the railway reserve and the cenotaph.

The Numurkah Residential Precinct is **historically** significant on a **local** level (AHC A.4, H.1, G.1) for its association with the early periods of housing development at Numurkah. It has extant examples of residences from the population and building boom of the 1880s and the Federation and Interwar periods of consolidation and development. Areas in the precinct south of Saxton Street include those that were first surveyed in 1875, as well as land that John Gray sold in allotments in the late 1880s and early 1890s (AHC A.4). The churches and their associated buildings are some of the earliest surviving in Numurkah. St Michael's presbytery was the home of Father Michael O'Connor, an important religious figure in the town's early history. (AHC H.1) St Joseph's convent has **historical** importance as the home of the Josephite Sisters, whose presence began in Numurkah when Sr Mary MacKillop arrived with four other Sisters of St Joseph in 1890. St Andrew's Presbyterian church was built in 1886.

The **railway reserve** and views are **historically** significant on a **local** level for its association with the railway heritage of the town from the late nineteenth to late twentieth centuries. It was an integral part of Numurkah's economic development and it provides visual links with associated infrastructure in the precinct. (AHC A.4, D2).

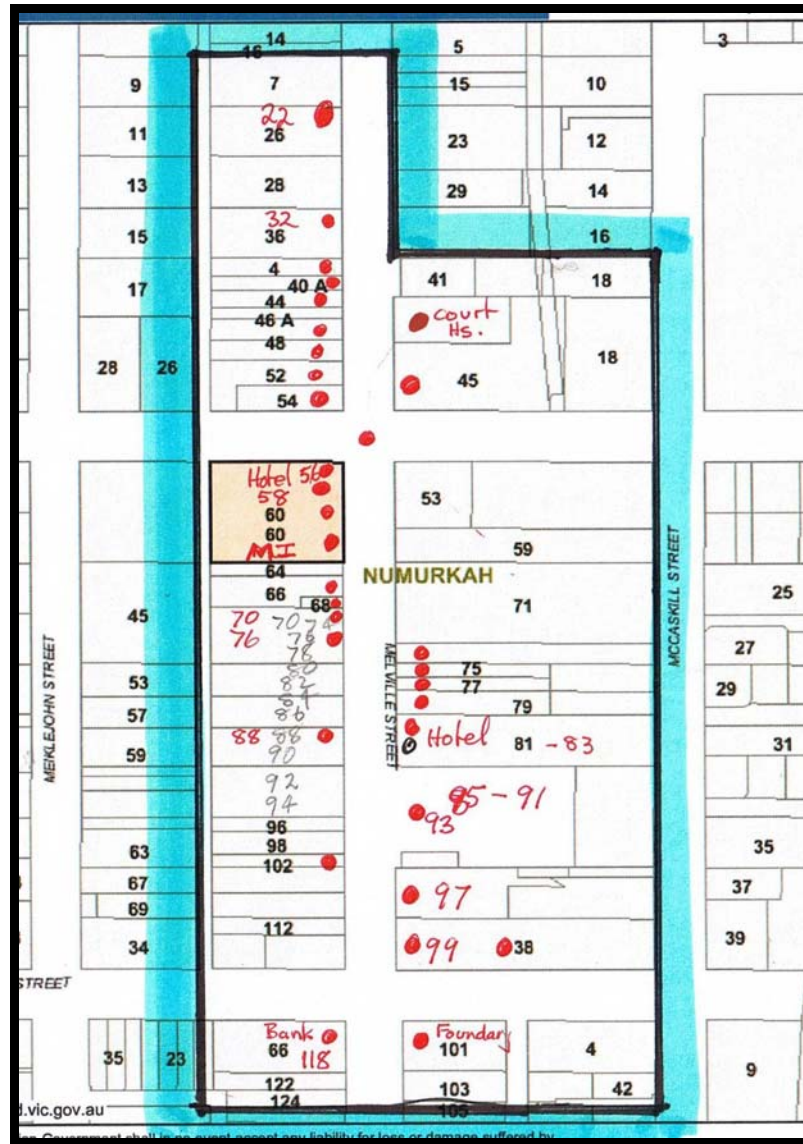
The **Victorian houses** in Meiklejohn Street are significant through their association with the early development of the town in the 1880s and 1890s, and they are recognized as being **historically** important by the local community for this association. (AHC A.4, G.1)

The precinct is **socially** significant on a **local** level. The Presbyterian church and hall, Catholic church, presbytery, school and convent continue to fulfil religious and educational roles for members of the local community. They are significant sites of memory as places of celebration and schooling. The cenotaph on the corner of Melville and Saxton Streets functions as a memorial to Numurkah's war dead and continues to be used in commemorative ceremonies. Housing in the precinct reflects the pride that residents had in their private domain during the late colonial era and early twentieth century.

The precinct has **scientific** significance on a **local** level. Building materials such as slate, wrought iron, stained glass, and woven wire are testament to the high level of technical skill that artisans in Numurkah possessed. The use of these materials is becoming rare and their presence forms an integral part of the precinct's fabric.

**Overall, Numurkah Residential precinct is culturally significant at the LOCAL level.**

## 10 Numurkah TOWN CENTRE



Map of Numurkah Town Centre Precinct with location of 33 significant places marked with red dots. Refer to the photo list of these places in the appendix.

## STATEMENT OF CULTURAL SIGNIFICANCE<sup>10</sup>

<sup>10</sup> Definitions used are from the Burra Charter 1999; historical themes relate to the Principal Australian Themes – Australian Heritage Commission; criteria for Locally Significant places are from the Australian Heritage Commission and in the case of State Significant places, from Heritage Victoria; levels of significance used are State and Local, which directly relate to the two legislative authorities who administer the protection of heritage places, the State Government and Local Government respectively

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### Numurkah Town Centre Precinct

The history and description, which precedes this Statement of Cultural Significance, is the source of evidence for the statement below.

The **Numurkah Town Centre Precinct** is **aesthetically significant** at the **LOCAL** level (AHC criteria D.2, E.1). It demonstrates many original and early design qualities associated with the commercial development of Melville Street, between the 1880s and 1950s. It is a stylistic mix of predominantly Victorian, Federation and post war architectural styles that have been built and maintained throughout most of the precinct. These qualities include predominantly brick wall construction, hipped or gabled galvanised corrugated iron roof forms, one storey and some two storey heights, decorative parapets, posted verandahs, some cantilever verandahs from the interwar and post war period, picturesque skylines created by the pitched rooflines with chimneys and parapets, and accented by a backdrop of sky forming a consistent streetscape.

The area is enhanced by several architecturally fine buildings such as the former Mechanics' Institute Hall and Library, the two storey Telegraph Hotel, Numurkah Hotel, and former Bank of Victoria and State Savings Bank, and single storey, Fire Brigade Station, former Court House, Kinnaird Building, Numurkah Leader and various shops including Crawford's Pharmacy, and views along Melville Street to these buildings.

The **Numurkah Town Centre Precinct** is **historically and socially significant** on a **LOCAL** level. (AHC A.4, G.1, H.1) It is strongly associated with all the major periods of the development of the township of Numurkah since European settlement, particularly the late Victorian, Federation and Post War eras. It contains sites and structures that are socially, culturally and historically significant on a local level, through their association with all these aspects of the development of Numurkah and in some cases through their association with particular events and individuals that played an important role in the history of the town. The Melville Street view in particular has a longstanding and socially valued connection with the heritage of Numurkah.

### HOTELS

The **Telegraph Hotel** (1882) is architecturally and historically significant on a local level as the oldest surviving hotel in Numurkah. (AHC , A.4, D2) The **Numurkah Hotel** (1910) is historically significant on a local level through its association with the original hotel in Numurkah of that name, established by Peter McCaskill in 1878 and as such the business is recognised by the community for its association with the earliest history of the township. (AHC G.1) The present building however is architecturally and historically significant on a local level as a representative of the early twentieth century buildings constructed during a period of economic stability and consolidation in the town, and particularly through its association with the local architect Allan McDonald, who also designed several other buildings at this time. (AHC A.4, D2, H.1)

### BANKS

The **Savings Bank** (1910) is similarly associated with McDonald and with the commercial development of the town in the Federation period. (AHC A.4, D2) The **Bank of Victoria** (1892) is historically significant on a local level through its association with the commercial development of the town and as the oldest bank in Numurkah. (AHC A.4) The architecture, including the interior, with its vault, is also well preserved, and the association with the Historical Society further testifies to its local value as a recognised site associated with the heritage of the town. (AHC D2, G.1)

### SHOPS

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The former **Crawford's Pharmacy** at 70 Melville Street, and the **Victorian era shops** more generally, are historically and architecturally significant on a local level through their association with the economic development of the town in the 1880s and 1890s, dating to a period of rapid building and growth for Numurkah. (AHC A.4, D2) The former pharmacy is also reputed to be one of the oldest brick shops in Numurkah. The **Kinnaird's Building** is historically and architecturally significant on a local level through its association with a specific early business and individual in the commercial life of the town, while the structure itself is associated with the art deco style of architecture, and the construction period of the 1940s. (AHC A.4, D2) The while the array of 1960s 'remodelled' shops are historically significant on a local level through their association with the post war building and population boom in Numurkah associated with Soldier Settlement, Improved Irrigation and Immigration. (AHC A.4)

#### CIVIC INSTITUTIONS

The former **Mechanic's Institute** (1883) is historically significant on a local level through its association with the early cultural and civic community of Numurkah and as a site associated with key historical events in the history of the town and with the Mechanics Institute movement which played an important role in the educational, cultural associations and civic life of the area. (AHC A.4, H.1, G.1)

The **Courthouse** (1892) is historically and architecturally significant on a local level for its association with the development of law and order, and with the late Victorian prosperity of Numurkah. (AHC A.4, D2, E1)

The **Numurkah Leader** building is historically significant and architecturally on a local level through its association with the development of early newspapers and cultural associations in Numurkah, dating back to 1895, making the building also an example of late Victorian architecture in the town. (AHC A.4, G.1)

The **Fire Brigade Station** (1930) is historically significant on a local level through its association with the vital service of the voluntary fire brigade in the history of Numurkah. This service goes back to the 1880s, while the building itself is associated with the interwar period in Numurkah and the development of service institutions in the town. (AHC A.4)

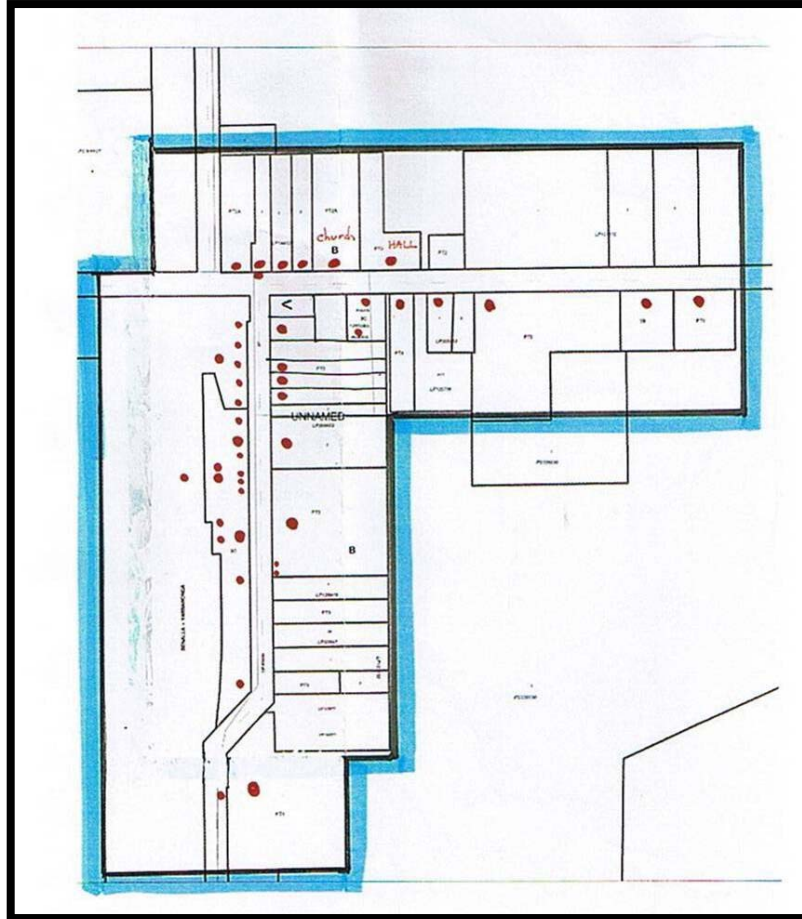
The **Numurkah Town Hall** (1938) is historically significant on a local level for its association with the civic development of the town in the twentieth century, and with the steady growth of settled institutions in the town during the interwar period. (AHC A.1) It is socially significant on a local level for its ongoing association with the social life and events of the town and as such its history has been interwoven with the history of Numurkah since 1938. (AHC G.1) The Town Hall is aesthetically significant as a well preserved example inside and out of Art Deco design. (AHC E1).

The **Numurkah Town Centre Precinct is scientifically significant on a LOCAL level (Criteria C2, F1)** . The materials and workmanship in the significant buildings are technically important and increasingly rare examples in Numurkah.

**Overall, the Numurkah Town Centre Precinct is culturally significant at the LOCAL level.**



## 11 St James TOWN CENTRE



Map of St James Town Centre precinct with location of 44 significant places marked with red dots.  
Source: Lorraine Huddle Pty Ltd. 2006

### STATEMENT OF CULTURAL SIGNIFICANCE<sup>11</sup>

#### St James Town Centre precinct

The other culturally significant places within the precinct, not specifically mentioned in this documentation are listed in Appendix 1 and are documented in the accompanying database. The history and description that precedes this Statement of Cultural Significance is the source of the evidence for the statement below.

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<sup>11</sup> Definitions used are from the Burra Charter 1999; historical themes relate to the Principal Australian Themes – Australian Heritage Commission; criteria for Locally Significant places are from the Australian Heritage Commission and in the case of State Significant places, from Heritage Victoria; levels of significance used are State and Local, which directly relate to the two legislative authorities who administer the protection of heritage places, the State Government and Local Government respectively.

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The Precinct also contains a variety of sites related to different aspects of the town's development, from sites associated with agricultural heritage (grain stores and silos), commercial heritage (shops), public and private service industry development (hotels, post office), law and order (police station and lock up) and transport (railways). Public places, (parks, trees, reserves, hall, and memorials) are also important both aesthetically and historically as continuing sites of civic beautification. The precinct thus represents a range of historical influences important in the development of St James from the late 1880s to the 1990s.

The St James Town Centre precinct is **aesthetically significant at the LOCAL level** (AHC criterion E1). The precinct retains significant foci, townscape and streetscape views, within the precinct, to the imposing concrete silos, the St James Hotel, the Post Office, and views along the railway reserve, and along Devenish Road, including views of the avenue of large, flowing and shady c 1880-90s Peppercorn trees. Views along St James Main Road towards the water tower and the Anglican Church and trees are also significant. These views cumulatively reinforce the historic early and mid twentieth century character of the precinct. The architecture of many of the culturally significant places are good representative examples of their type and provide important architectural integrity and focal points to the precinct. (AHC Criteria **A.4; E.1**)

The St James town centre precinct is **historically and socially significant** on a **Local level** as it contains the commercial, civic, infrastructure, residential and social core of St James throughout its history and contains significant sites connected to its development in the 1880s-90s and Interwar periods in particular, as well as a smaller number of Federation era and post war places.

The Victorian era places include the timber shops (DB 260) in St James Main Rd which are **historically significant on a local level** as the oldest extant shops in St James and continuous site of one of the town's general stores since 1882 and interconnected with the commercial development of the town. (AHC A.4) The site of the former North Eastern Stores run by George Coles Sr and Jr prior to their foundation of the company Coles Ltd, and their 1895 Victorian house (DB 266) in St James Main Road is **historically significant on a local level** for their association with the life of Sir George Coles, who recognised his association with St James through several significant donations to the town and as leader of the 1977 Back-To procession. (AHC H.1) St Jimmy's shop and house (DB 261, 99) in Devenish Road are also **historically significant on a local level** for their association with the commercial development of St James. (AHC A.4).

Victorian houses are situated in St James Main Road and include (DB 259) which is recognised as the town's oldest residence, built by the Dowlings in 1882, and residence of Joseph Carruthers, a significant figure in the early history of the town. (DB 266) was built by George Coles Sr as a residence in 1895 is similarly significant for its association with the Coles family and linked thereby to the broader commercial history of the state. (AHC H.1) Like the other Victorian houses (DB 96, 268) these houses are **aesthetically and historically**

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significant on a **local** level as the earliest extant houses in the residential development of St James.

The Victorian era peppercorn trees (DB 113) are also **historically and aesthetically significant on a local level** through their association with the Dowlings and the early beautification efforts in the 1880-90s. (AHC A.4)

The **historically and socially significant places at a local level** from the Federation period are associated with community benefits and include the hall and water tower. St James Hall (DB 97) is historically significant on a local level with its strong association with the former Mechanics Institute Hall. The hall is socially significant on a local level as a cultural, entertainment and educational centre for the town since 1910. (AHC A.4, G.1) and the 1909 water tower is socially and historically significant as it was designed by John Monash and provided an essential amenity in the town. The c1910 concrete shop (DB 118), is historically and aesthetically significant as the only commercial building from this era and material.

**Historically, aesthetically and socially significant at a local level** include Interwar period places include the gothic styled Anglican Church, fence and trees (DB 87), the Moderne styled hotel (DB 116), the Georgian revival styled post office (DB 121), Bowling Club and commemorative Kelly Reserve and gateway (DB 263) and the interwar bungalow styled houses (DB 258, 95, 262, 264) through their association with the interwar building activity that was particularly marked in St James. (AHC A.4) .

The St James Anglican Church (DB 87) built in 1923 is **historically significant on a local level** for its association with the history of the Anglican community and similarly connected to the interwar building improvements. (AHC A.4) It is also socially significant on a local level as a continuing place of worship associated with the Anglican community. (AHC G.1)

The St James Hotel (DB 116) is **historically significant on a local level** as the one remaining hotel in St James. While situated on the approximate site of an earlier hotel, it is associated with the interwar redevelopment of the town and the improvement of urban services in this period. (AHC A.4)

Post war places include the war memorial flagpole and plaque. The railway infrastructure is historically significant for its continuous association with the railways and the proximity of the tracks, weighbridge, silos, and platforms to the core of the town illustrates the reason the town came into existence in the nineteenth century.

The **War Memorial** is **historically** and **socially** significant on a **local** level for its association with the contribution of the local community to the defence forces of Australia, and **socially** significant on a **local** level as a valued monument to the war time sacrifices and experience of the community and as a site of communal ritual and memory. (AHC Criteria A.4; H.1; G.1)

The **railway reserve** and views are **historically** and **aesthetically** significant on a **local** level for its association with the railway heritage of the town from the late nineteenth and



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continuing as a central element in the economic development of St James during that period and provides interpretative visual links to the associated infrastructure. (AHC Criterion **A.4, D2**)

Devenish Road is **historically** significant on a **local** level for its associations with the development of the town illustrating the agricultural, service, civic and commercial progression of the town. (AHC Criterion **A.4, D2**). The school and centenary plaque are **historically and socially significant at a local level** for their association with over 100 years of public education in St James. Aesthetically it is significant for its streetscape association with the main periods of development in the town, with its beautification with avenues of large peppercorn trees, contiguous line of shops, post office, J F Kelly Reserve and Bowling Green, opposite the railway reserve with essential and historical infrastructure dating from the earliest development of St James. (AHC Criteria **A.4; E.1**)

The war memorial, school centenary plaque, railway centenary plaque are **historically** significant on a **local** level for their association with important community groups individuals such as J F Kelly, who have all played an important role in the beautification and development of the town. As a site of memorials and community activities, these places are also **socially** significant on a **local** level, and **aesthetically** significant as a cultural landscape of continuous development of civic pride and beautification since the early part of the twentieth century. (AHC Criteria **A.4; H.1, E1**)

The interior and exterior of the 1939 **St James Hotel** is **historically** significant on a **local** level for its association with the commercial history and development of services from 1939 onwards. It is socially significant on a local level through its valued connection with the social and cultural life of St James. (AHC Criteria **A.4**) It is **aesthetically** significant on a local level as a very good representative example of a substantial Inter war Moderne style building. (AHC Criterion **D 2**).

The 1947 concrete wheat silos are **historically** significant on a **local** level for their association with the post war development of the area's agricultural production and St James' centrality to agricultural industry and transportation during the period. (AHC Criterion **A.4**) They are **aesthetically** significant on a **local** level as a pivotal focus in the St James Townscape. (AHC Criterion **E 1**).

**Mature trees** including the street trees and mature trees in the parks and reserves in the precinct, are **historically** and **aesthetically** significant on a **local level** for their association with the early attempts to beautify and improve public spaces, and for the beauty that they provide which contrasts with and compliments the hard surfaces of buildings and infrastructure associated with town development. (AHC Criterion **A.4, E.1**)

The **Railway sites and infrastructure**, namely the station, railway reserve, tracks, weighbridge, concrete silos, are **historically** significant on a **local** level for their strong association with the history of developing railways in the area from 1882 into the twentieth century, and the central importance of this to the economic and commercial development of

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the area. They are also **socially** significant on a **local** level for their historical association with social and cultural events. They are **aesthetically** significant on a **local** level for the views in both directions along the reserve which illustrate the flat and lineal nature of the transport system and the importance of the railway to the location and functionality of the wheat silos. (AHC Criterion **A.4, G.1, E 1**)

The St James Town Centre precinct is **scientifically** significant at the **LOCAL** level (Criteria **C2 and F1**). The materials and workmanship in the significant buildings and infrastructure, particularly the weighbridge and associated parts, are technically important and increasingly rare examples in St James. The 12 remaining peppercorn trees are of substantial age and size and becoming rare in the area of St James.

**Overall, St James Town Centre precinct is culturally significant at the LOCAL level.**

Hand-drawn map of the Tugamah area. The map shows a street layout with 'TUGAMAH ROAD' running vertically and 'DART STREET' running horizontally. A red arrow points from the 'Slate spoon drain' label to a location on the map. Other labels include 'ANGELICAN', 'UNITING', 'CATHOLIC', 'VIEWS', and various property numbers and lot numbers.

Key features and labels on the map:

- Streets:** TUGAMAH ROAD, DART STREET, TUNGAMAH.
- Religious Sites:** ANGELICAN, UNITING, CATHOLIC.
- Property Numbers and Lot Numbers:**
  - 14A 1
  - TP612240
  - TP191772
  - 19 PS30286 2
  - 15 2 LP65059
  - 14 150
- Other Labels:** VIEWS, Slate spoon drain, 8, 7, 14, 11, 150.

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fine late Victorian religious buildings commenced between the 1885 and 1889. These include the short sheet galvanised iron roofed red brick with unpainted render trim on gothic styled churches, finials and leadlight. They have substantial setbacks which create a sense of spaciousness from the public realm. The area is enhanced by several views to and from the features above, but particularly as one approaches the crest of the hill on which they are sited. The informal road finish (ie no concrete kerb and channel), trees, and substantial space between buildings contributes to the country setting and sets it apart from urban development in big towns. All three churches owe their design and location to the Victorian era and the 1880s, while some of those designs were ultimately completed in the early twentieth century and thus also mark the continuing development of Tungamah in the Federation period. (AHC A.4)

The **Tungamah Church Precinct** is **historically and socially significant** on a **LOCAL** level through its association with the religious and cultural development of Tungamah (AHC A..4, H.1, G.1) and for its continuous association with major religious and cultural communities in the area.

The **Uniting Church (1885)** is **historically and socially significant on a local level** for its close association with the Presbyterian and (since 1977) the Uniting Church community in Tungamah (AHC H.1); **Our Lady of Good Counsel Roman Catholic Church (1886)** is **historically and socially significant on a local level** as the religious centre of the Roman Catholic community in the town (AHC H.1) and **St Alban's Anglican Church** is **historically and socially significant on a local level** for its association with the Church of England (Anglican) community in Tungamah. (AHC H.1)

The **slate spoon drain in Barr Street** is **historically, aesthetically and scientifically significant on a local level** as a rare example of the use of slate for this purpose and one of the few early examples of engineering road infrastructure remaining in the whole shire. (AHC. C.2, H 1,

The **Tungamah Church Precinct** is **scientifically significant** on a **LOCAL** level through its importance for information contributing to an understanding of the history of human occupation and the cultural history of the area in the 1880s through the use of locally made bricks for the buildings , and it has a strong presumption of archaeological research potential. (AHC C2, F1)

**Overall, the Tungamah Church Precinct is culturally significant (AHC A4, C2, D2, E1, F1,) at the LOCAL level.**

### 13 Tungamah TOWN CENTRE



Fig. 1 Map of Tungamah TownCentre Precinct with location of 26 significant places marked with red dots. Refer to the photo list of these places in the appendix.

### STATEMENT OF CULTURAL SIGNIFICANCE<sup>13</sup>

#### Tungamah Town Centre Precinct

The history and description, which precedes this Statement of Cultural Significance, is the source of evidence for the statement below.

<sup>13</sup> Definitions used are from the Burra Charter 1999; historical themes relate to the Principal Australian Themes – Australian Heritage Commission; criteria for Locally Significant places are from the Australian Heritage Commission and in the case of State Significant places, from Heritage Victoria; levels of significance used are State and Local, which directly relate to the two legislative authorities who administer the protection of heritage places, the State Government and Local Government respectively

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The Tungamah Town Centre Precinct is culturally significant on a local level as the commercial, civic and residential centre of Tungamah from the earliest days of the township. The zenith of the town is represented by places from the colonial period in the late Victorian era.

The **Tungamah Town Centre Precinct** is **aesthetically significant** at the **LOCAL** level (AHC criteria D.2, E.1). It demonstrates many original and early design qualities associated with the development of the town between the 1880s and early 1900s. It is a stylistic mix of predominantly Victorian, and a few Federation and inter war architectural styles that have been built and maintained throughout most of the precinct. These qualities include red brick, vertical galvanised corrugated iron, or timber weatherboard wall construction, hipped or gabled galvanised corrugated iron roof forms, one storey and some two storey heights, timber of hard plaster decorative parapets, posted verandahs, picturesque skylines created by the pitched rooflines with chimneys and parapets, and accented by a backdrop of sky forming a picturesque streetscape.

The area is enhanced by several architecturally fine buildings and monuments such as the Mechanics' Institute Hall, the two storey Tungamah Hotel, War Memorial, Masonic Hall, former Chemist, former Post Office, views along Barr, Middleton, Spry and rear views to the Barr Street buildings from Berndt Street and modest timber Victorian era houses particularly in Barr and Spry Streets..

The **Tungamah Town Centre Precinct** is **historically and socially significant** on a **LOCAL** level. (AHC A.4, G.1, H.1) It is strongly associated with the major periods of the development of the township of Tungamah since European settlement, particularly the late Victorian era. It contains sites and structures that are socially and historically significant on a local level, through their association with all these aspects of the development of Tungamah and in some cases through their association with particular events and individuals that played an important role in the history of the town.

#### **Commercial Sites – Victorian Era**

The Tungamah Hotel (1891 DB52) is aesthetically, historically and socially significant on a local level as the only surviving hotel in Tungamah. It is particularly associated with the rapid growth and development of the town in the late nineteenth century. (AHC A.4) It is socially significant on a local level as its history is publicly recognised for being interwoven with the history of Tungamah since 1891. (AHC G.1) It is aesthetically significant as a fine representative example of a late Victorian style hotel with cast iron verandahs and the only example of such a large, impressive, and architecturally accomplished commercial building remaining in the town. (AHC D 2, F1, G 1)

The Tungamah (Costigan's) store (1887 DB652) is aesthetically and historically significant on a local level as the last surviving early store in Tungamah associated with the period of rapid growth and commercial development in the late nineteenth century, and continuously associated with the commercial history of the town since that time. (AHC A.4) This significance is compounded by the high level of preservation interior and exterior fabric of the timber shop. Another, smaller timber place is the 1883 Phillips (?) store (DB 108) opposite which also makes an important contribution to the commercial context of the precinct.

The former chemist and bakery (1890 DB104) is aesthetically and historically significant on a local level as an early chemist and a surviving commercial Victorian shop from the 1890s. (AHC A.4 D 2, F1) It is a unique example in Tungamah of late Victorian ornamental brick shops.

Haebich's cottage and butchery (1882) and Mrs Mifka's cottage and bakery in Barr Street (DB 651, 655) are historically significant on a local level as the earliest reminders of the modest commercial development of the town in the colonial period. (AHC A.4)

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**Civic and Cultural Sites – Victorian Era**

The Masonic Hall (1889 DB50) is aesthetically and historically significant on a local level as one of Tungamah's main historic landmarks, associated with the development of cultural institutions in the colonial era and particularly interwoven with the history of the Freemasons in the area throughout the history of Tungamah since 1889. As such it is also socially significant on a local level. (AHC A.4, G.1)

The tuck pointed building is architecturally significant for its interior and exterior design and details. (AHC D 2, E 1).

The former Post Office building in Middleton Street (1889 DB105) is aesthetically and historically significant on a local level as the oldest extant post office in Tungamah, associated with the development of urban services and communication in the 1880s, and servicing the town into the post war period until 1968. (AHC A.4). It is a fine example of a Late Victorian/Federation era Post Office and Residence and is significant for its exterior and interior design and details. (AHC D 2, E 1, G 1)

**Twentieth Century Sites**

The former fire brigade (1901 DB665) is historically significant on a local level as one of the few buildings in the precinct, associated with the development of the urban fire brigade service during a particularly successful period. (AHC A.4)

Tungamah lost 24 men, a significant loss to a small community. The War Memorial is aesthetically and historically and socially significant on a local level as the most prominent, war memorial in Tungamah. Funded through popular subscription on land donated for the purpose it was built to Honour the 24 Tungamah men lost in WWI. (AHC, A4, D 2, E 1, F 1, H 1, G 1)

The Mechanics Institute (1930 DB107) is aesthetically, historically and socially significant on a local level for its association with the development of cultural and educational institutions in Tungamah, particularly during the interwar period and thereafter. (AHC A.4, C 2). As such it is also socially significant on a local level for its ongoing use for community events and recognised cultural and educational value to the local community and as a memorial to those who served in WW2. (AHC G.1). It is aesthetically significant as an intact inter war bungalow period hall typical of the era and a major streetscape focal point. (AHC D 2, E 1).

The **Tungamah Town Centre Precinct is scientifically significant on a LOCAL level** (AHC C2, F1). The materials and workmanship in the significant structures, including the concrete bridge and water tower, are technically important and increasingly rare examples in Tungamah.

**Overall, the Tungamah Town Centre Precinct is culturally significant at the LOCAL level.**



## 14 Yarrawonga TOM SHARP

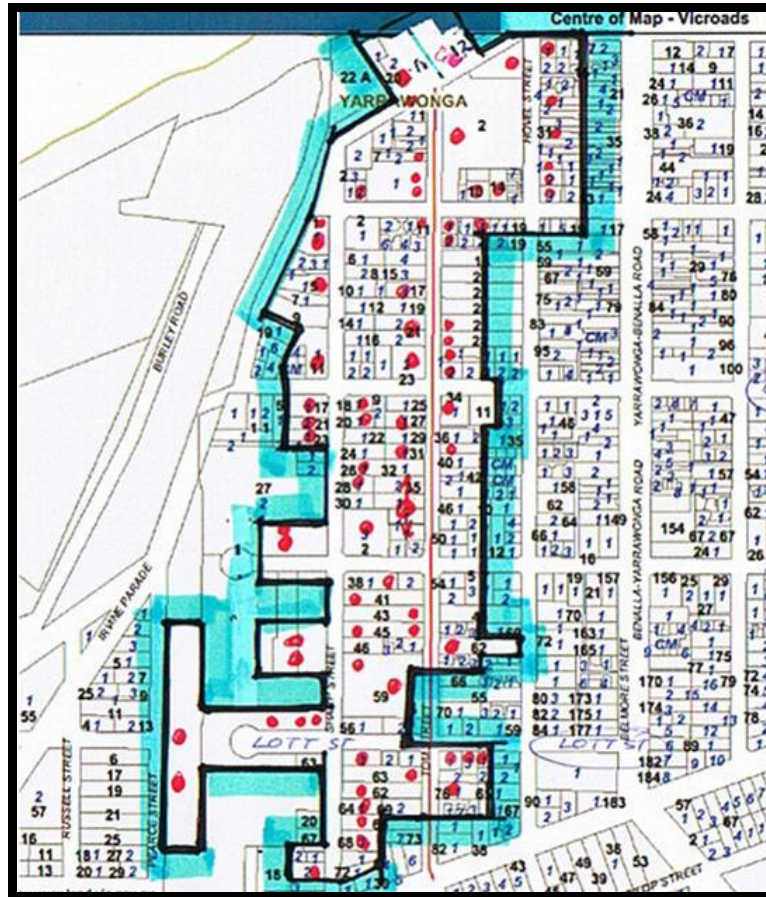


Fig. 1. Yarrawonga Tom Sharp Precinct showing 74 significant places in red.  
Source: Lorraine Huddle.

### STATEMENT OF CULTURAL SIGNIFICANCE<sup>14</sup>

#### Yarrawonga Tom Sharp precinct

The other culturally significant places within the precinct, not specifically mentioned in this documentation are listed in Appendix 1 and are documented in the accompanying database. The history and description that precedes this Statement of Cultural Significance is the source of the evidence for the statement below.

<sup>14</sup> Definitions used are from the *Burra Charter* 1999; historical themes relate to the Principal Australian Themes – Australian Heritage Commission; criteria for Locally Significant places are from the Australian Heritage Commission and in the case of State Significant places, from Heritage Victoria; levels of significance used are State and Local, which directly relate to the two legislative authorities who administer the protection of heritage places, the State Government and Local Government respectively.



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The precinct is **aesthetically significant on a local level**. (AHC, D2,) It contains excellent examples of several different architectural styles from the Victorian, Federation and Interwar periods. Low front fences made of timber pickets, light wire, brick and hedge allow open views of predominantly single storey houses, brick churches and other buildings in the precinct. The skyline is punctuated with high pitched hipped and some gable roofs, ornate chimneys and exotic trees. There are aesthetically pleasing views towards important foci including the water tower, school, Court House and Masonic Hall, the church, silos, memorial trees, and the railway station.

The Yarrawonga Tom Sharp Precinct is **historically and socially significant on a local level**. (AHC A.4, G. 1) It contains places associated with the residential, civic, religious, educational, transport and urban development of Yarrawonga from 1880 onwards and as such its history is interwoven with the history of the town. It contains places which are socially significant on a local level, such as the church and school, as well as places associated with the railways that are historically, socially and scientifically significant on a state level.

The precinct is **socially** significant on a **local** level. (AHC G 1). The Presbyterian church, hall, and the State school continue to fulfil religious and educational roles for members of the local community. They are significant places of memory as places of celebration and schooling. The 16 Memorial trees in the State School grounds and the 3 Memorial Kurrajong trees in Lott Street are memorials to Yarrawonga's war dead. Housing in the precinct reflects the pride that residents had in their private domain during the late colonial era and early twentieth century. The Masonic lodge is socially significant to the large number of Freemasons and their families who attended meetings, social events and the benevolent works carried out for the community.

The precinct has **scientific** significance on a **local** level. Building materials such as wrought and iron, stained glass, and woven wire are testament to the high level of technical skill that artisans in Yarrawonga possessed. The use of these materials is becoming rare and their presence forms an integral part of the precinct's fabric.

## RESIDENTIAL PLACES

The **Victorian houses** are historically significant on a local level as representatives of the earliest residential development in Yarrawonga during the nineteenth century. They mostly date to between 1880 and 1886, a time associated with the agitation and final arrival of the railway at Yarrawonga. (AHC A.4)

The **Federation houses** are historically significant on a local level for their association with the residential development of Yarrawonga at the turn of the twentieth century, and a time when significant residential expansion occurred on the west side of the town. (AHC A.4)

The **Interwar houses** are historically significant on a local level for their association with the intense residential development that met the increased demand around the time of the weir construction in the 1920s to early 1930s. (AHC A.4)

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## RELIGIOUS PLACES

The **Presbyterian Church (1929)** and **Hall (1954)** are socially significant on a local level for their continuing association with the Presbyterian community as a place of worship and as a place of social, educational and recreational activity respectively. The Hall also commemorates the defence of Australia in the World War of 1939-45. (AHC D 2, G.1, F 1) The church and **manse (1926)** are historically significant both for their association with the Presbyterian community in the history of Yarrawonga and as a marker of the interwar development of the town. (AHC A.4, H.1) The 1926 manse, 1929 church, and 1954 hall are aesthetically significant (AHC D2, H 1.) for their fine architectural designs, their integrity and as excellent examples of the work of important architect Gordon J Sutherland who has successfully created an aesthetically harmonious group of buildings with the challenge of being designed over three decades and changes in architectural fashions.

## CIVIL, EDUCATIONAL and COMMUNITY PLACES

The **State School No.1819 (1880/1918/1960s)** is historically, socially and aesthetically significant for its association with the educational development of Yarrawonga since 1880 when it was the first school to open in the town. It's development was subsequently interwoven with the history of Yarrawonga as a place of education, recreation, social activity and commemoration and is an important part of the cultural landscape of this precinct. (AHC E 1, A.4, G.1) The **courthouse (1888)** is aesthetically, historically and socially significant as the town's first court and for its association with the provision of law and order in Yarrawonga from the colonial period through to the postwar era. (AHC D2, A.4, G 1)

The 1925 Yarrawonga Lodge and gateway is **aesthetically significant at a local level** as a fine example of Inter-War Free Classical architecture with Masonic decorative symbolism. The 1925 interior is also highly significant for its fine workmanship and Masonic symbolism in the proportions of the space, and decorative elements. The furniture is steeped in Masonic symbolism and is an important adjunct to the space and function of the Lodge room. It is an outstanding example of the architectural sophistication of Gordon J Sutherland. (AHC D 2, F.1, H. 1)

## TRANSPORTATION & URBAN INFRASTRUCTURE

The 1886 water tower of the water trust is **historically, scientifically and aesthetically significant at a local level** for its role in the supply of water to the town and as a landmark structure in Yarrawonga for over one hundred and twenty years. (AHC A 4, C 2, D 2, E 1) . The weighbridge (1916) is historically, scientifically significant on a local level and may be the last remaining weighbridge constructed by Victorian Railways. (AHC A 4, C.2, ) The concrete wheat silos are historically significant on a local level for their connection to the development of transportation and agriculture in the post war period. (AHC A.4)

The **Yarrawonga Railway Station (1888)** is historically and aesthetically significant on a local level for its association with the development of transport services in Yarrawonga in the nineteenth century and the era of rail and the elaborate and decorative design. (AHC A.4, D 2) The station is also socially significant on a local level as the last surviving operational railway station in the area, and as a place which is locally recognised as being interconnected with the whole history of the town since 1888.(AHC G.1)

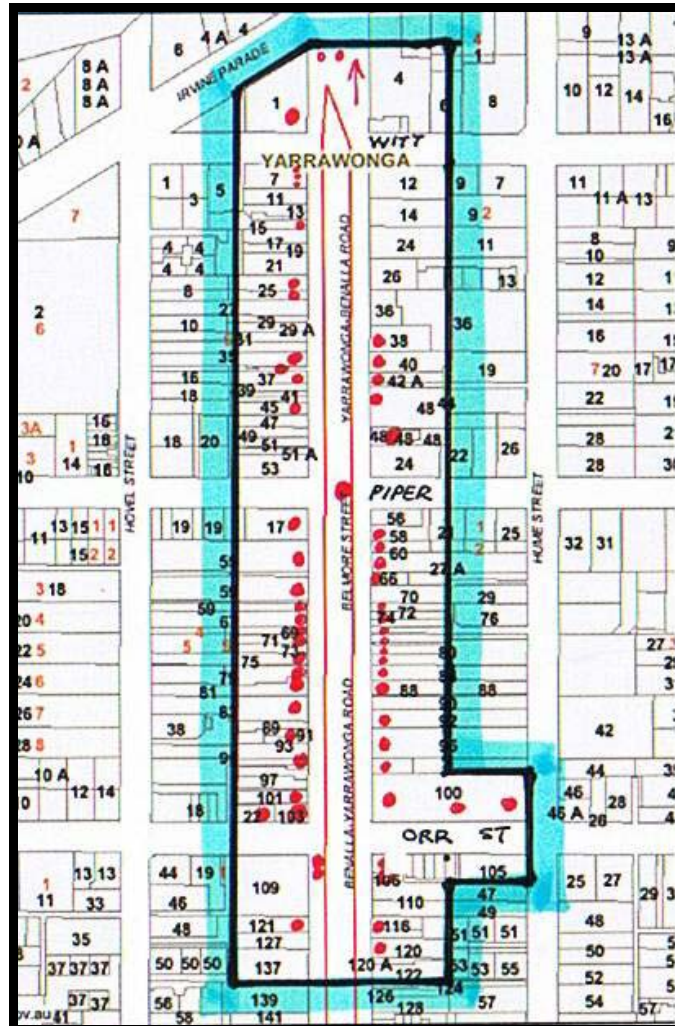
The **railway reserve, station, Lott Street view and avenue of honour**, and other views are **aesthetically significant**. They provide visual links with the profound importance of the place to the community for over one hundred years. **AHC A.4, D2).**

#### COMMEMORATIVE PLACES

The **Avenue of Honour (1919)** in the station forecourt in Lott Street is historically significant on a local level as the last remaining contiguous section of the Avenue of Honour which began here in 1919. It is associated with the defence of Australia during the Great War of 1914-18 (AHC A.4) and is also socially significant on a local level as a place of commemoration and of both communal and national memory. (AHC. G.1) The memorial trees and drinking fountain in the State school grounds is socially and historically significant for the association with 16 former pupils who were killed in the Great War. The Presbyterian Hall is also socially and historically significant as it commemorates the town's soldiers who fought in the World War of 1939-45. (AHC. A 4, G.1)

**Overall, Yarrawonga Tom Sharp precinct is culturally significant at the LOCAL level.**

## 15 Yarrawonga TOWN CENTRE



**Fig. 1 Map of Yarrawonga Town Centre Precinct with location of 59 significant places marked with red dots. Refer to the photo list of these places in the appendix.**

Note: Not all significant sites are marked with a red dot as the map provided by Moira shire council is not accurate and some places do not have street numbers on the premises. Refer to the photo list of places.

## STATEMENT OF CULTURAL SIGNIFICANCE<sup>15</sup>

<sup>15</sup> Definitions used are from the Burra Charter 1999; historical themes relate to the Principal Australian Themes – Australian Heritage Commission; criteria for Locally Significant places are from the Australian Heritage Commission and in the case of State Significant places, from Heritage Victoria; levels of significance used are State and Local, which directly relate to the two legislative authorities who administer the protection of heritage places, the State Government and Local Government respectively

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### Yarrawonga Town Centre Precinct

The history and description, which precedes this Statement of Cultural Significance, is the source of evidence for the statement below.

The **Yarrawonga Town Centre Precinct** is **aesthetically significant** at the **LOCAL** level (AHC criteria D.2, E.1). It demonstrates many original and early design qualities associated with the civic and commercial development of Belmore Street, between the 1880s and 1950s. It is a stylistic mix of predominantly Victorian, some Federation and several inter war architectural styles that have been built and maintained throughout most of the precinct. These qualities include predominantly brick wall construction, hipped or gabled galvanised corrugated iron roof forms, one storey and two storey heights, decorative parapets, some posted verandahs, cantilever verandahs from the interwar and post war period, picturesque skylines created by the pitched rooflines with chimneys and parapets, and accented by a backdrop of sky forming a consistent streetscape.

The most striking and aesthetically significant places for their urban design are the War Memorial Monument and palms.

The area is aesthetically enhanced by several architecturally fine buildings such as the magnificent Inter-War Free Classical Town Hall, the two storey Post Office, State Savings Bank, Victoria Hotel, Terminus Hotel and Burke's Royal Mail Hotel and outstanding architectural examples of single storey places such as the Athenaeum building, The Big Store, the former Shire Offices, Federation shops at 116-120 Belmore Street and various other shops and views along Belmore Street to these buildings.

The Belmore Street streetscape views:, towards the war memorial monument, towards the customs house and various views of the Town Hall are **aesthetically significant on a local level (AHC E.1) (AHC A.4, G.1)** for their association with the civic spirit of Yarrawonga as locally recognised and appreciated features of the town.

### Civic Places

The **historically and socially significant** civic places in Belmore Street are the shire halls, the former post office, customs house and the former Mechanic Institute's Athenaeum hall, the war memorial and memorial trees.

The former **Customs House (1892)** is **historically significant on a local level** as a reminder of the period when Yarrawonga was a border town between the two colonies, before federation (AHC A.4). The old **Shire Offices (1896)** is historically and socially significant on a local level as the former municipal offices and first shire building in Yarrawonga, associated with the development of civic institutions in the colonial period. (AHC A.4) The **Shire Hall (1930)** is historically significant on a local level for its association with the development of civic institutions in the interwar period, a time of particular growth for Yarrawonga with the construction of the weir during that time. It is also socially significant on a local level for its continuing association with local government and recreation. (AHC A.4, G.1) The **former Post Office (1904)** is historically and socially significant as an example of Federation era civic building in the town and is associated with the development of postal services and communications in the early twentieth century. (AHC A.4, G.1) The **Athenaeum** is historically and socially significant on a local level as the site of the Mechanics Institute's hall, associated with both the educational, entertainment and recreational development of Yarrawonga from the late

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nineteenth to early twentieth centuries. (AHC A.4, G 1) The **War Memorial (1921)** and **Avenue of Honour Memorial (1919)** is historically and socially significant on a local level as sites commemorating the Great War of 1914-18 and ongoing associations with the defence of Australia and as sites of public memory and national identity. (AHC A.4, G.1)

#### Commercial Buildings – Hotels

There are four extant hotels in Belmore Street, dating from the colonial and interwar periods in the history of the town. The **Criterion Hotel (1882)** is historically significant on a local level as Yarrowonga's oldest hotel, associated with the early colonial history of the town before the opening of the railway. (AHC A.4) The **Victoria Hotel (1886)** is historically significant on a local level as Yarrowonga's best preserved colonial hotel and as the town's hotel associated with the opening of the railway in the same year. (AHC A.4) The **Terminus Hotel (1927)** and **Burke's Royal Mail Hotel (1937)** are historically significant on a local level as the two interwar hotels in the town associated with the rapid progress and expanding demand for social and recreational facilities during the long construction of the weir and the development of Yarrowonga thereafter. (AHC A.4)

#### Commercial Places – Bank & Shops

Belmore Street is particularly dominated by commercial sites, as the commercial and service provision centre of Yarrowonga throughout its history. The former **State Savings Bank (1912)** is historically significant on a local level as the only surviving intact bank in Yarrowonga, associated with the expansion of commercial services in the early twentieth century. (AHC A.4) The various **Victorian shops** are historically significant on a local level for their association with the commercial development of the town in the colonial period; the **Federation shops** are historically significant through their association with the commercial consolidation of the town at the opening of free trade between the former colonies after Federation; and the **Interwar shops** are historically significant for their association with the next period of significant commercial expansion in Yarrowonga during the construction of the weir. (AHC A.4)

#### Recreation And Community

An important recreational and community site in Belmore Street is the **Grove Memorial Park (1964) and trees (1935)**, associated with the important community and charitable group, the Grove Picture Company, which played an important role in both picture entertainment before television, and as a fundraiser for significant beautification, recreational and service oriented projects in Yarrowonga. (AHC H.1, A.4)

The **Yarrowonga Town Centre Precinct** is scientifically significant on a **LOCAL** level (**Criteria C2, F1**). Building materials such wrought iron, cast iron, terra cotta roof decoration, marble and granite, and stained glass are a testament to the high level of technical skill that artisans in Yarrowonga possessed. The use of these materials is becoming rare and their presence forms an integral part of the precinct's fabric.

**Overall, the Yarrowonga Town Centre Precinct is culturally significant at the LOCAL level.**