

Andrew C Ward & Associates  
architects - planners



F I N A L   D R A F T

CITY AND SHIRE OF  
MILDURA CONSERVATION STUDY

VOLUME I

prepared for the  
City and Shire of Mildura by  
Andrew C. Ward & Associates  
Architects - Planners

JUNE 1988

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ACKNOWLEDGMENTS

The author acknowledges the assistance of the Steering Committee, consisting of the following members:

- Cr. A. Thomson, (Chairman, Shire of Mildura),
- Cr. G. MacAllister, (City of Mildura),
- Mr. B. Karaszewych, (City of Mildura),
- Mr. N. McGaffin, (Shire of Mildura),
- Mrs. F. Antcliff, (Mildura and District Historical Society),
- Mr. D. McMillan, (Mildura Branch, National Trust),
- Ms. K. Harrington, (Develop Mildura Council Inc.),
- Mr. T. Hubbard, (Ministry for Planning and Environment),
- Mr. G. Scale, (Ministry for Planning and Environment).

Andrew C. Ward

CONTENTS

|   | <u>Page No.</u> |
|---|-----------------|
| <u>VOLUME 1</u>   |                 |
| 1. Introduction and Summary   | 1               |
| 2. Account of the physical development of the City and Shire of Mildura | 10              |
| 2.1 Introduction  |                 |
| 2.2 The Early Years   |                 |
| 2.3 The Mildura Irrigation Colony                                       |                 |
| 2.4 The Closer Settlement Era   |                 |
| 3. Precincts  |                 |
| 3.1 Introduction  | 11              |
| 3.2 Deakin Avenue   | 13              |
| 3.3 Lemon Avenue  | 22              |
| 3.4 Chaffey Avenue  | 27              |
| 3.5 Psyche Bend Pumping Station   | 41              |
| 3.6 Kings Billabong Pumping Station                                     | 45              |
| 3.7 Redcliffs Barclay Square Area                                       | 46              |
| 3.8 Meringur Township   | 60              |
| 3.9 Millewa South Railway   | 70              |
| 3.10 Kulnine Station, Lock 9, Millewa A Pumping Station                 | 74              |
| 4. Bibliography   | 81              |
| 5. Study Team   | 83              |

VOLUME 2

Data Sheets: City of Mildura

VOLUME 3

Data Sheets: Shire of Mildura



1. INTRODUCTION AND SUMMARY

1.

The Conservation Study for the City and Shire of Mildura was commenced in October, 1986 and funded by the City and Shire of Mildura, the Federal Government's National Estate Program, and the Historic Buildings Council.

The principal objectives of the study are summarised in the Consultant's brief and are as follows:

- to identify, evaluate and document the built and environmental heritage of Mildura;
- to place it within the context of the history of Victoria;
- to assess the importance of Mildura's heritage as a State and community resource; and
- to develop a comprehensive program for the conservation of Mildura's heritage and its integration into the general planning framework of Mildura.

The consultant team for the study was led by Andrew Ward, architect and principal of Andrew C. Ward & Associates, architects and planners. He has been primarily responsible for the production of the study outputs and has been supported by Judith Antcliff as research assistant. The identification of items and sites of landscape importance to a preliminary level was undertaken late in 1986 by Geoff Sanderson, principal of Gerner Sanderson Australia Pty. Ltd., planners, architects, landscape architects.

The course of the study was directed by a steering committee having the following members:

- Cr. A. Thomson, (Chairman, Shire of Mildura)
- Cr. G. MacAllister (City of Mildura)
- Mr. B. Karaszewych, (City of Mildura)
- Mr. N. McGaffin, (Shire of Mildura)
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- Mr. T. Hubbard, (Ministry for Planning and Environment)
- Mr. G. Scale, (Ministry for Planning and Environment).

Mrs. Freda Antcliff gave generously of her time throughout the study, the final document benefitting in no small way from her input.

To date, funding has allowed for the completion of an initial field survey identifying candidate items of cultural significance, and based mainly upon a visual assessment.

A background history to the physical development of the Mildura irrigation colony and the Shire forms Section 2 of this report and provides the setting against which the significance of individual buildings and sites has been assessed. Analyses containing assessments of significance and recommended conservation actions for a number of historic precincts both within the City and Shire areas form Section 3 and have been identified with a view to defining areas, rather than individual items, which are expressive of formative phases and themes in the development of the study area. Section 4 consists of data sheets for individual items and includes assessments for all items considered to be of importance at the National and State levels, and of some items considered to be important at the regional and local levels. Several items in these latter categories of significance have not been documented due to insufficient funding for this project.

The following precincts have cultural significance for the City and Shire communities and in some instances for the State of Victoria as a whole:

- |                  |   |  |
|------------------|---|--|
| <u>City</u>      | - | Deakin Avenue  |
|                  | - | Chaffey Avenue   |
|                  | - | Lemon Avenue   |
| <br><u>Shire</u> | - | Psyche Bend and pumping station                        |
|                  | - | Kings Billabong pumping station                        |
|                  | - | Red Cliffs town centre                                 |
|                  | - | Merringur township                                     |
|                  | - | Millewa South railway                                  |
|                  | - | Kulnine station, Lock 9 and Millewa A pumping station. |

Recommended actions to be pursued by Council are presented at the conclusion of each precinct analysis.

The following individual items are significant at the levels noted and have been documented in this study. Recommended actions concerning registration and other matters are contained within each data sheet.

CITY

| Item                   | Location             | State | Level of Significance |       |
|------------------------|----------------------|-------|-----------------------|-------|
|                        |                      |       | Regional              | Local |
| "The Bungalow"         | 2 Chaffey Avenue     | *     | *                     | *     |
|                        | 25 Chaffey Avenue    |       |                       | *     |
|                        | 27 Chaffey Avenue    |       |                       | *     |
|                        | 37 Chaffey Avenue    |       |                       | *     |
|                        | 41-43 Chaffey Avenue |       |                       | *     |
| "Rio Vista"            | Cureton Avenue       | *     | *                     | *     |
| Gardener's Cottage     | Cureton Avenue       | *     | *                     | *     |
| Fmr Dickson residence  | Cureton Avenue       |       |                       | *     |
| King's Billabong pumps | Cureton Avenue       | *     | *                     | *     |
|                        | 29 Deakin Avenue     | *     | *                     | *     |
| Rio Vista Fountain     | Deakin Avenue        | *     | *                     | *     |
| Post Office            | 46 Deakin Avenue     |       |                       | *     |
| Fmr Williams & Yule    | 61 Deakin Avenue     |       |                       | *     |
| Law Courts             | 66-68 Deakin Avenue  |       |                       | *     |
| Fmr Shire Offices      | 70 Deakin Avenue     | *     | *                     | *     |
| Carnegie Library       |                      | *     | *                     | *     |
| Rotunda                | Deakin Avenue        |       |                       | *     |
| "Ashfield"             | 75 Deakin Avenue     |       |                       | *     |
| W.B. Chaffey Memorial  |                      |       |                       | *     |
| Mildura Club           | Deakin Avenue        | *     | *                     | *     |
| Masonic Temple         | Deakin Avenue        | *     | *                     | *     |
| War Memorial           | Deakin Avenue        |       |                       | *     |
| Workingman's Club      | Deakin Avenue        |       |                       | *     |
| Fmr. Methodist Church  | Deakin Avenue        | *     | *                     | *     |
| Church of Christ       | Deakin Avenue        | *     | *                     | *     |

## Andrew C Ward &amp; Associates

CITY

| Item                    | Location            | State | Level of Significance |       |
|-------------------------|---------------------|-------|-----------------------|-------|
|                         |                     |       | Regional              | Local |
| St.Margarets            | Deakin Avenue       |       |                       | *     |
| St.Andrews              | Deakin Avenue       |       |                       | *     |
| Bowrings buildings      | Eighth Street       |       |                       | *     |
| Fmr Nash's Store        | Eighth Street       |       |                       | *     |
| Fmr Shilliday's Store   | Eighth Street       |       |                       | *     |
| Wintersun Hotel         | Eighth Street       | *     | *                     | *     |
| "Valetta"               | 223 Eleventh Street |       | *                     | *     |
| "St. Austell"           | 241 Eleventh Street | *     | *                     | *     |
| Sacred Heart Church     | 259 Eleventh Street |       | *                     | *     |
| Fmr Catholic Church     | 259 Eleventh Street |       |                       | *     |
| Fmr A.E. Chaffey Res.   | Ellswood Cr.        |       |                       | *     |
| "Aree Araam"            | Ellswood Cr.        | *     | *                     | *     |
| Fmr Bleazer Res.        | Etwinda Avenue      | *     | *                     | *     |
|                         | 46 Lemon Avenue     |       |                       | *     |
|                         | 48 Lemon Avenue     |       |                       | *     |
|                         | 50 Lemon Avenue     |       |                       | *     |
| Fmr Wells Res.          | 128-130 Lime Avenue |       |                       | *     |
| FMIT Tower              | Madden Avenue       | *     | *                     | *     |
|                         | 62 Olive Avenue     | *     | *                     | *     |
|                         | 64 Olive Avenue     | *     | *                     | *     |
|                         | 78 Olive Avenue     |       |                       | *     |
|                         | 100 Olive Avenue    |       |                       | *     |
| Fmr Wesleyan Parsonnage | 77 Orange Avenue    |       | *                     | *     |
| Mildura State School    | San Mateo Avenue    |       |                       | *     |
|                         | 32 San Mateo Avenue |       |                       | *     |
| Fmr Proudfoot Res.      | 99 San Mateo Avenue | *     | *                     | *     |

CITY

| Item                  | Location             | State | Level of Significance |       |
|-----------------------|----------------------|-------|-----------------------|-------|
|                       |                      |       | Regional              | Local |
| Railway Carriage Shed | Seventh Street       |       | -                     | *     |
| Grand Hotel           | Seventh Street       |       |                       | *     |
| Fmr CBL Fountain      | Seventh Street       | *     | *                     | *     |
| Fmr. Hardingham Res.  | 61-63 Seventh Street | *     | *                     | *     |
| Base Hospital         | Thirteenth Street    | *     | *                     | *     |
| Base Hospital (orig)  | Thirteenth Street    |       |                       | *     |

SHIRE

| Area             | Item                   | State | Level of Significance |       |
|------------------|------------------------|-------|-----------------------|-------|
|                  |                        |       | Regional              | Local |
| Abbotsford       | Bridge                 |       |                       | -     |
| Bambill          | Weighbridge            |       |                       | *     |
|                  | Glatz House            |       |                       | *     |
|                  | Glatz House            |       |                       | *     |
| Birdwoodton      | Mallee Ave:fmr         |       |                       |       |
|                  | Experimental lab.      | *     | *                     | *     |
|                  | Walnut Ave:fmr         |       |                       |       |
|                  | Lever block house      |       | *                     | *     |
| "Cutthroat"      | Ironclad tank          | *     | *                     | *     |
| Hattah           | Railway Water Supply   | *     | *                     | *     |
| Irymple          | Railway Station        | *     | *                     | *     |
|                  | Belar Ave: Winery      | *     | *                     | *     |
|                  | Fifteenth St: Mildura  |       |                       |       |
|                  | Co-op Fruit Co.Ltd.    |       |                       | *     |
|                  | ve:fmr                 |       |                       |       |
|                  | hurch                  | *     | *                     | *     |
| King's Billabong | Cooke St:fmr           |       |                       |       |
|                  | pumping station        | *     | *                     | *     |
|                  | 34 and Lot 332         |       |                       |       |
|                  | Cooke St               | *     | *                     | *     |
| Koorlong         | Benetook Avenue:       |       |                       |       |
|                  | Limestone cottage      |       |                       |       |
|                  | and outbuildings       |       |                       | *     |
|                  | Benetook Ave:Sheds     |       |                       | *     |
|                  | Twenty-third St.       |       |                       |       |
|                  | fmr.Downey block house |       |                       | *     |
| "Kulnine"        | fmr homestead          | *     | *                     | *     |
|                  | homestead              | *     | *                     | *     |
|                  | woolshed               | *     | *                     | *     |
|                  | woolstore site         | *     | *                     | *     |
|                  | red gum post fence     | *     | *                     | *     |
| Lock 9           | Millewa A              |       |                       |       |
|                  | pumping station        | *     | *                     | *     |
| Merbein          | "The Gables":          |       |                       |       |
|                  | Cowanna Ave            | *     | *                     | *     |
|                  | Ranfurly Way:          |       |                       |       |
|                  | Merbein Main           |       |                       |       |
|                  | pumping station        |       |                       | *     |
|                  | River Rd: Mildura      |       |                       |       |
|                  | Wines Ltd              | *     | *                     | *     |

SHIRE

| Area            | Item  | State | Level of Significance |       |
|-----------------|---|-------|-----------------------|-------|
|                 |   |       | Regional              | Local |
| Meringur        | Public Hall                                   |       | -                     | *     |
|                 | Water Supply                                  | *     | *                     | *     |
|                 | fmr station building                          | *     | *                     | *     |
|                 | pine log and<br>pug barns                     |       |                       | *     |
| Mildura South   | "Arlington": Cowra Ave                        | *     | *                     | *     |
|                 | "Imbarlee": San<br>Mateo Avenue               |       |                       |       |
|                 | "St.Ives": Walnut Ave                         |       |                       | *     |
| Nicholl's Point | Cureton Ave:fmr<br>pumpng station             | *     | *                     | *     |
|                 | "Denbigh":Cureton Ave                         | *     | *                     | *     |
|                 | "Carrap":Cureton Ave                          |       |                       | *     |
|                 | Fifth St: Nicholl's<br>Point School & Rotunda | *     | *                     | *     |
|                 | "Lumeah":Fifth St                             | *     | *                     | *     |
|                 | Fourteenth St: fmr<br>Smith block house       | *     | *                     | *     |
|                 | "Oruru": off<br>Karadoc Avenue                |       |                       | *     |
|                 |   |       |                       |       |
|                 |   |       |                       |       |
| Nowingi         | Ironclad tank                                 | *     | *                     | *     |
| Pirlta          | fmr. Post Office                              |       |                       | *     |
| Psyche Bend     | pumping station                               | *     | *                     | *     |
| Trinita         | log tank                                      | *     | *                     | *     |
| Red Cliffs      | "Big Lizzie"                                  | *     | *                     | *     |
|                 | "Diggerland Theatre"                          |       |                       | *     |
|                 | Red Cliffs A Re-Lift<br>pumping station       | *     | *                     | *     |
|                 | Old Red Cliffs<br>urban pump                  | *     | *                     | *     |
|                 |   |       |                       |       |
| Werrimull       | "Our Lady of<br>Lourdes"                      | *     | *                     | *     |
|                 | pine log barns                                |       |                       | *     |
| Yelta           | Railway Station                               | *     | *                     | *     |



Whilst undertaking the study, the fact that a number of items were threatened either by their physical condition or for other reasons was noted. Indeed, a small number of documented items were demolished during the course of the study. Items considered to be at risk are noted below. Recommended actions are contained in the data sheets.

City

- Cureton Avenue: King's Billabong pumps

Shire

- original Kulnine homestead
- "Big Lizzie"
- Trinita log tank
- Hattah railway station water supply
- McArthur's iron clad tank
- Nowingi iron clad tank
- Millewa South railway - gypsum mine site
- Psyge Bend pumping station
- Cowra Avenue: "Villa Marguerite"
- Water tower: Meringur
- Railway station: Meringur
- Other buildings: Meringur, refer precinct recommendations
- railway station: Yelta

The following additional recommendations are made:

- This study has shown that the man made natural landscape of the irrigation areas, and in particular of Mildura, Irymple, Nichols Point, Merbein and Birdwoodton is of note at the State level. The combination of mature gardens surrounding block houses offering shade, and a luxuriant environment in contrast with the monotony of the vineyards is its principal characteristic, enhanced by the horticultural skills of the early block holders and the broad range of plant types available during the founding decades of this district.

It is recommended that a study be undertaken to identify and protect this natural heritage and that funds be sought through the National Estate Program.

- The diversity of the heritage of the far north-west Mallee appears to be scarcely appreciated by visitors, and not adequately appreciated by the local communities.

It is recommended that the historic themes described in the background history and analysed in terms of their surviving evidence be interpreted by a series of illustrated brochures available to visitors, schools and interested persons.

- Obvious themes would include the era of the Chaffey Brothers which might deal with the town and district plan of Mildura, "Rio Vista", the Irymple distillery, the pumping stations, the Grand Hotel fountain and the roles of the Clubs established as a result of the Chaffeys' views on temperance. The pastoral era and soldier settlement schemes also offer fertile ground for interpretive brochures.
- The City of Mildura planning scheme review is incorporating recommendations arising from this study. It is recommended that the Shire planning scheme be amended also in response to the recommended actions arising from the study.
- Council participation in heritage programs is of value in its own right and as a demonstration of its commitment to the community at large. The schedule of sites at risk, particularly within the Shire, provides ample opportunity for Council - initiated conservation action. Within the City, it is recommended that the provision of positive statutory and non-statutory guidelines prepared with a view to encouraging "Heritage sensitive" development decisions within historic precincts will facilitate the process of conserving significant items and enhancing their immediate environs. It is recommended that "the gap" between the recommendations contained within this document and their administration in the field be filled by the provision of appropriate technical advice for Council officers and property owners especially dealing with matters of design and historic resources management. Projects which successfully achieve the twin objectives of commercial gain and sound conservation management often act as catalysts for similar ventures.

2. ACCOUNT OF THE PHYSICAL DEVELOPMENT  
OF THE CITY AND SHIRE OF MILDURA

(withheld from final draft: tabled separately)

3. PRECINCTS

### 3.1 Introduction

The term, precinct, is used in this study to define an area of cultural significance. Such an area has a sufficient number of historic buildings or sites to make a major contribution to its character. This study looks solely at the built environment within the City and Shire areas and does not identify natural historic landscapes, even though these are of great historic significance in the riverine and horticultural environments.

Within the City, the following precincts have been identified:

- Deakin Avenue, which retains the essential character of a major boulevard envisaged by the Chaffey's and includes public buildings and spaces of note.
- Chaffey Avenue, being a fine example of a high quality late Victorian residential environment over looking the river and lock 11, and
- Lemon Avenue, being the most intact late Victorian example of a working class residential environment.

Within the Shire, the following precincts have been identified:

- the Psyche Bend pumping station site, being the most intact example of a Chaffey built pumping station,
- the Kings Billabong pumping station site, being an important example of a Chaffey built pumping station and extending to the nearby employee's villas.
- the Red Cliffs town centre, being an important example of a pre-planned SR & WSC irrigation settlement commercial centre,
- the Meringur township main street, being a substantially intact example of the mostly abandoned Millewa railway settlements,
- the Millewa South railway, being a unique remnant of a failed closer settlement scheme.
- the "Kulnine" station precinct, being a substantially intact station environment representative of the pastoral era in the Mallee and including elements of the Millewa stock and domestic water supply scheme.

In this section, the precincts are described and an argument presented to support special management actions designed to protect and enhance, where appropriate, their historic character.

AVENUE PRECINCTS

CITY OF MILDURA

SCALE 1 : 20,000

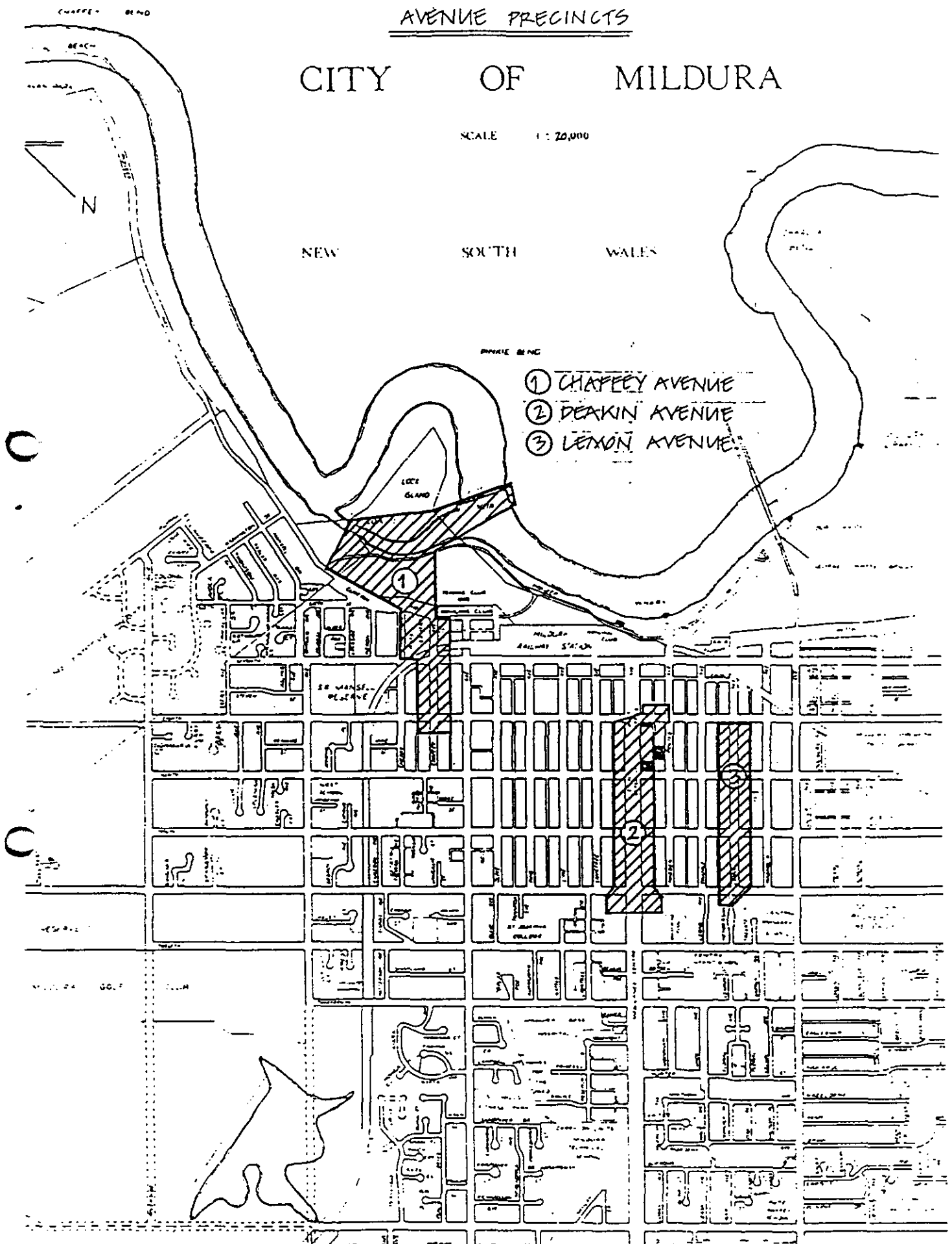
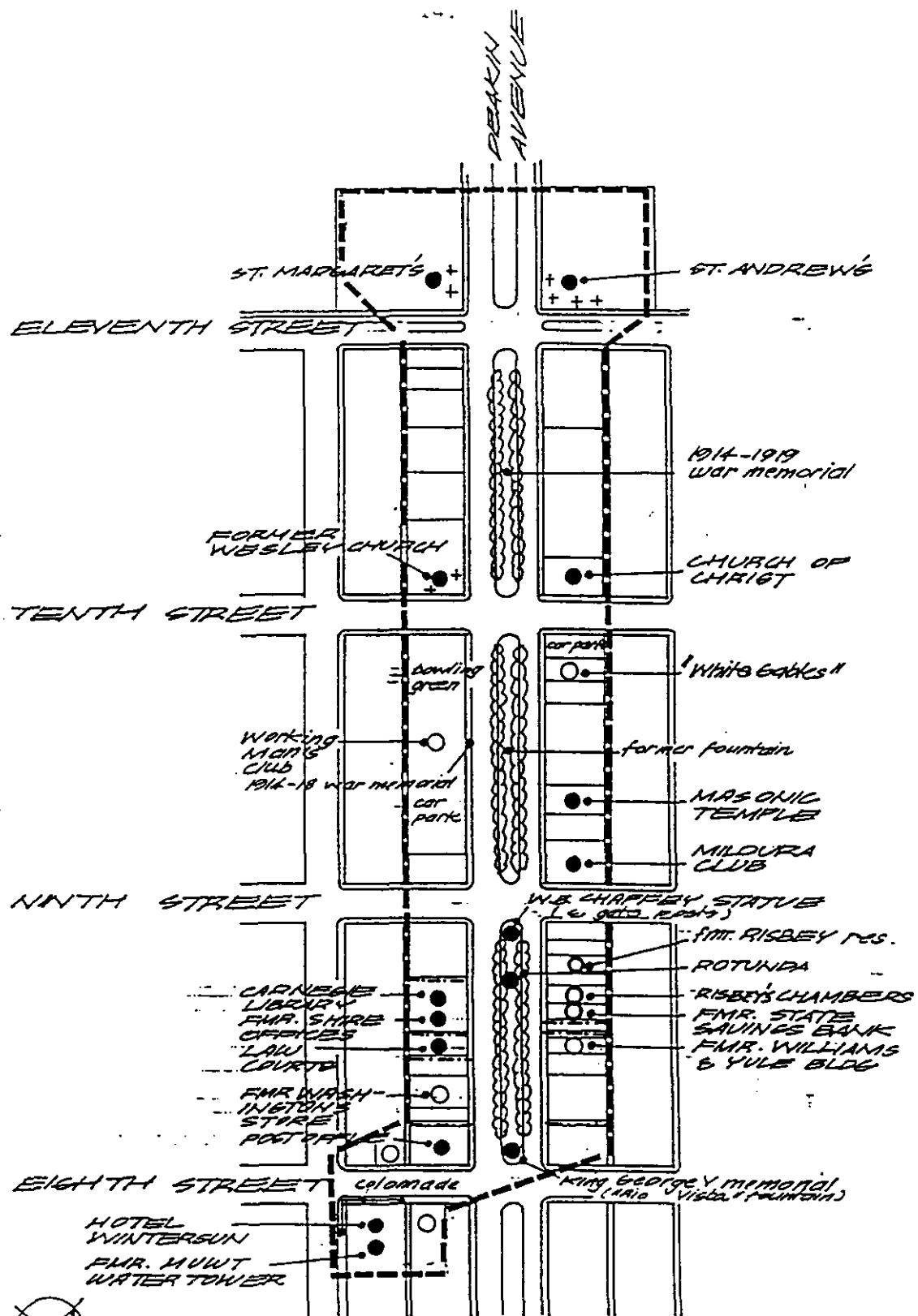
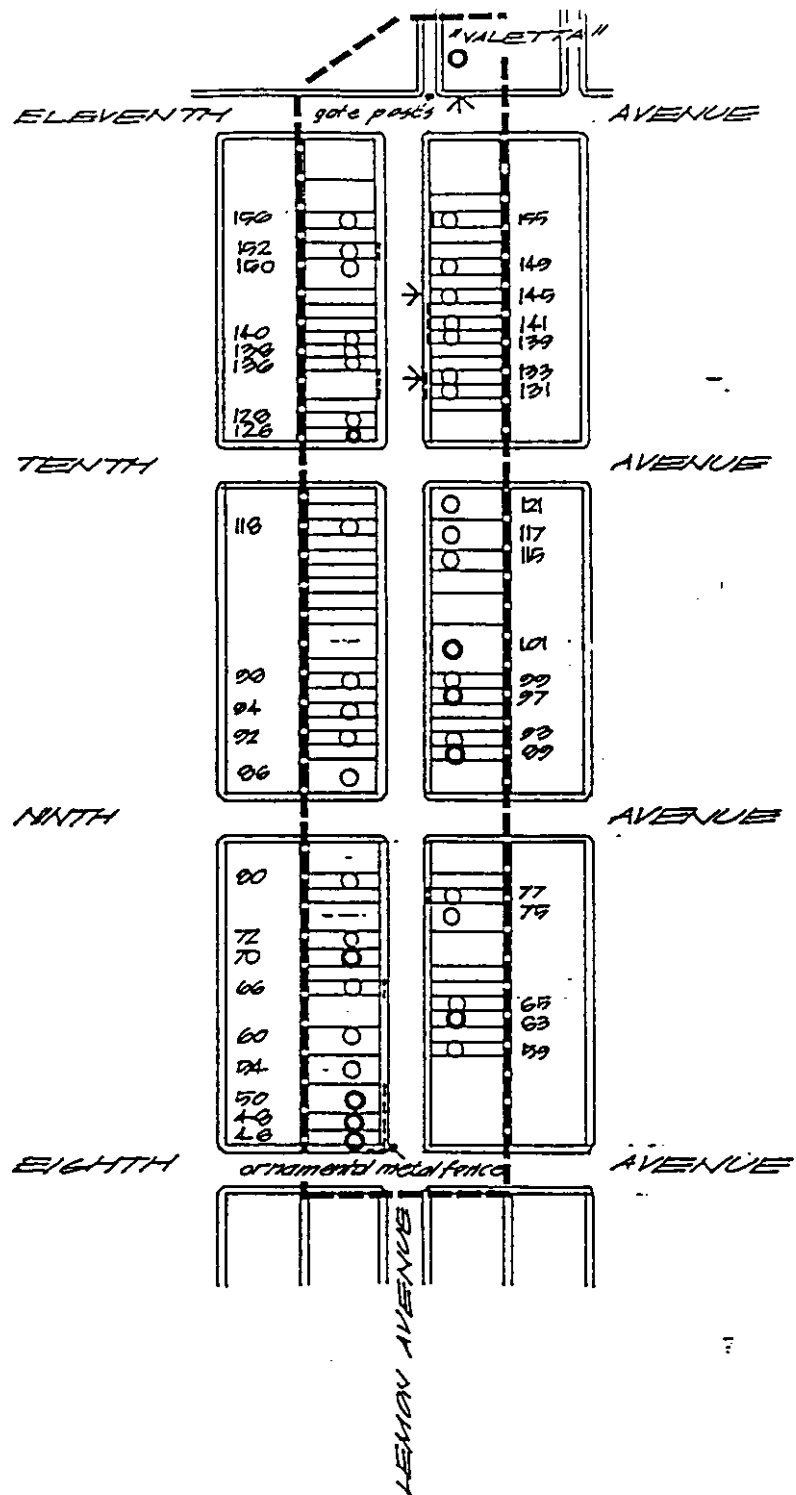


Fig. 3.1 Precincts Location Plan.



deakin avenue  
precinct

Fig. 3.2



# LEGEND :

- BUILDING OF PRIMARY SIGNIFICANCE
- BUILDING OF LOCAL SIGNIFICANCE
- SUPPORTIVE BUILDING OF LOCAL INTEREST
- ORIGINAL FRONT FENCE
- OBTRUSIVE FRONT FENCE
- REMNANTS OF ORIGINAL GARDEN LAYOUT



lemon  
avenue  
precinct

Fig. 3.12



Being small, working class houses, they are not individually of primary significance, although collectively as examples of a type of house they are of cultural significance to the City. The nine buildings of local importance are mostly intact, whilst the 33 supportive buildings have been altered, but are nevertheless early buildings contributing to the precinct's importance and having the potential, through appropriate conservation policy, to be upgraded in their significance value.

Historic fabric within the precinct extends to the evidence of cottage gardens appropriate to the main period of settlement and remaining at Nos 133, 145 and at "Valletta" in Eleventh Street. Elsewhere a number of front fences are original, the prominently situated examples at Nos. 46, 48 and 50 at Eighth Street being of special note and recalling similar structures within the City such as the Langtree Park memorial gates, now demolished.

The precinct suffers from a process of degradation to be expected with early weatherboard cottages, worsened by zoning provisions which encourage reduced maintenance leading eventually to demolition. Where maintenance has occurred, it has often been unsympathetic. Nevertheless, the impact of non-residential buildings and high front fences is at this point limited and the opportunity still exists to enhance the precinct's cultural significance through an appropriate conservation policy.

### 3.2.2 History

Lemon Avenue was envisaged in the form of the Irrigation Colony town lots subdivisions commencing in 1887. By 1899 water had been supplied to houses between Eighth and Tenth Streets and there were approximately 24 buildings situated within the precinct. At least three of these buildings remain, the most important development phase occurring between 1900 and the First World War when its present historic character was established. Today, 14 buildings have been identified as having been built during this time whilst it is likely that others also date from this period. By the First World War, the precinct's character as a predominantly working class residential area, in contrast to certain areas to the north-west of Deakin Avenue, had been established. Since that period, the balance of the housing stock has been erected in a mixture of styles drawing not only from the Victorian 'vernacular' architecture of the immediately preceding years, but also from popular pattern designs of the day including the bungalow and more recent double fronted villas.

### 3.2.3 Significance

The Lemon Avenue precinct is of historic and architectural importance as the most representative street within the City of working class housing erected during the period 1891-1920. Although many examples of comparable houses of similar integrity exist in other areas within the Town Lots subdivision, they remain in isolation, or in small groups, and are no longer responsible for the overall character of an area as in this precinct. Lemon Avenue offers a dramatic contrast with the more opulent houses found most commonly to the north-west of Deakin Avenue and in particular, within the Chaffey Avenue precinct. Its buildings consist typically of single fronted and asymmetrical timber cottages whilst the ornamental fences to Nos. 46, 48 and 50 appear to have been characteristic of Mildura and survive in their most intact state at this location. No. 121 is of special interest in that it is believed to be of mud construction, once characteristic of the district, and adds "depth" to the character of the precinct.

### 3.2.2 History

Development of the precinct began immediately following the commencement of settlement in 1887. The figure illustrates the pattern of land ownership in 1892 and coincides approximately with the view in fig. 3.4 taken by Oswald in 1890. By this time, the median had been graded and planted out and the first permanent buildings had been erected. In 1890 the Court House, Post Office and William and Yule store were opened, followed by the Working Man's Club in 1894. By 1899 the pattern of building distribution was shown on the F.M.I.T. Town of Mildura plan of that year, the portion showing the Deakin Avenue precinct being illustrated. By this date, however, the first development phase was over, the depression years were drawing to a close and the opening of the Mildura railway was just four years away.

In 1907 Thomson and Sharland's Carnegie Library was opened, followed by Risbey's Chambers in 1911, the Wesleyan Church in 1912 and the former State Savings Bank and St Andrew's Church in 1914. After the First World War, a burst of building activity witnessed the opening of I.G. Anderson's Mildura club in 1920, the former Shire Offices, also by Anderson in 1922, the Post Office in 1923 and Anderson's remodelled Carnegie Library and memorial tower in 1921-22.

By this time, a heavy overlay of twentieth century classicism had been imposed upon the earlier boom style classicism of the late Victorian era. Both periods were strongly represented and are shown in fig. 3.6. It was around this time that Harold Desbrowe-Anneer's picturesque scheme for a public hall was considered and discarded, funds being spend instead on the revamping of the Carnegie Library.

During the 1930's the King George memorial fountain was opened, the tiny Equity Chambers building erected and the William and Yule facade remodelled. Substantial extensions were made to St Margaret's Church of 1901 during this period.

The 1930's witnessed a further reduction in the number of late Victorian buildings prior to the Second World War and introduced the present era.

### 3.2.3 Significance

The cultural significance of the Deakin Avenue precinct arises from its expression of the following themes:

- the roles of the churches in Mildura's history, expressed in distinctive and prominently situated religious buildings,
- the role of local government and of other government agencies expressed in predominantly early twentieth century architecture mostly concentrated in land earmarked for this purpose by the Chaffey's.

This is a detailed street map of the Longwood area in New York City. The map shows a grid of streets. The vertical streets (running north-south) are labeled on the left as 12th ST, 11th ST, 10th ST, 9th ST, 8th ST, 7th ST, 6th ST, 5th ST, 4th ST, 3rd ST, 2nd ST, and 1st ST. The horizontal streets (running east-west) are labeled across the top as LIME AVE, LANGTREE AVE, DEAKIN AVE, MADDEN AVE, and LONGWOOD AVE. The map includes numerous lot numbers, building footprints, and street names. The area is bounded by 12th Street on the left and 1st Street on the right, and by Lime Avenue at the top and Longwood Avenue at the bottom. The map is oriented with North at the top.

Fig. 3.5 Plan showing extent of built development in Deakin Avenue, 1899. Source: F.M.I.T.



Fig. 3.6 Deakin Avenue, looking north west during the late 1920<sup>1</sup>s.  
Source: Mildura and District Historical Society.

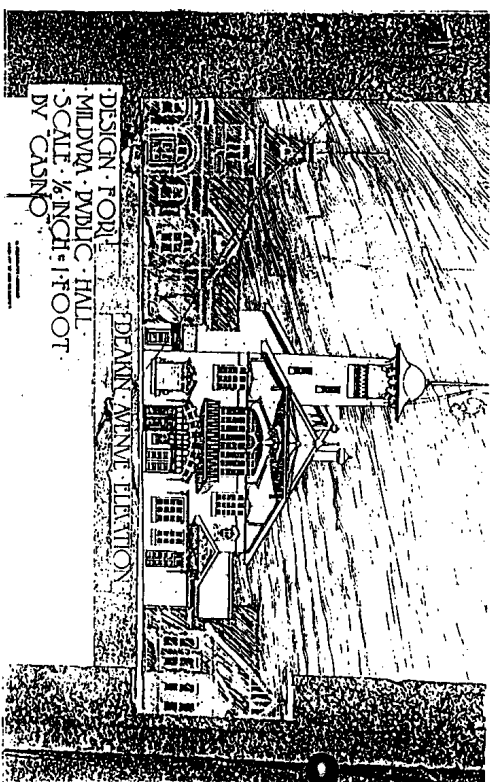


Fig. 3.7 Proposal for a public hall, Deakin Avenue, prepared by Harold Desbrowe Annear.  
Source: Mildura and District Historical Society.

- the vision of the Chaffey's for the City expressed by the broad avenue itself with a median and plantation based upon American precedent, the public buildings precinct with the Carnegie Library precinct and the plantation monuments recalling aspects of the Chaffey family history
- the theme of water which has always been essential to the irrigation colony and is expressed by the playing fountain (a second fountain has been removed) and the M.U.W.T. water tower at the Wintersun Hotel.
- the social institutions of the City, which are in themselves expressions of the prohibition movement prominent in the late nineteenth century and supported by the Chaffey's both in Australia and in America beforehand. They take the form of the Working Man's Club and Mildura Club complexes and public monuments erected to the memory of members who died in the World Wars.
- the notion of Mildura as a winter resort, expressed in particular by the Hotel Wintersun which has functioned as a major tourist venue since opening in 1925.

The evidence of the City's late Victorian brick architecture is slight, yet by virtue of its concealment adds richness to the street architecture which is of primary importance for its collection of twentieth century classical facades, mostly designed locally by the Mildura architect, I.G. Anderson.

#### Recommended Actions

It is recommended that a conservation policy be established for this precinct and that the City planning scheme be amended to provide for its implementation. The principle objectives of the policy should be to preserve and enhance the physical evidence of the historic themes giving rise to its special character. In this event, planning permits should be required to be issued for all proposals for demolition, changes in appearance and for new buildings within the precinct and a determination be made only after consideration has been given to the application's impact upon the precinct's cultural significance. To assist council staff in the administration of this provision within the scheme, specific recommendations should be prepared for each historic item dealing with such matters as preferred paint colour schemes, the preservation and reinstatement of elements and options for signage. Late nineteenth century building fabric should be protected, and recovered where appropriate to enhance the small contribution made by this most important phase in the development of the precinct. Elsewhere, the visual contribution made by the precinct's significant buildings to its overall character should be protected and enhanced by retaining their prominence within the streetscape. Owners of vacant sites and recent buildings should be encouraged to undertake works which are sympathetic with the character of the precinct's key buildings.

Fig. 3.9 Deaking Avenue, Ninth to Eighth Streets, showing early twentieth century architecture.



Fig. 3.10. Deakin Avenue, Eighth to Ninth Streets.



Fig. 3.11 The Mildura Club building of 1920 and W.B. Chaffey statue of 1929.



It is recommended that the following items be included in the City planning scheme as historic structures and should be protected:

- St Margaret's Anglican Church, corner Eleventh Street
- St Andrew's former Presbyterian Church, corner Eleventh Street
- 1914-1919 war memorial
- Former Wesleyan Church, corner Tenth Street
- Church of Christ, corner Tenth Street
- Working Mans Club
- 1914-19 war memorial
- Masonic Temple
- Mildura club, corner Ninth Street
- W.B. Chaffey statue
- Rotunda
- Carnegie Library
- Former Shire offices
- Law Courts
- Risbey's Chambers
- "Ashfield", former Risbey home
- Former State Savings Bank
- Former Williams and Yule building
- Post Office, corner Eighth Street
- King George V Memorial and "Rio Vista" fountain
- Former Washingtons store
- Hotel Wintersun, corner Eighth Street and San Mateo Avenue
- Former M.U.W.T water tower
- trees, (to be identified)

### 3.3 Lemon Avenue Precinct

#### 3.2.1 Description

The Lemon Avenue precinct is indicated on fig. 3.1 and shown in detail in fig 3.12. It is made up of three street blocks within the Town of Mildura portion of the Irrigation Colony with small cottages and villas erected from as early as 1891 until the present era. It has recently suffered from the replacement of housing stock by retail and service business establishments encouraged under present zoning provisions within the planning scheme. Their effect upon the residential and historic amenity of the precinct is heightened by the location of buildings and signage on the front street alignments.

This precinct has an unusually large percentage of early houses, summarised as follows:

|   |     |
|---|-----|
| Buildings of primary cultural significance          | nil |
| Buildings of local cultural significance            | 9   |
| Supportive buildings of local cultural significance | 33  |
| TOTAL   | 42  |



Fig. 3.13 Ornamental metal front fence to nos. 46, 48 and 50,  
Lemon Avenue.

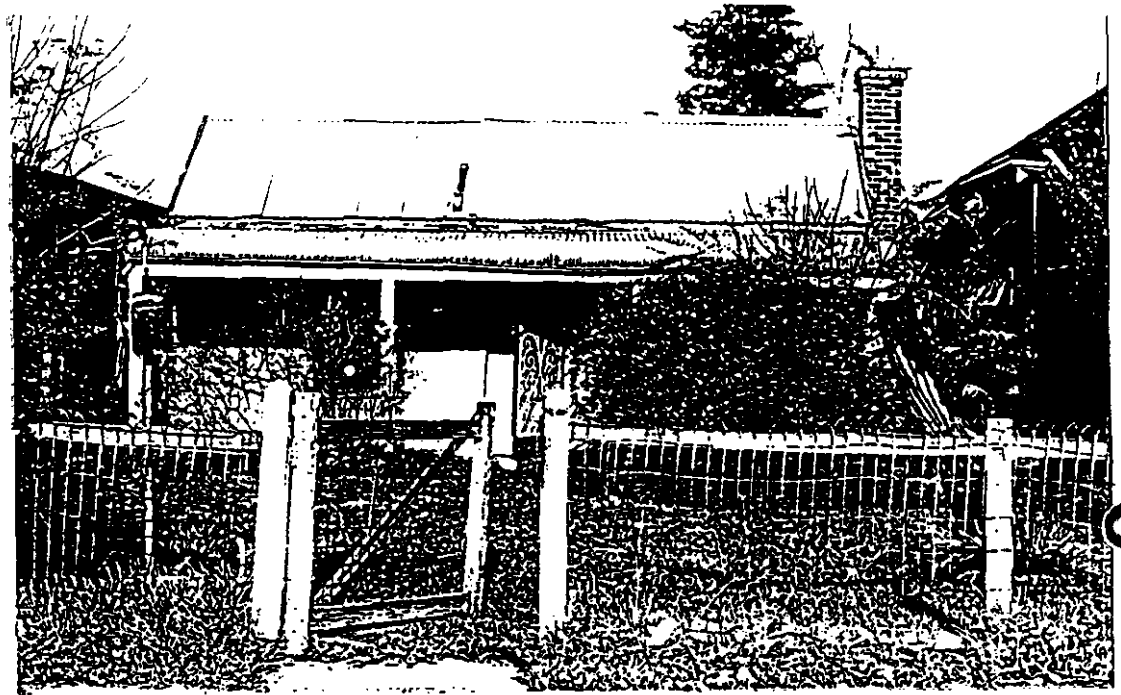


Fig. 3.14 Timber cottage of 1902 at no. 70, Lemon Avenue.

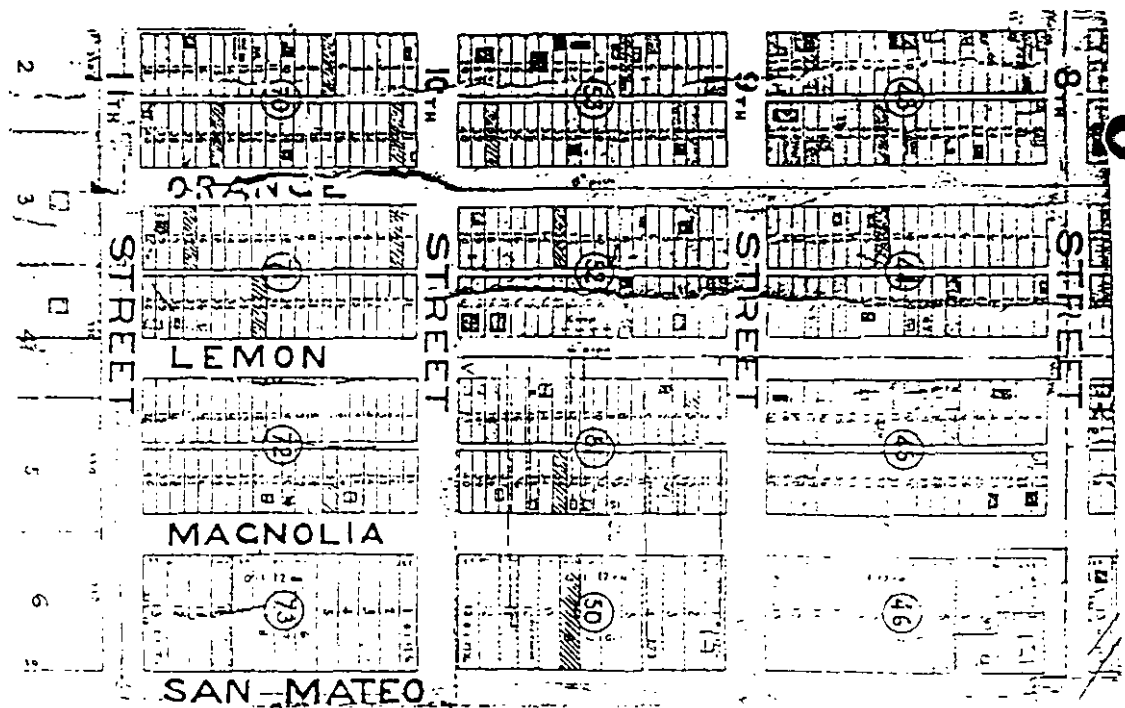
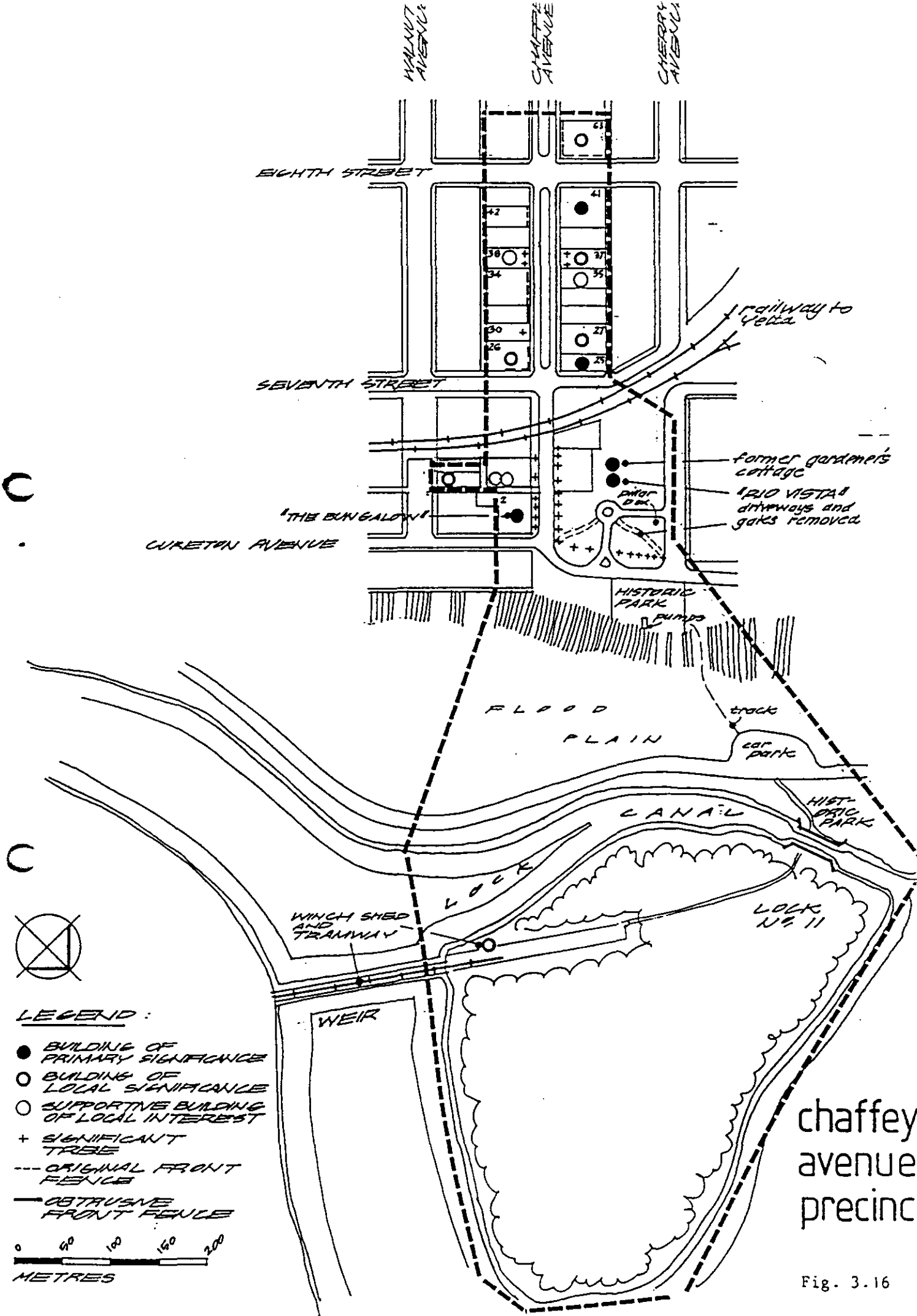


Fig. 3.15 Plan showing extent of built development in Lemon Avenue, 1899. Source: F.M.I.T.



chaffey  
avenue  
precinct

Fig. 3.16

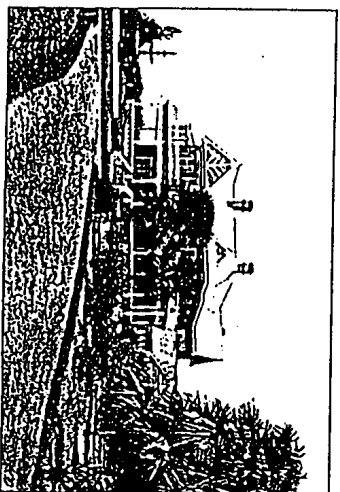
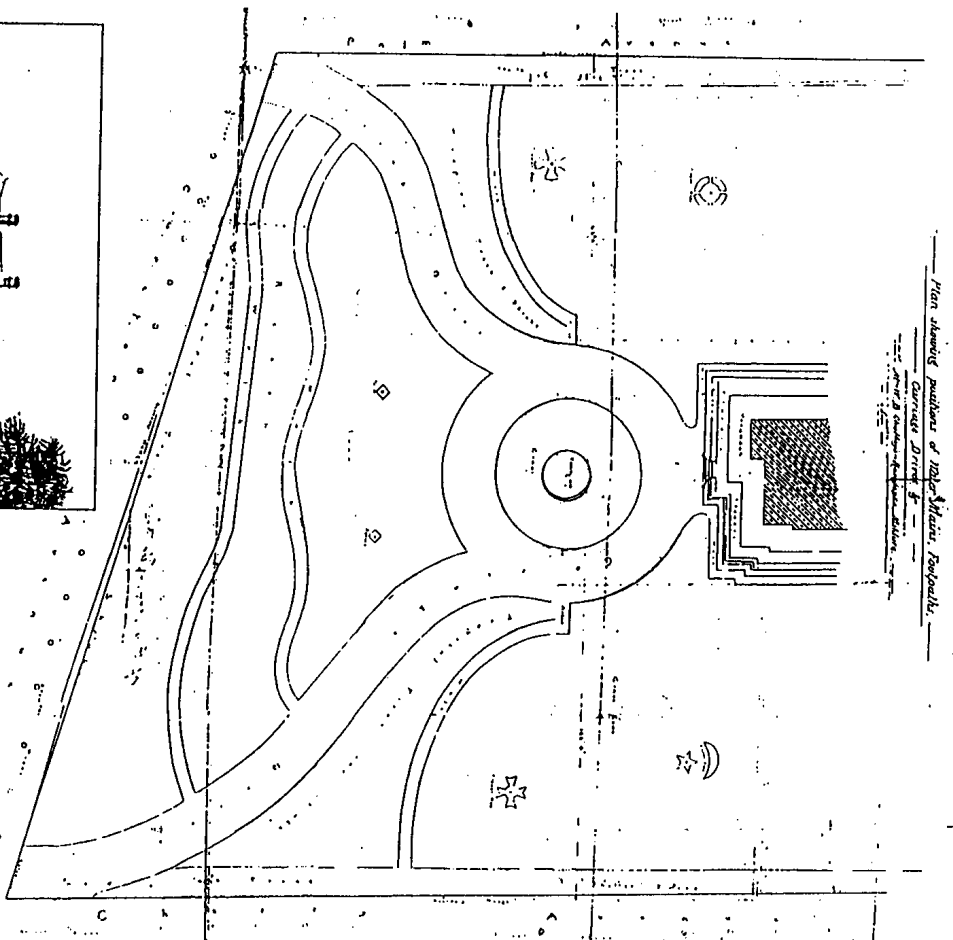


Fig. 3.17 Plan of front garden, "Rio Vista".

Source: Mildura and District Historical Society.

Fig. 3.18 Source: Mildura Illustrated A Brief Sketch of its History and Progress.

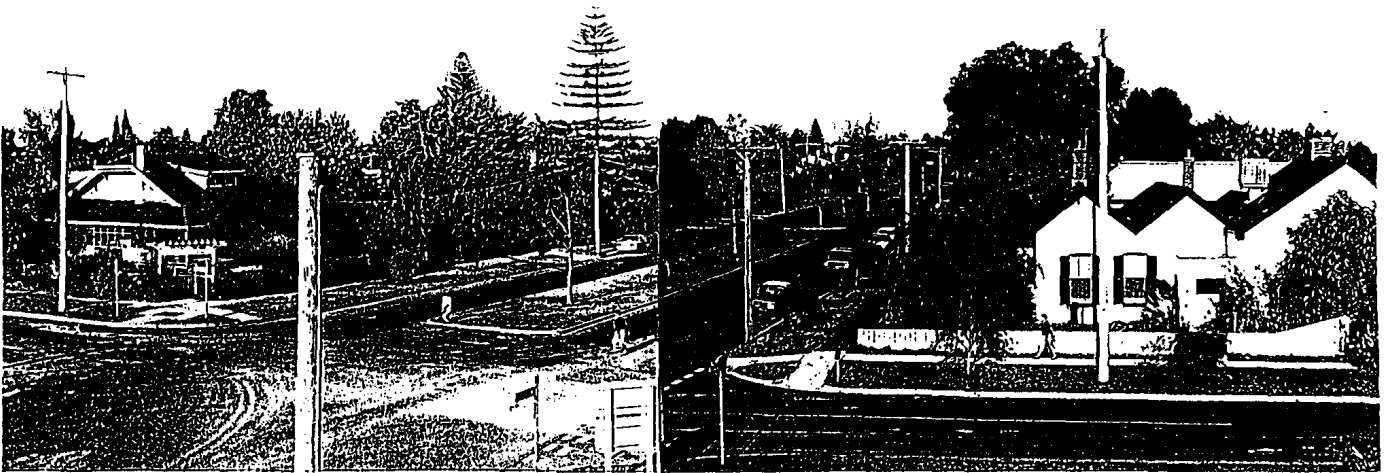
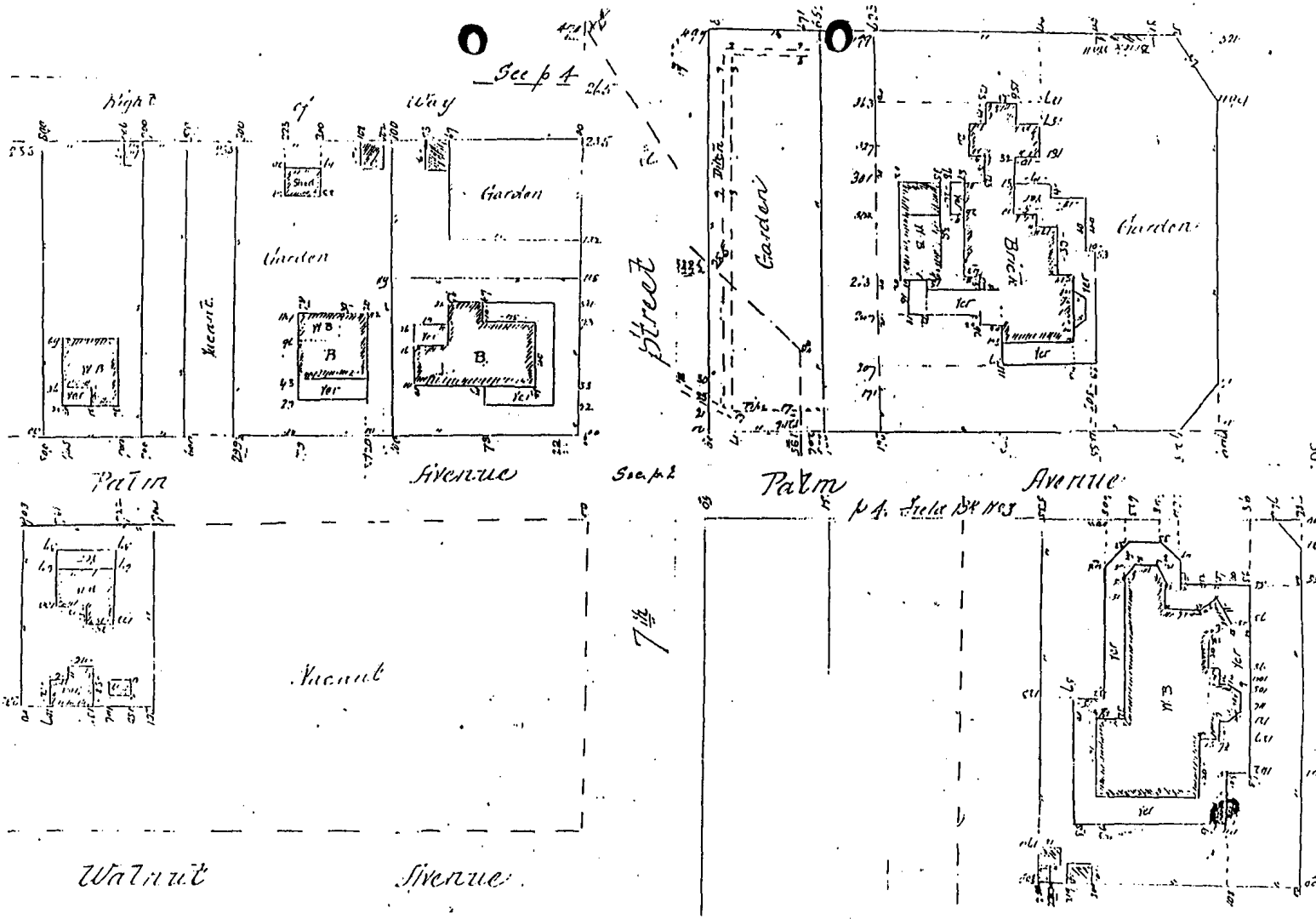


Fig. 3.19  
Chaffey Avenue, looking south-west from Seventh Street showing Henry Reynolds' former residence on the right, built in 1892, and the roof of Captain Miers' house behind.



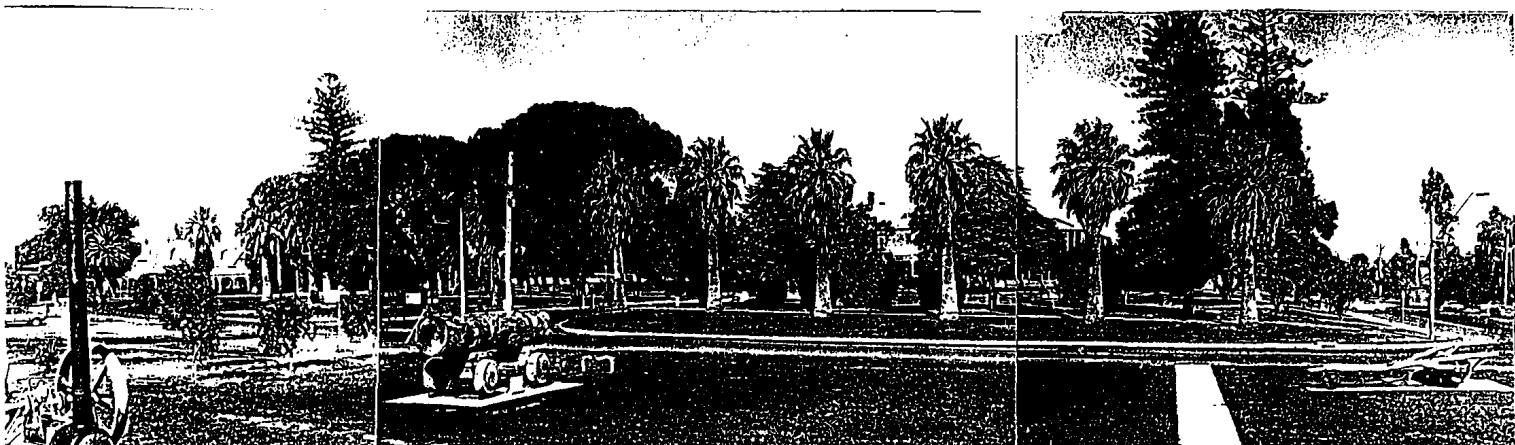


Fig. 3.20

The Cureton Avenue frontage to "Rio Vista" and "The Bungalow" with historical park in the foreground (1987).



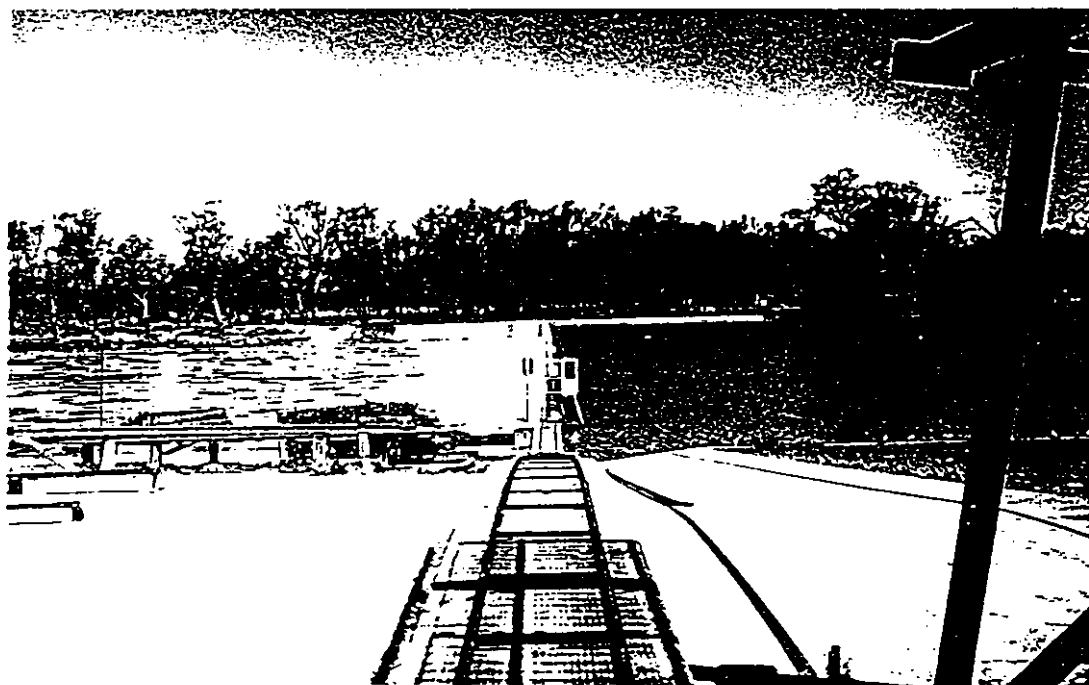


Fig. 3.21

Chaffey Avenue, between Seventh and Eighth Streets.  
(1987).



Victorian detail, No. 9 Walnut Avenue.



The weir and tramway used for carrying the drop bars.

Fig. 3.22

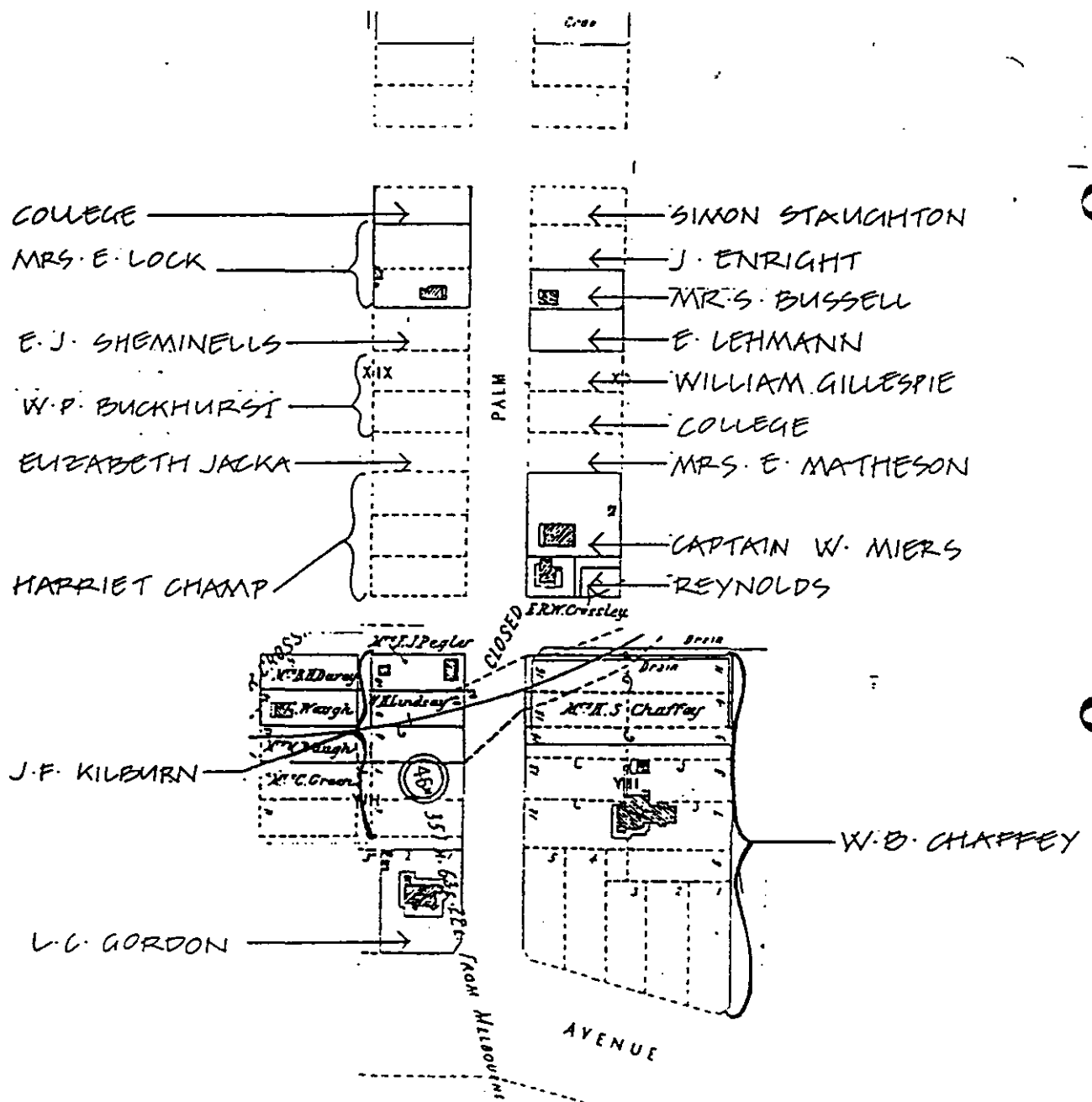


Fig. 3.23 Land Ownership, 1892.

Source: Former Mildura Irrigation Co. records.

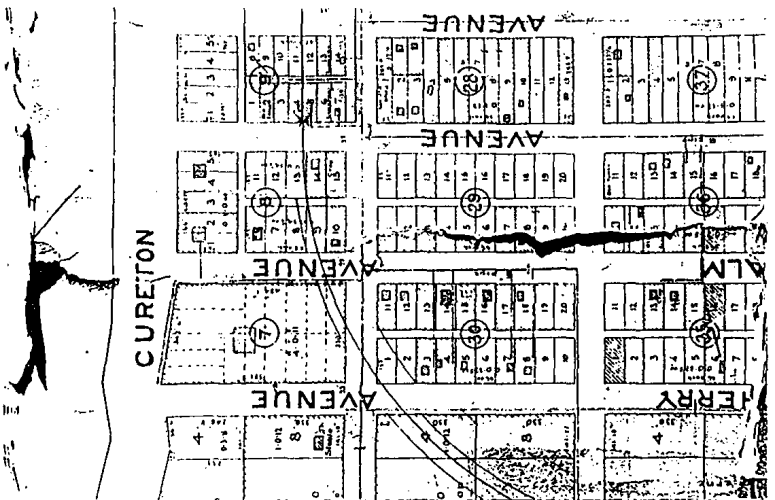
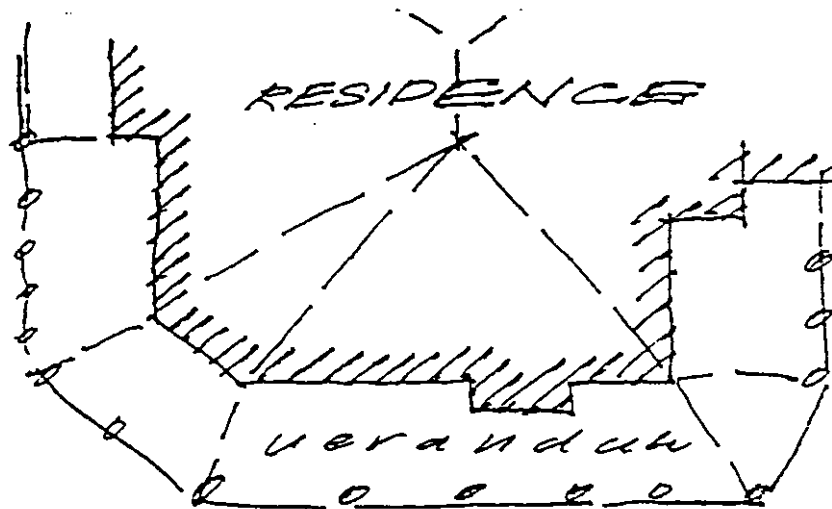


Fig. 3.24

Extract from F.M.I.T. "Town of Mildura"  
map of c. 1899, showing Palm (now Chafey)  
Avenue and the extent of buildings at that  
time.

In the same year the Victorian Railways undertook field surveys of lands effected by the proposed Mildura and Yelta railway and they provide a detailed record of the buildings situated near to the railway. They show that the gardener's residence had been built at the rear of "Rio Vista" and that the rear portion of W.B. Chaffey's holding subsequently acquired for railway purposes was occupied by a garden. Further to the south-west, Reynolds home had a verandah, now removed and the balance of the precinct was occupied by two weatherboard buildings, both now removed.

Development of the precinct was slowed by the Depression but at least two timber villas designed in a transition Victorian/Edwardian mode were built prior to the First World War, and survive at Nos 35 and 37. W.J. Bowrings large Edwardian villa at Eighth Street was built in 1911 and was typical of a number of the larger block houses of its time with a high pyramidal roof, splayed corners and encircling verandah:



Development of this section of the precinct has continued and been sustained by the subdivision of land on the Chaffey Avenue frontage of "Rio Vista".

Fig. 3.25

Composite of field notes prepared by Adolph Jaster for the Victorian Railways Department, dated 23.11.99, showing the nature of buildings in Palm Avenue at that time.

Source: STA Field Book no. 4533.

### Recommended Actions

It is recommended that a conservation policy for the future care of this precinct be established and incorporated within the City planning scheme and that the present zoning provisions be reviewed in the light of their impact upon its historic character. The main objective of the policy should be to stabilize and recover, where possible, the cultural significance of the precinct, and with this in mind, it is recommended that the following actions be encouraged:

- planning permits should be required for new developments, demolitions and for changes in appearance of existing buildings and structures, and be evaluated from the viewpoint of their impact upon the precinct's significance prior to arriving at a determination.
- owners of intact buildings should be encouraged to retain them in their present form whilst owners of degraded historic buildings should be encouraged to reinstate lost elements using conservation principles set down in the Burra Charter.
- owners of vacant sites and sites not contributing to the precinct's cultural significance should be encouraged to undertake works which are sympathetic with its historic character.
- The following items should be included in the City Planning Scheme as historic structures contributing to the precinct's character and should be protected"
  - No. 46 and fence
  - No. 48 and fence
  - No. 50 and fence
  - No. 63
  - No. 70
  - No. 89
  - No. 97
  - No. 101
  - No. 126
  - No. 233 "Valetta"
  - trees (to be identified)

### 3.4 Chaffey Avenue Precinct

#### 3.4.1 Description

The Chaffey Avenue precinct is shown on fig. 3.1 and illustrated in detail in fig. 3.16. It consists of two street blocks in Chaffey Avenue (formerly Palm Avenue) between Eighth Street and Cureton Avenue with a small extension to Walnut Avenue, and a continuation over the Murray River flood plain to Lock 11 and Lock Island. It is a diverse precinct, embracing a residential area noteworthy at the State level, and the riverine environment at the lock which is both of natural and technical interest.

Chaffey Avenue in the vicinity of the former Chaffey residence, "Rio Vista" is a prestigious residential area within the City. This section consists of "Rio Vista" and "The Bungalow", the former home of L. Conway Gordon, supervisor for Chaffey Brothers Limited and later of the Shilliday family, at one end and W.J. Bowring's former residence at No. 41, on the Eighth Street corner, at the other. Between them, a number of late Victorian and Edwardian brick and timber residences remain in a landscaped setting with mature trees in front gardens. Between Seventh Street and Cureton Avenue, the Yelta railway, extended beyond Mildura to tap the Riverina trade passing through Wentworth, punctuates the precinct. Immediately to the north east, the former grounds of "Rio Vista" and "The Bungalow" commence and are marked out by an avenue of "Washingtonia" palms which extends around the front of "Rio Vista" along Cureton Avenue. They are, however, partially obscured by the later subdivision of the original grounds, the most impressive aspect now being to the river front reserve. Both properties retain a number of their original tree plantings although the "Rio Vista" grounds have been substantially altered following purchase by the Council and the redevelopment of the buildings as the Mildura Arts Centre. Figs 3.17 and 3.18 offer evidence of their former state and show that the layout of driveways with corner gates, and the fountain, removed to Deakin Avenue in 1936, are but memories in 1987. Both residences overlook the Murray River bank which forms a bluff at this point followed by Cureton Avenue. It offers an exciting transition between the two precinct environments noted earlier since the flood plain comes dramatically into view only when the bluff is approached in the vicinity of the visitor's car park and historical park. Here, traction engines, a Mallee roller and an early wagon are on display, although the centrepiece of this collection is formed by the Billabong Pumps, relocated in 1955 and now showing signs of the ravages caused by constant exposure to the elements.

At the river, the lock, canal and weir are of technical significance and in a substantially intact state. A collection of artefacts is on display whilst the workings of the lock itself is a source of interest to visitors. Nearby, the weir installation consists of the weir, tramway, drop bars and winch, of 1923.

#### 3.4.2 History

The land within this precinct appears to have been sold at an early date, the Mildura Irrigation Co. Ltd's records for 1892 showing the pattern of ownership illustrated in fig. 3.23. It shows that some land was purchased by remote investors in the "heady" days of the land boom, including Lots 5-6 of Section 29 by W.P. Buckhurst of "Goodrest", Toorak. W.B. Chaffey had purchased the whole of section 7, whilst L.C. Gordon and J.F. Kilburn, both on the payroll of Chaffey Bros. Limited, had acquired a substantial portion of Section 8. Their intentions had been to build, "Rio Vista" being completed in 1890 and The Bungalow in 1891. Captain W. Miers house of 1891 was adjoining Reynold's distinctive house of 1892 on the Seventh Street corner, all of these houses remaining today.

The F.M.I.T record plan of 1899 provides an indication of the pattern of development at that time in the precinct and it shows that water was available to each property. A significant proportion of these buildings is in situ.



#### 3.4.4 Significance

The cultural significance of this precinct arises from the way in which it is expressive of the following themes:

- the Chaffey family, demonstrated directly by W.B. Chaffey's home "Rio Vista" and indirectly by the home of L. Conway Gordon, supervisor for Chaffey Brothers Limited.
- American domestic architectural design influences, which were by no means confined to Mildura during the late boom period but which are nevertheless expressive of the special cultural linkages between the Chaffeys and their home country. They take the form of complex decorative timberwork demonstrating the growing use of power driven wood working equipment of the day and adopt the popular Queen Anne Style which had its origins in England and had been interpreted in America on its way to Victoria. "Rio Vista", "The Bungalow", and the Chaffey's gardener's residence are excellent examples at the State level, the former also being subject to direct Canadian influence in the design of its fittings.
- Chaffey Avenue as a prestige address within the Mildura community, attracting such noteworthy families as the Chaffeys, Conway-Gordons, Kilburns, Bowrings and the Shillidays.
- the control of water along the River Murray, expressed in the weir, providing a storage for irrigation purposes, the lock, providing for navigation, and the Billabong pumps providing for the raising of water to the level of irrigated lands. The home of Captain Miers, at No.27 is related also to the river through its owners association with river navigation.

At Chaffey Avenue, formerly and aptly known as Palm Avenue, the historical and architectural importance of the domestic buildings combines with the majesty of their setting formed by the palm avenue, river bank and gardens, to create a late Victorian residential environment of a distinctive character without equal in Mildura, and noteworthy at the State level. It offers a telling contrast with the late Victorian/Edwardian working class housing stock of the Lemon Avenue precinct.

#### Recommended Actions

It is recommended that the provisions of the City planning scheme be amended to provide for the implementation of a conservation policy within the Chaffey Avenue precinct. The principle objective of the policy will be to retain and recover, where feasible, the cultural significance of the precinct as described. Planning permits should be required for all proposals to demolish, alter the appearance or to erect new buildings within the precinct and determinations be made only after having given consideration to their impact upon the precinct's historic character. All new work on non-significant land should be sympathetic with the precinct's architectural character achieved through a conscious selection of materials, scale, colour and architectural form. Original fences should be retained or reinstated and high fences, which are generally at odds with the public enjoyment of the precinct should be discouraged. Original tree plantings and evidence of garden form should be retained.

At "Rio Vista", sufficient photographic and documentary evidence of the grounds is available to raise the question of reinstatement. It is recommended that this matter be investigated with a view to determining whether the further recovery of the residence's cultural significance through the reinstatement of its grounds is desirable in the light of the Arts Centre's functional requirements.

It is also recommended that the visitor's car park be screened from view by low plantings and that the conservation of the ex Billabong pumps be seriously addressed. The pumps and steam engine should be permanently protected from the weather, possibly by relocation within the Arts Centre complex. The River Murray Commission should be advised of the perceived importance of the Lock 11 installation with a view to establishing appropriate liaison between Council and the Commission concerning the implementation of the planning scheme provisions.

The future use of the vacant river flood plain should be addressed with a view to the enhancement of the precinct by adoption of actions sensitive to its historic character.

It is recommended that the following items be included in the City planning scheme as historic structures to be protected:

- No. 41 Chaffey Avenue
- No. 37 Chaffey Avenue
- No. 27 Chaffey Avenue
- No. 25 Chaffey Avenue
- No. 2 "The Bungalow"
- "Rio Vista" and gardener's residence
- postal column, Cherry Avenue
- No. 9 Walnut Avenue
- The Billabong pumps
- Lock 11 and canal
- Weir, winching house and tramway
- trees (to be identified)

3.5 PSYCHE BEND PUMPING STATION

3.5.1 Description

This precinct is illustrated in fig. 3.26. It is situated on the Murray River bank at the entrance to the King's Billabong which is formed by a man made channel linking the river with the Billabong. The approach to the site in the vicinity of the billabong provides an historic setting for the pumping station itself in that it is characterised by the stumps of trees, felled presumably for a period in the process of obtaining timber for the boilers.

At the pumping station, for which a data sheet has been prepared (refer Section 4), the principal elements contributing to its cultural significance are as follows:

- the pumping station building, with pumping engine and pumps, —
- the suction pipes and timber retaining wall,
- the site of the boiler house, with brick footings in evidence,
- the disused supply channel with stone and brick retaining walls linking eventually with the present channel,
- the former ash dump, now a treelined promontory extending into the river immediately to the north of the pumping station building, and
- the wood stack site, now the oval.

3.5.2 History

Refer data sheet, section 4

3.5.3 Significance

Refer data sheet, section 4

Andrew C Ward &amp; Associates

VISTA TO NEW SOUTH WALES  
RIVER BANK

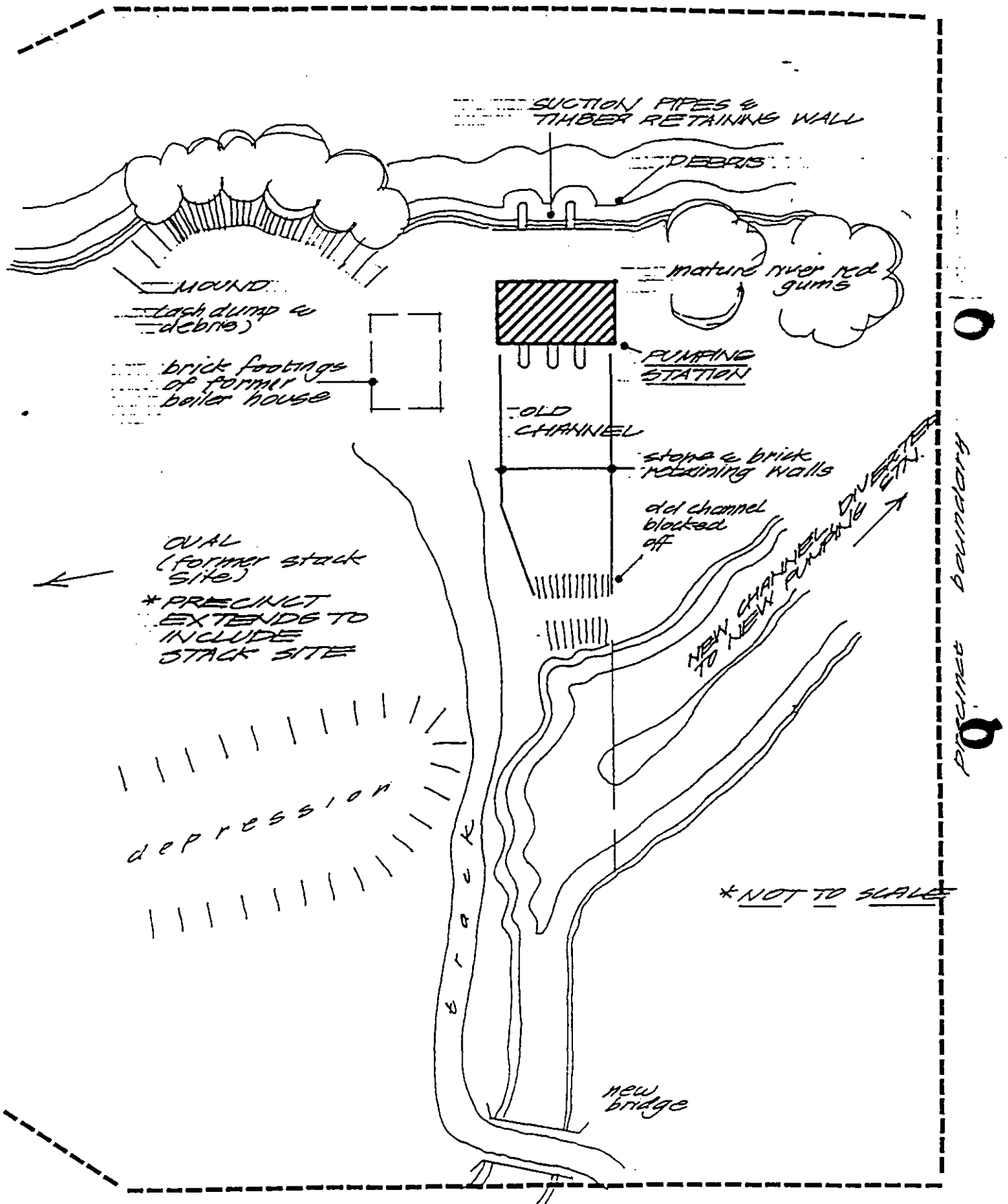


Fig. 3.26 Psyche Bend Pumping Station

#### 3.5.4 Recommended Actions

Further to the recommendations contained in the data sheet in section 4, it is recommended that the entire site as defined in fig.3.26 be included as an historic precinct within the Shire planning scheme, with the objective of enhancing its cultural significance. The features of the site as noted in 3.5.1 should be protected by means of this provision.

The following additional recommendations are made:

- investigate with a view to acquisition and reinstatement, components of the boiler house, removed by William F. Wilson during the 1950's and known to exist within the district.
- prepare a management plan, for the precinct having in mind improving the building's security, and managing public access to the area in a manner which will be sensitive to its historic character.
- prepare a conservation analysis of the site with a view to determining appropriate conservation and reinstatement action for the fittings and equipment within the pumping station. As a part of the conservation analysis, talk to former FMIT employees known to have worked on the pumps and remaining in the district.

#### 3.6 KINGS BILLABONG PUMPING STATION

##### 3.6.1 Description

This precinct is illustrated in fig 3.30. It is situated on the West bank of the Kings Billabong, the principal elements of the site being as follows:

- the pumping station building,
- the boiler house site, for which the footings remain in place,
- the stack site, immediately to the north of the building,
- the ash dump and debris on the bank of the billabong,
- the retaining wall, suction pipes and frame,
- the footings for the number 9 pumping station,
- the former engine drivers' residences in Cooke Street,
- remnants of the rising main, consisting of a section of rusted rivetted iron pipe.

Descriptions of the pumping station and residences are contained in section 4.

### 3.6.2 History

The history of the site is disused in section 2 and further in the relevant data sheets in section 4.

### 3.6.3 Significance

Refer data sheets, section 4.

### 3.6.4 Recommended Actions

Further to the recommendations contained in the data sheets, it is recommended that the entire site as defined in fig. 3.30 be included as an historic precinct within the Shire planning scheme, with the objective of enhancing its cultural significance. The features of the site as noted in section 3.6.1 should be protected by means of this provision.

The following additional recommendations are made:

- investigate with a view to acquisition and reinstatement, components of the boiler house, removed by William F. Wilson during the 1950's and known to exist within the district.
- improve the building's security and protect the remaining section of rising main.

## 3.7 REDCLIFFS BARCLAY SQUARE AREA

### 3.7.1 Description

The extent of this precinct is shown in fig. 3.34. It is centred on the central public gardens and extends across Indi Avenue to encompass the south facing shops and former "Diggerland" Theatre, across Jacaranda Street to include the railway station, and portion of the shops at the corner of Indi Avenue and Ilex Street.

The gardens are laid out with a semblance of symmetry, strongly stated by the location of key public buildings and structures at the four corners of the gardens and in the centre, with the railway station placed axially, across Jacaranda Street. The layout of paths and tree plantings, however, blurr this image and by so doing, detract from the original vision. Early survey plans show the municipal buildings located on the "Big Lizzie" corner, thereby allowing for the fourth major corner building to be erected. This decision, however, was never taken, and the Civic centre today faces the gardens from the south side of Jamieson Street.

Within the gardens, four palm trees surround the central water tower in an approximately symmetrical manner, and it is this "hesitancy" underlying subsequent decisions which significantly detracts from the planners' vision for the gardens and robs them of their intended civic character. The following comments support this view:

- The views of the four corner structures from within this park are impoverished by rear fences, outbuildings and rear elevations. In the case of the Post Office and former bank building, a rear fence cuts them off altogether from the gardens and screens from view a recent telephone exchange which in itself detracts from the "four corners"-plan.
- The public toilets screen the post office from view in Indi Avenue and break up the simplicity of the "four corners" approach.
- The east-west bi-secting pathway does not align with the narrow path to Ilex Street, and narrowly misses the centreline of the railway facade.

The German "howitzer" memorial is well located on the north-south axis, whilst the bandstand and memorial to our fallen comrades of the First World War are subordinate to the major elements and sit comfortably enough in their present locations.

Across Indi Avenue, the two storeyed reinforced concrete "Diggerland" theatre is the major element of visual and cultural significance. Street memorials to Percy Gerald Stewart and Sturt in the surrounding streets extend the civic character of the gardens into the adjoining shopping areas.

On the corner of Ilex Street and Indi Avenue, Berry's menswear and boyswear store retains its posted verandah and constitutes a visually crucial 1920's element, diagonally opposite the post office. Either side of Berry's the majority of stores are substantially intact buildings of the 'twenties and 'thirties.

### 3.7.2 History

On 30th June, 1922, it was announced that all temporary leases on the Woodbine Avenue townsite, immediately west of the rail line would be cancelled. By so doing, the development of the present commercial centre and the public gardens was encouraged. As early as December, 1920, all of the blocks facing the gardens in Indi and Jamieson Avenues and Ilex Street had been sold. The four corner allotments to the gardens, however, were excised over a longer period, the State Savings Bank obtaining Lot 3 in 1921, the Commonwealth (for the Post Office) obtaining Lot 2 in 1925 and the former SR & WSC obtaining its Lot No. 1 in 1939.

In 1922, Messrs John Corbett and Sons were building the Diggerland Theatre for the Diggerland Ltd Moving Picture Proprietors of Mildura, the official opening taking place on 2.2.1923. It was to become the entertainment hub of the township, being a venue not only for picture shows but also for beauty contests, dances and balls. The post office and water tower followed, being completed in 1924, and the State Savings Bank, to the design of Godfrey and Spowers, was opened on 17.10.1928.

It was also during this period that the Shire commenced to lay out the gardens which were subsequently named Barclay Square after Cr N. Barclay. Berry's store had also been built by this time along with a number of the adjoining shops.

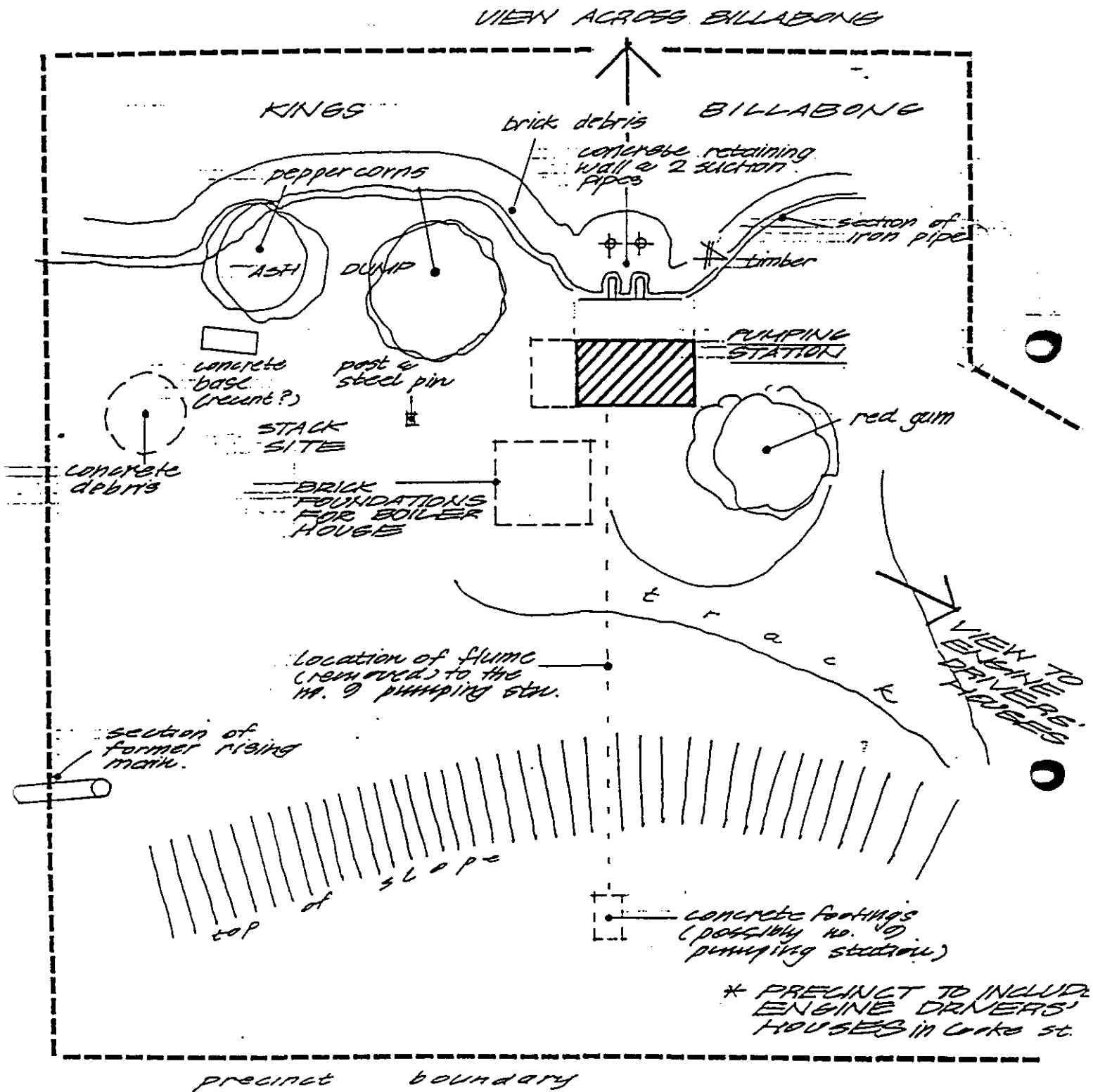
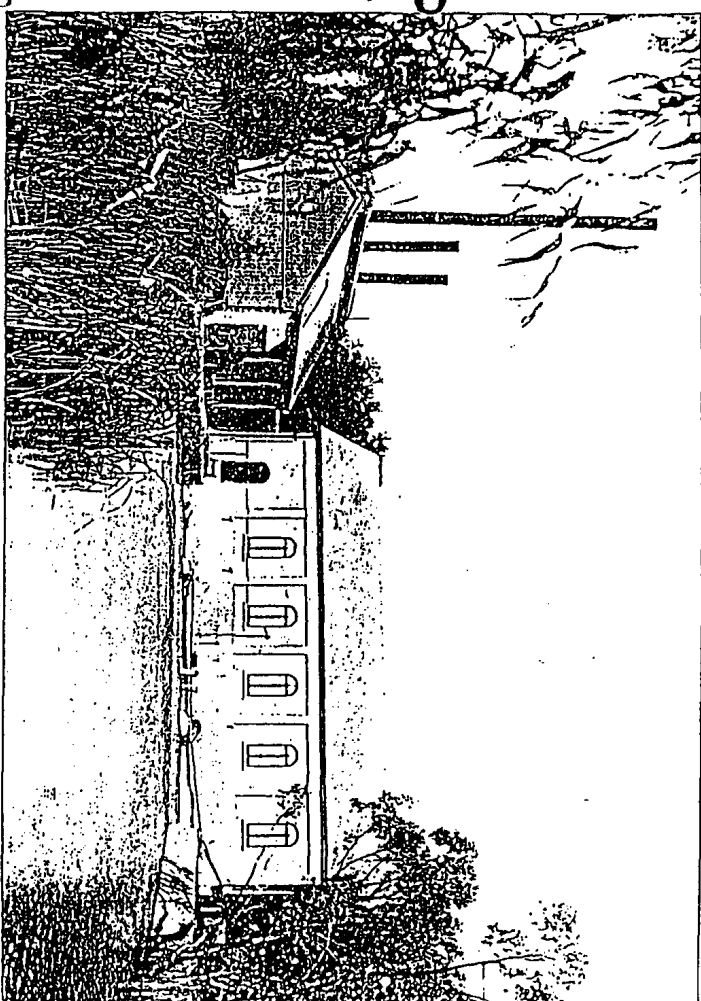


Fig. 3.30 Kings Billabong Pumping Station precinct.





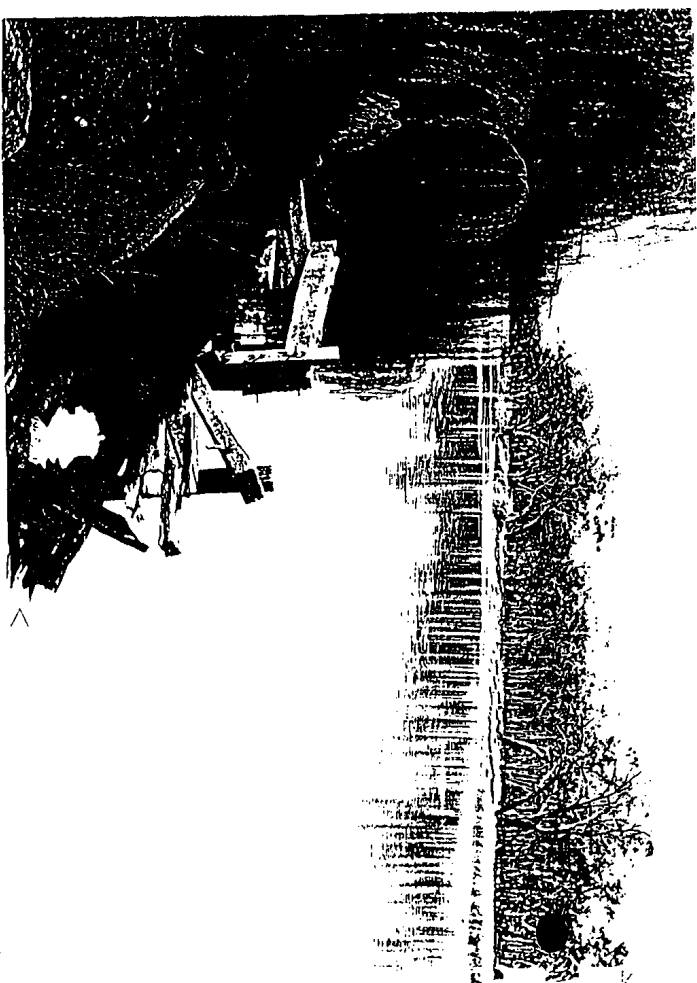
Psyche Bend Pumping Station

Fig. 3.27 Pumping station and boiler house, Psyche Bend (nd).

Source: Mildura Illustrated A Brief Sketch of its  
History and Progress.



Fig. 3.28 The pumping station building, Psyche Bend (1987).



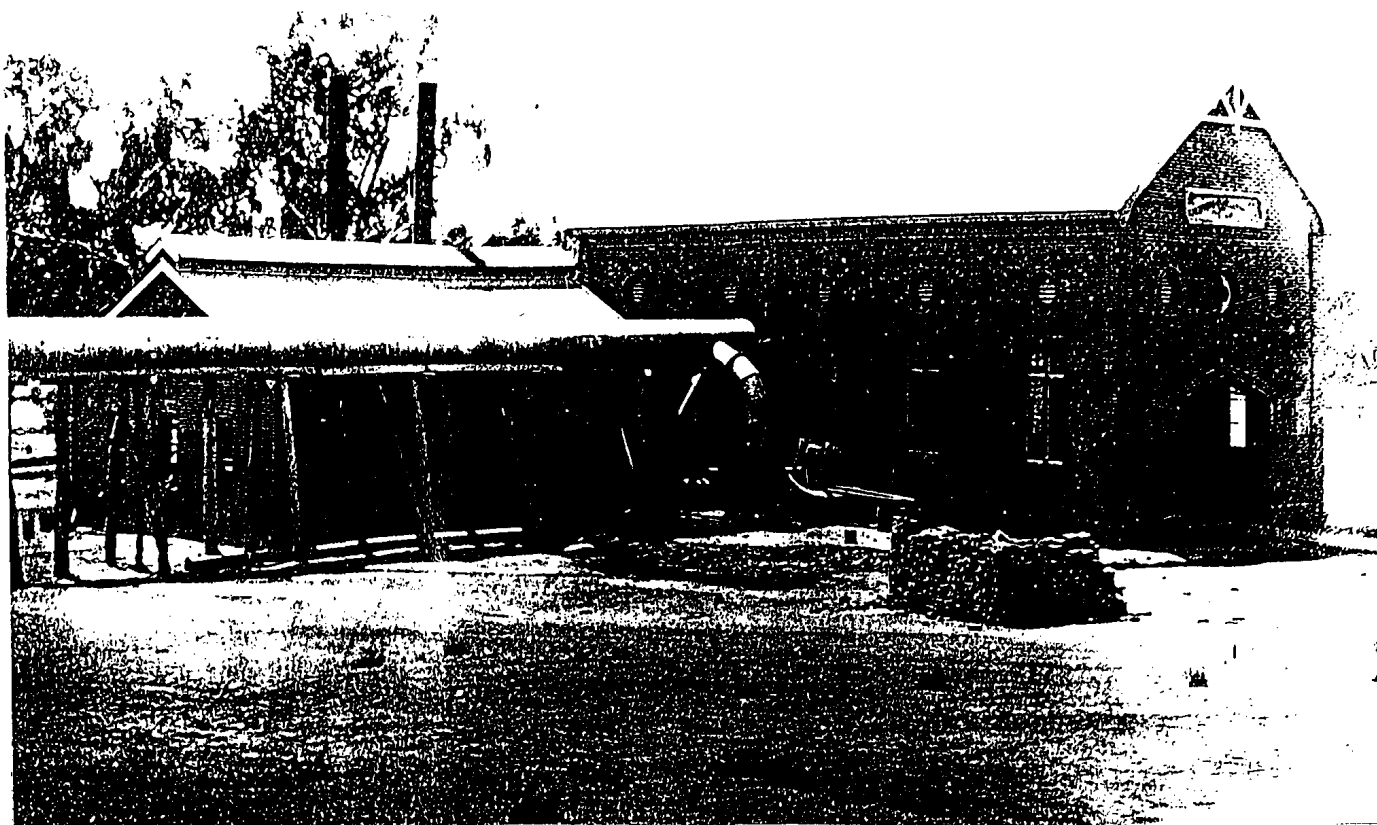


Fig. 3.31 Paps Billabong pumping station, Jan. 1891

Source: Mildura and District Historical Society.

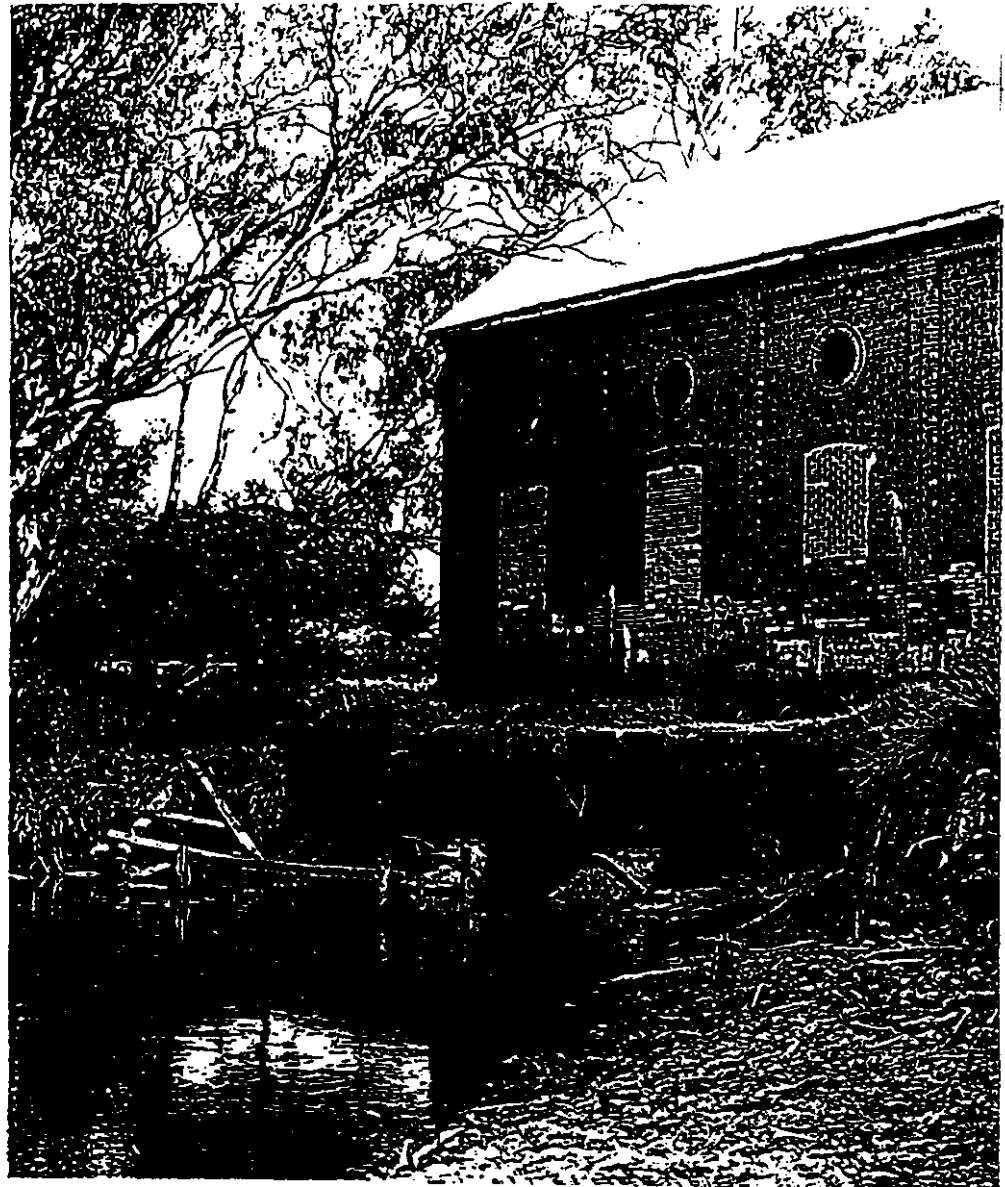


Fig. 3.32 Suction pipes, Kings Billabong pumping station, (1987)

Pumping station, boiler house and flume (nd)

Source: Mildura Illustrated A Brief Sketch of its History and Progress.

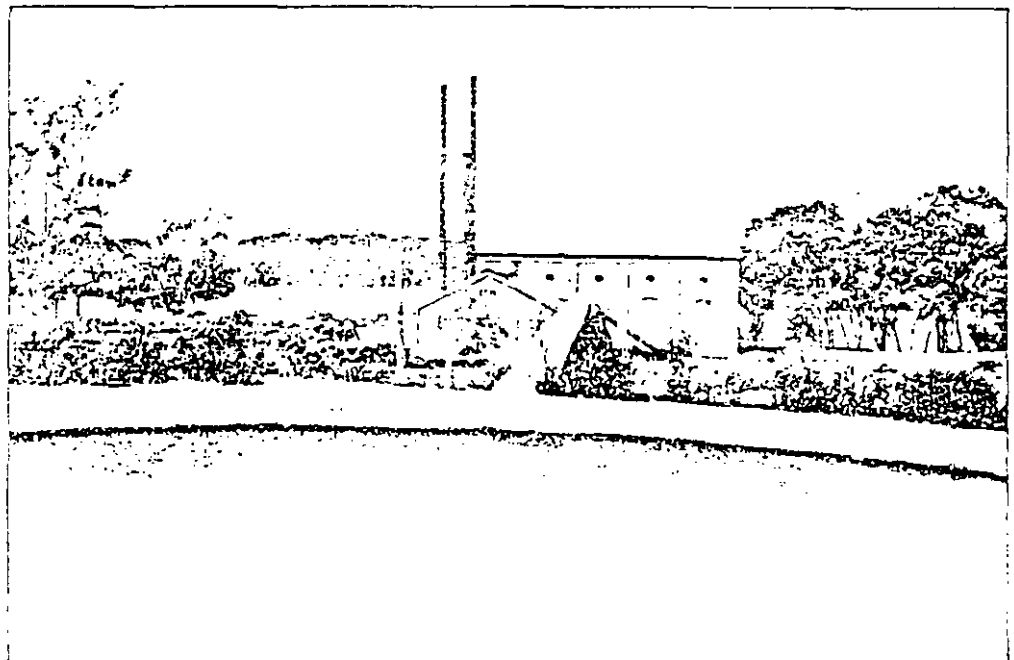




Fig. 3.33 The former engine drivers' houses, viewed from the pumping station, Kings Billabong (1987).



Fig. 3.34 Barclay Square Precinct.

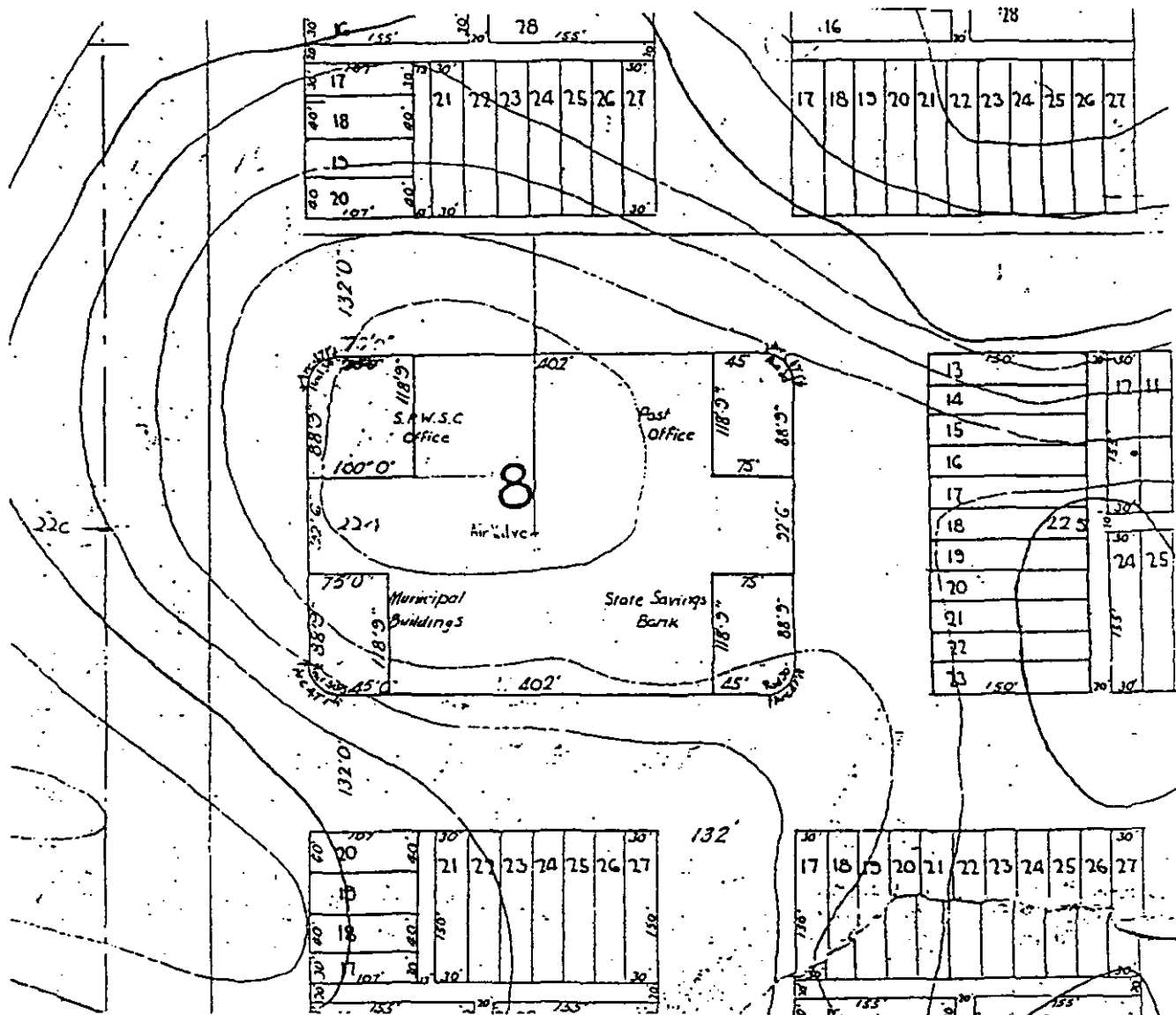
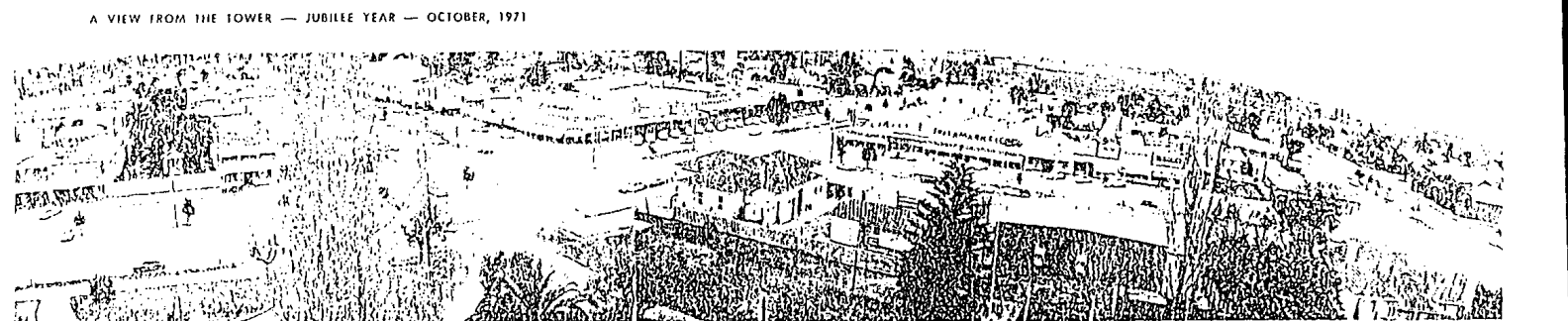


Fig. 3.35  
 Barclay Square, Red Cliffs, as originally conceived.  
 Source: Shire of Mildura.



A PANORAMIC VIEW OF THE TOWNSHIP FROM THE WATER TOWER  
JULY — 1925



A VIEW FROM THE TOWER — JUBILEE YEAR — OCTOBER, 1971

Photo by courtesy of Associated Studios, Mildura.

Fig. 3.36 Views of the Barclay Square environs.

Source: McKenzie, P. Red Cliffs Oct. 71 Golden Jubilee





Several relatively minor events were yet to take place. In April, 1928, the 8.2 German "howitzer" memorial to the 1914-18 war was unveiled along with a 75mm Turkish gun (since removed) on the reserve outside the SR & WSC office. As late as 1971, Frank Bottrill's "Big Lizzie" was placed on permanent display at the corner of Jacaranda Street and Jamieson Avenue to coincide with the Red Cliffs Jubilee celebrations. In 1984/5, the bandstand behind the public toilets was erected.

### 3.7.3 Significance

The Barclay Square precinct is of interest as a consciously planned public open space and focus for the Red Cliffs township. It is an important example of one of former SR & WSC's planned urban centres and adopts the form repeated along the Morkalla railway where the town subdivision is closely related to the rail station and situated to one side of it. Within the Mallee, it represents the culmination of the Commission's work in town centre design.

The layout of the Square is skilfully resolved, with prominence given to the corner sites, especially in the case of the post office and bank through the offsetting of Ilex Street. The visual dominance of the water tower is appropriate to the district as are the First World War memorials which must have had great significance for the first generation of soldier settlers. Similarly, the Diggerland Theatre is an important symbol of earlier days within the township when the activities it sponsored formed a vital part of the social life of the district. The architecture of this precinct does not fully realise the potential of its layout, as described. Nevertheless, it is a reflection of the period of Red Cliff's foundation and when reinforced concrete construction and "stripped classicism" was the vogue for public buildings. The economy of construction, however, also recalls the economic difficulties faced by the first settlers, and they are expressed today in the remaining portions of shop front architecture in Indi Avenue and Ilex Street.

### 3.7.4 Recommended Actions

It is recommended that the precinct be included as an historic area within the Shire planning scheme, with the objective of preserving the fabric of early Red Cliffs and enhancing the concept of the Barclay Square area as perceived by its designers.

The following specific actions are recommended:

- Prepare a master plan for the management of the Square which addresses the following issues:
  1. re-establish the visual prominence of the corner buildings and structures when perceived both from within the Square and from the surrounding streets, having particular regard for the Ilex Street vistas.

### 3.8 MERINGUR TOWNSHIP

#### 3.8.1 Description

This precinct is illustrated in fig. 3 41 which may be compared with the parish plan of the township which follows. The layout of the town is similar to the other soldier settlement townships, being situated to one side of the Millewa railway with the station ground as a point of reference. It is a scattered settlement, consisting mostly of open space with the former Kurnwill building included in the Meringur school complex and the Lutheran stone church of St Johns some distance west of the main street. The precinct, however, which contains the majority of items of historic interest is centered on the main street, formerly the hub of the settlement, with the station ground at one end and the public hall at the other. It is unique in the Millewa in that it incorporates a now mature sugar gum plantation in the centre of the road reserve, as does the "North Road", forming the main east-west axis of the township plan. No other Millewa township incorporates a planted median. It is untidy, and infested with the ubiquitous cactus, yet is also a rare sign of a self conscious attempt by the early Millewa settlers to beautify their township. Elsewhere, the untidy appearance of Meringur prevails where backyards merge with front yards, where the roads serve as walking routes and its vernacular timber framed architectural forms are stripped of all pretention. This elusive character is intrinsically part of the Millewa settlements, for they were never much more than Meringur is today. It speaks of the hardship of the early days and of the inability of land owners to erect buildings of character and permanence. At Meringur, the "Line Road" has an asphalt strip along its centre and is clearly designed for low traffic levels, the bulk of the heavy freight movement being conveyed by rail. Its width is a witness to the fact that not many travel this road, and that is just about at the end of the line. Elsewhere, the roads within the precinct are unpaved and unformed.

The former low level rail platform is marked by peppercorns, the station toilets and the site of the former station office, identified by stumps. At the end of the platform, the gangers' shed is derelict and the silos are the sole indication of the district's economic strength. The station office itself has been removed elsewhere in the town and is remarkably intact. Facing the "Line Road" is the old sly grog shop run by R. Johnston - Meringur never had a hotel - and the present post office, which, like all the Millewa post offices, is a house, built soon after formation of the settlement. Earlier, it was known Kingsmill's place, incorporating a shop, hairdressers and billiard saloon at the rear.

Back at the intersection with the main street, the gate posts, including wicket gate posts controlling pedestrian movement into the station are in view, and the relocated public hall dominates the vista looking north.

The sight of the Delahoy's store, initially purchased by Millewa Stores Pty Ltd, is on the right and overlooked by the former Huff's bakery building with its brick ovens, the most substantial structure in the township. The ovens themselves were manufactured by Small and Shattell, Bakery engineers, during the 1920's. Further north, a concrete slab marks the site of the former "Open Air Palais", venue for pictures and dances and reminiscent of a similar demolished open air theatre in Commercial Street, Merbein.

2. Strengthen the visual link between the railway station building and the Square.
3. Investigate a further use for the former State Savings Bank building and Diggerland Theatre.
4. "Tie in" the Civic Centre with the Square plan.
5. Investigate ways of re-establishing the frontage of the Square to Ilex Street.
6. Consider ways of enhancing the immediate surrounds of the Stewart and Sturt memorials.
7. Undertake responsible preservation of "Big Lizzie" either by relocation to an enclosed environment or by establishing an enclosed visitors' centre in a manner consistent with the architectural character of the Square. In this respect, it is recommended that any new works serve to strengthen its present character rather than to further dissipate it.
8. Consider relocation of the public toilets.

These measures are highlighted with a view to reinforcing the original concept for the Square, which is considered to take precedence over matters of minor historic accuracy, such as pathway alignments.

It is also recommended that the following buildings and structures be included in the Shire planning scheme as historic items:

- the post office,
- the former State Savings Bank,
- the former SR & WSC (now RWC) offices,
- the 8.2 German howitzer,
- "Big Lizzie",
- the railway station,
- the Diggerland Theatre,
- Berry's store.

By so doing, the essential historic character elements of Barclay Square will be offered statutory protection with the responsibility for their care being placed in Council hands.

At the intersection with "North Road", the public hall, used for a period by the Anglican Church, has been recently repainted. To the west stands the former SR & WSC water supply tower of 1923, consisting of two corrugated iron tanks supported on a murray pine stand, formerly not uncommon in the north-west, but now a unique survivor. Also in this road is the weatherboard and corrugated iron clad shop, originally a boot-store and subsequently a mail and passenger bus depot. Later again it became the RSL Club buildings with the billiard table removed from Kingsmill's. It is derelict, adjoining the former Lands Department residence and office (relocated to Wycheproof in 1987). Further to the east a former SR & WSC house, relocated to Meringur in 1947, remains in use as a private home.

Within the last few years, a park formed as the Millewa Community and Pioneer Forests project has been established and the concrete horse trough situated formerly by the water supply tower relocated to its entrance.

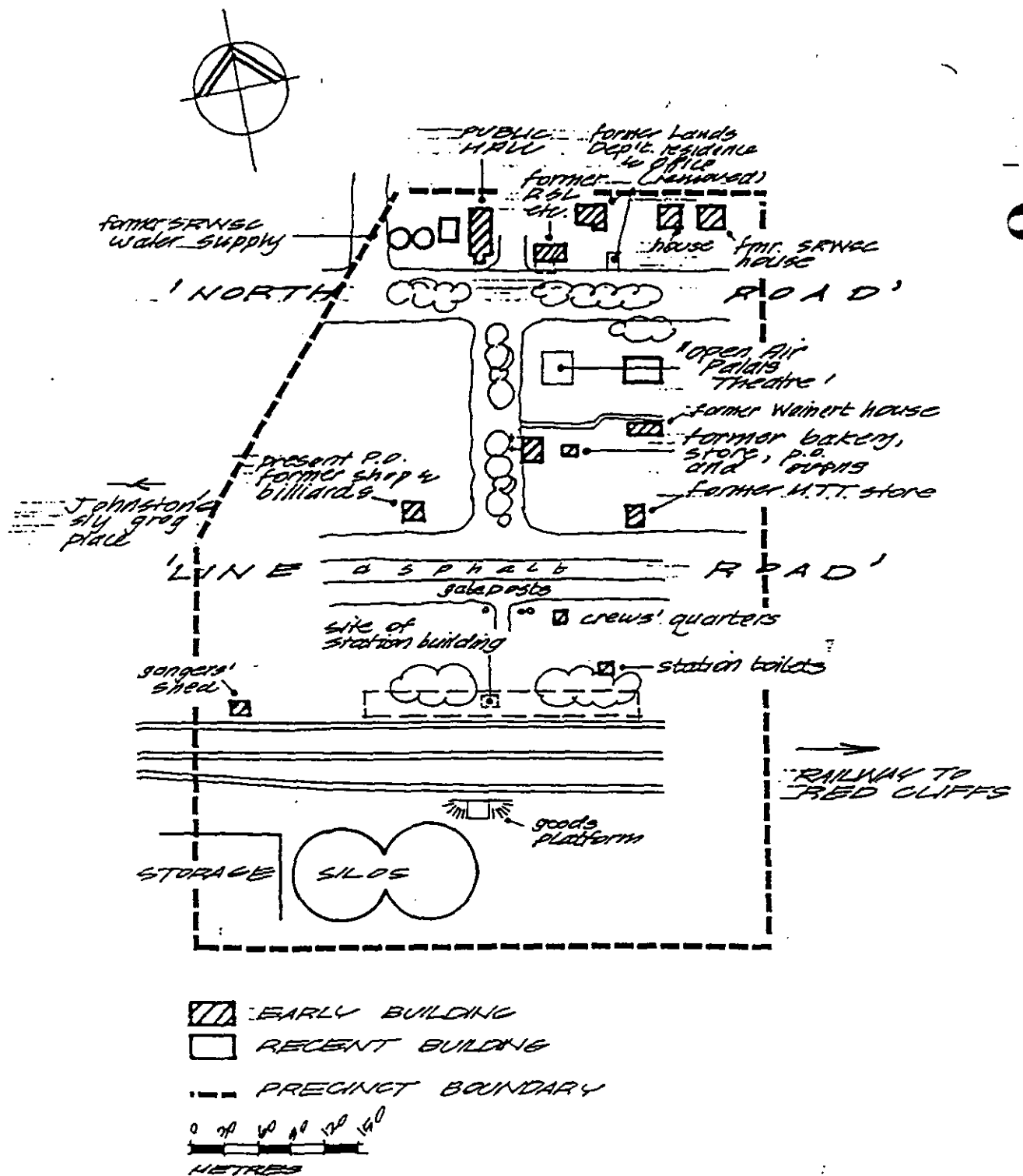
### 3.8.2 History

In October, 1924, Rockley L. Turner surveyed the Meringur parish with a town reserve of just over 100 acres. In March, 1926, it was subdivided into nine sections with school and recreation reserves distributed in the manner shown in fig. 3.42. The railway line has been extended from its temporary terminus at Werrimull in 1925 to serve the lands opened for the purposes of mixed farming, principally sheep and wheat. At Meringur, special guests on the first train of 30th October commented on the stock yards, already in place, but since demolished (?). At Meringur, the Railways Department had also erected a 250 foot low level platform, typical of the Mallee and Border railways, a Class 3 residence and Type A station building, van goods shed, cart dock and goods platform (in situ, 1987). In September, 1927, a reversing triangle was installed.

The train service brought the mail and supplies and in the early days of the settlement carted water for drinking. Valerie Derby recalls in Millewa District Schools 1923-1985 that:

A passenger goods train came out from Red Cliffs every Tuesday and Thursday and the old town really came to life with the two main streets filled with horse drawn vehicles. Cars were fairly uncommon those days. These were the shopping days for locals.....

Figs 3.43 and 3.44 were probably taken a little later and show settlers awaiting arrival of the mail at Delahoy's store. The main street terminating at the station ground entrance was the commercial hub which extended in both directions from this point along the "North Road" and "Line Road" in the manner sketched in fig. 3.45. Included amongst the centre's facilities at various times were the following enterprises:



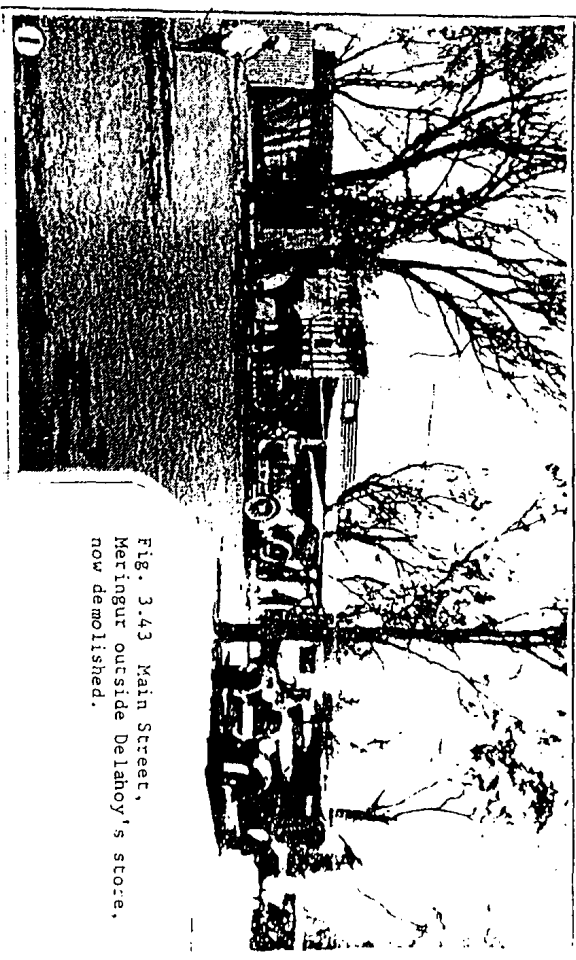


Fig. 3.43 Main Street,  
Meringur outside Delahoy's store,  
now demolished.

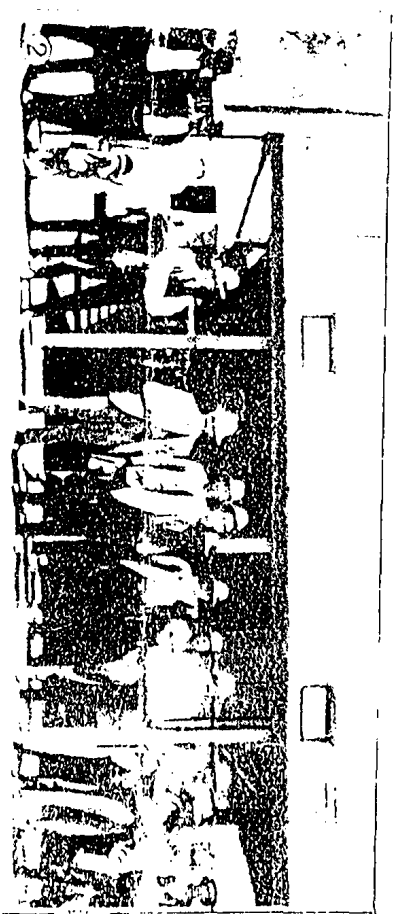


Fig. 3.44 Awaiting the mail,  
outside Delahoy's store, Meringur.





| <u>Facility</u>   | <u>Extant (1987)</u> |
|---|----------------------|
| - School, opened  | *                    |
| - Open Air Palais Theatre   | *                    |
| - General Store and Post Office (Delahoy's)                               | x                    |
| - Milk Bar, tea rooms and bakehouse                                       | *                    |
| - Grocery and dressmaking shop (Smith's)                                  | *                    |
| - Millewa Motors (Greiger's)  | ?                    |
| - Hardware Store (McCallum's)   | *                    |
| - Saddlery and hairdressers (Westley's)                                   |                      |
| - Grocer's Shop (Southall's)  | ?                    |
| - Hairdressers, haberdashery, billiard room and tobacconist (Kingsmill's) | *                    |
| - M.T.T. Timber yard (Sullivan's)   | *                    |
| - Commercial Bank   | ?                    |
| - Foster's Bakery   |                      |
| - Moebus' blacksmiths shop  | x                    |
| - Carrying Business   |                      |
| - Public Hall   | *                    |
| - "Fairy Dell" sly grog place   | ?                    |
| - Guest house (Marshall's)  | *                    |
| - Meringur RSL  | *                    |
| - Health Centre (1950-1968)   | ?                    |
| - Station silos, built 1951 et seq.                                       | *                    |
| - All Saints Anglican church  | *                    |
| - St Johns Lutheran church (re-built 1947)                                | *                    |

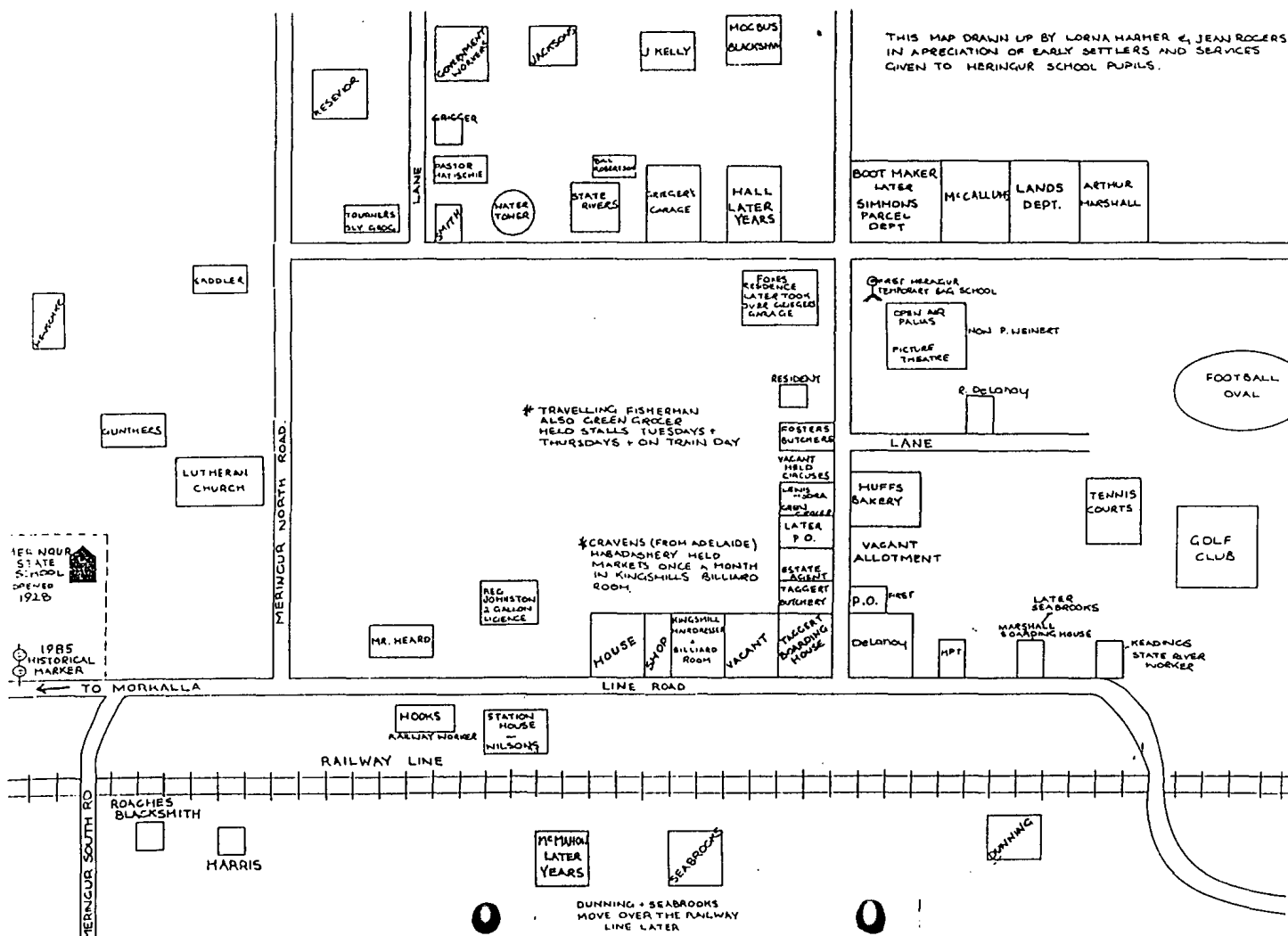
\* = extant  
 x = demolished  
 ? = uncertain

By late, 1926, several town blocks had been sold, the majority of which were situated within the precinct plan area.

The township enjoyed its heyday from the 1920's until the poor seasons during the depression years, culminating in the 1943-45 drought. In 1946 investigations were held into the viability of holdings sizes leading to the decision in 1949 to reduce the number of individual farms from 1,800 acres to 2,500 acres. The population of the parishes of Meringur and Malloren which depended upon the Meringur town centre was further reduced at this time. Together with the improvements in roads and private transport to Red Cliffs and Werrimull, these changes ushered in a final stage of decline at Meringur. Today, the post office, petrol pump and railway station are the only non residential enterprises in the town.

### 3.8.3 Significance

Meringur is important as a comparatively intact Millewa township, comparing with Werrimull, which remains larger, as it has always been, and Yarrara, the next station west along the line. Yarrara retains its school/hall, and general store (closed) but lacks the sense of place of Meringur. Werrimull is more spread out and has sustained some recent development. Elsewhere along the line, the railway settlements have almost completely disappeared.



THIS MAP DRAWN UP BY LORNA HARTER & JEAN ROGERS  
IN APPRECIATION OF EARLY SETTLERS AND SERVICES  
GIVEN TO HERINGBURG SCHOOL PUPILS.

Andrew C Ward & Associates

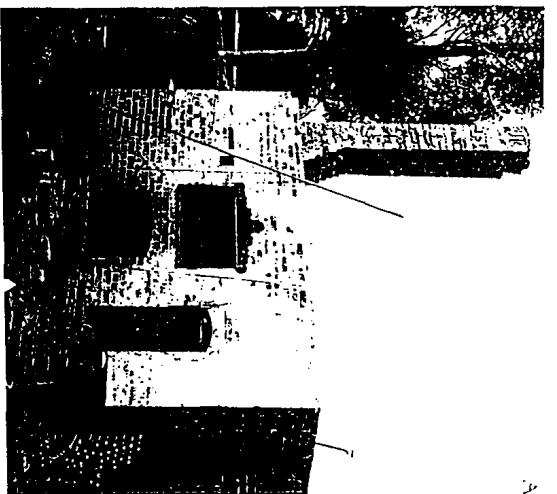


Fig. 3.48 Huff's  
bakers oven, (1987).

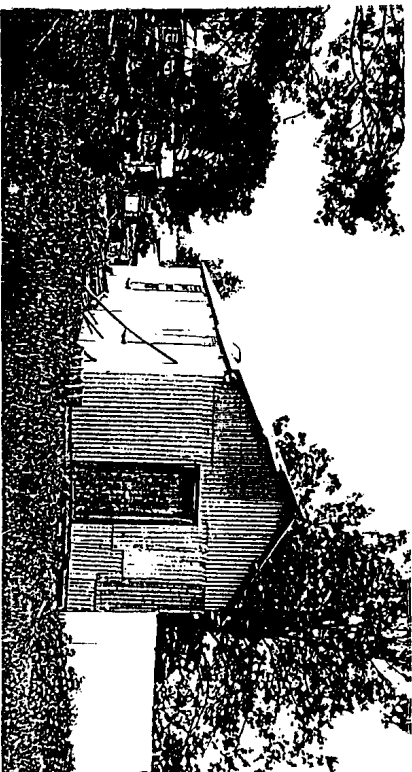


Fig. 3.49 Former  
Melbourne Timber and  
Trading Store, "Line  
Road", (1987).



Fig. 3.50 Station yards,  
Meringur, (1987).



Fig. 3.46 The "North Road", Meringur, showing the horse trough, now removed, the public hall, now repainted, and the former RSL building, verandah now partially collapsed. (1986).

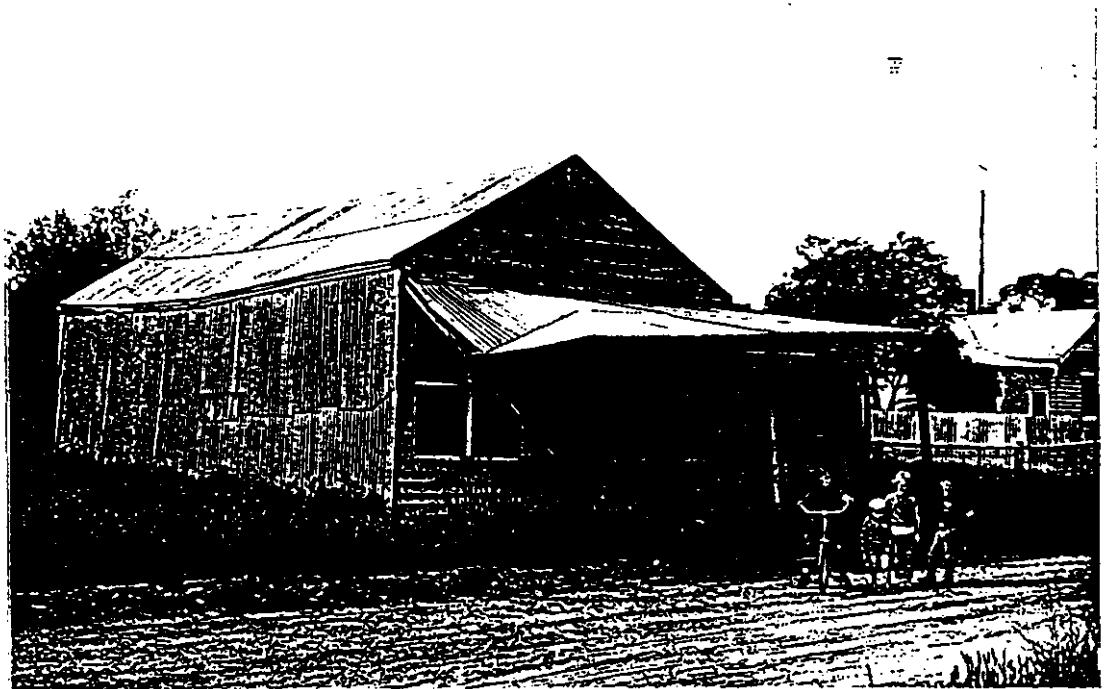


Fig. 3.47 The former RSL building, (1987).

The following items should be included in the Shire planning scheme as historic structures:

- the bakers ovens,
- the station office,
- the water supply towers,
- the public hall, and
- the water trough.

It is also recommended that discussions be held with interested residents with a view to better understanding their views on the proposals contained herein. Given a degree of commitment, which is likely to "shore up" the locally based Millewa Community and Pioneer Forests project committee, targets should be set and co-operative programs commenced.

### 3.9 MILLEWA SOUTH RAILWAY

#### 3.9.1 Description

The route of the Millewa South Railway is shown on fig. 3.51. It extends from Nowingi on the Mildura railway, for approximately 23 kilometres to the Brunswick Plaster Mill's sidings on the RAAK Plain. From this point, the formation of the line continues for another 15 kilometres as a vehicular track before petering out in the mallee scrub immediately to the south of Rocket Lake. Nearby, the western most station ground at 24 miles 19 chains is marked by a clearing and sleepers from the former sidings. Water courses are bridged with timber culverts and the formation is at times 1-2 metres above the natural grade. Another station site, at 18 miles 32 chains, is located shortly to the west of the gypsum mine and is marked by level crossing grids, gate posts, goods platform remnants and the remains of the former coping.

At the disused mine, evidence of gypsum extraction is extensive. An elevated loading structure with washing plant is out of use, and the long abandoned locomotive "Cleis", powered by a Gardner diesel engine, with solitary 1B goods truck, marks the end of the line.

The company's newest locomotive, M232 until recently kept company with an assortment of abandoned mining equipment. It had been relocated to Nowingi following closure of the line by July, 1987.

East of the mine, a crossing loop is in place and the rail distance from Melbourne is recorded at half mile intervals with pre-cast concrete markers from this point to Nowingi. Further east the remnants of corrugated iron screens designed to protect the line from windblown sand were once common in the Mallee and remain in isolated locations such as this section of the line.

#### 3.9.3 History

Refer Section 2

At Meringur, the sense of place is contributed to by its remote location at the end of the line, the quiet, and by the comparatively "close knit" nature of the remaining buildings within the precinct which hinges upon the station ground at one end, the water supply tower and public hall at the other, and the street plantation visually and functionally linking the two. At Meringur, the economic hardships sustained by the early settlers is expressed in its remaining buildings.

This precinct, therefore, offers the greatest insights into the early, optimistic years of the Millewa soldier settlement scheme, which was commenced in 1923 and like other such Victorian schemes, was doomed to early failure hastened by a lack of private capital and harsh conditions. It is important at the State level as a reminder of its largest soldier settlement scheme. At the Shire level, it is important as the most evocative remnant of the Millewa scheme which succeeded pastoral occupation in Victoria's far north-west.

#### 3.8.4 Recommended Actions

It is recommended that the Meringur historic precinct be included in the Shire planning scheme as an area within which changes enhancing its cultural significance should be promoted, and wherein all other changes should be the subject of a planning scheme permit application. Permits should be issued only following an assessment of their impact upon the historic significance of the place.

The detailed recommendations are made:

- Water supply towers The RWC proposes to replace this structure within three years. The Regionals manager should be approached with a view to investigating its retention, in situ.
- Former Lands Department Office - This building was a typical government portable building and could be replaced with a similar structure to serve as a visitors' centre.
- Railway station ground The Meringur railway is scheduled for closure when it becomes inoperable, possibly as early as 1988 as a part of V-Line's Business Strategy to 1990. Changes likely to be sustained within the station area should be assessed in advance with a view to retaining such elements as the platform formations and trees, the goods platform, silos, and gangers shed. The present owners of the former station buildings should be encouraged to allow their reinstatement, given the pending removal of rail services.
- Derelict Structures, including Simmons parcels depot, the MTT store, the bakers ovens, and Weinert's former house should be secured.
- Road reserves The existing unpaved roads should remain in this State. The "Line Road" should retain its narrow asphalt paved carriageway with earth shoulders. The plantations should be protected.



Fig.3.38 The Red Cliffs Post Office (1987).

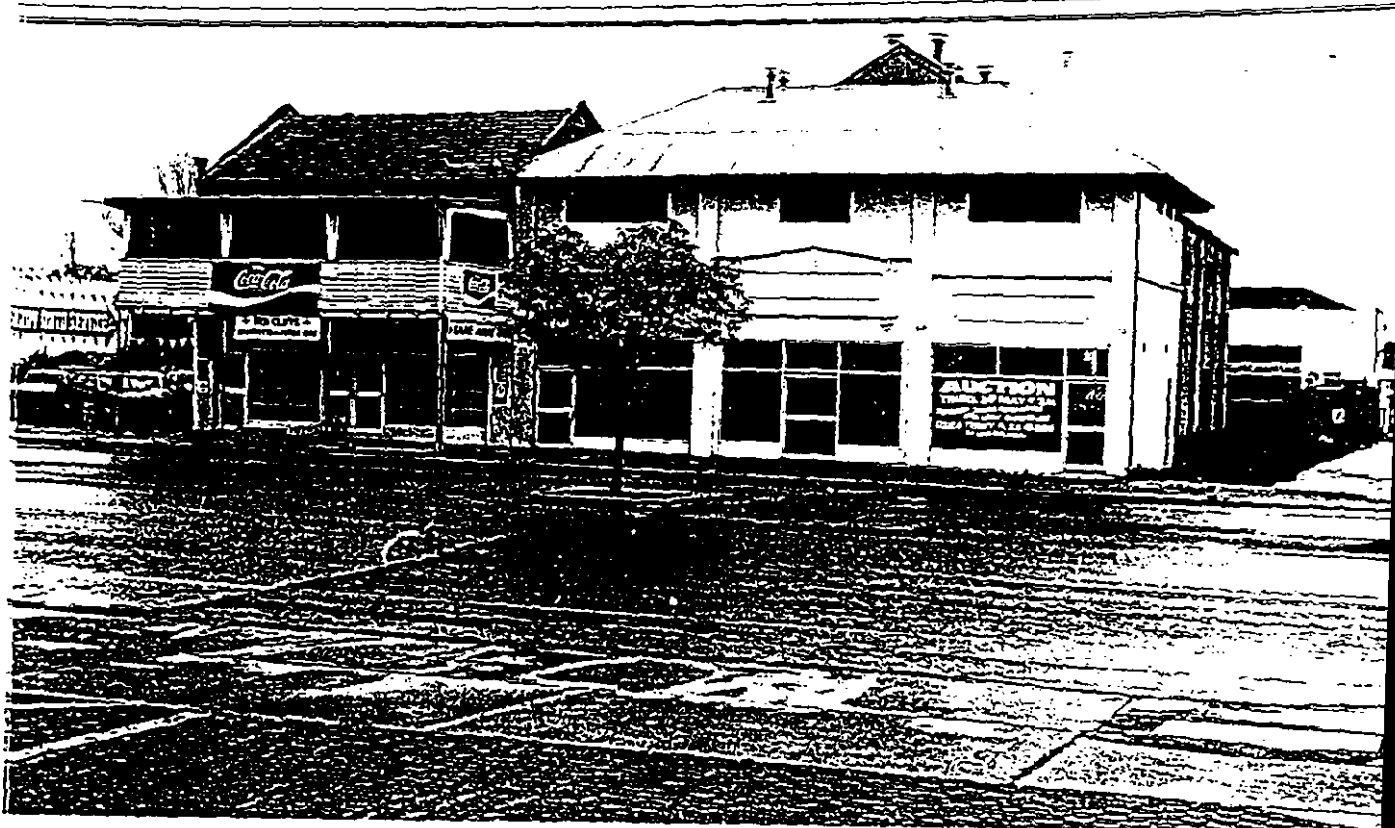


Fig. 3.39 The "Diggerland" Theatre, Indi Avenue.

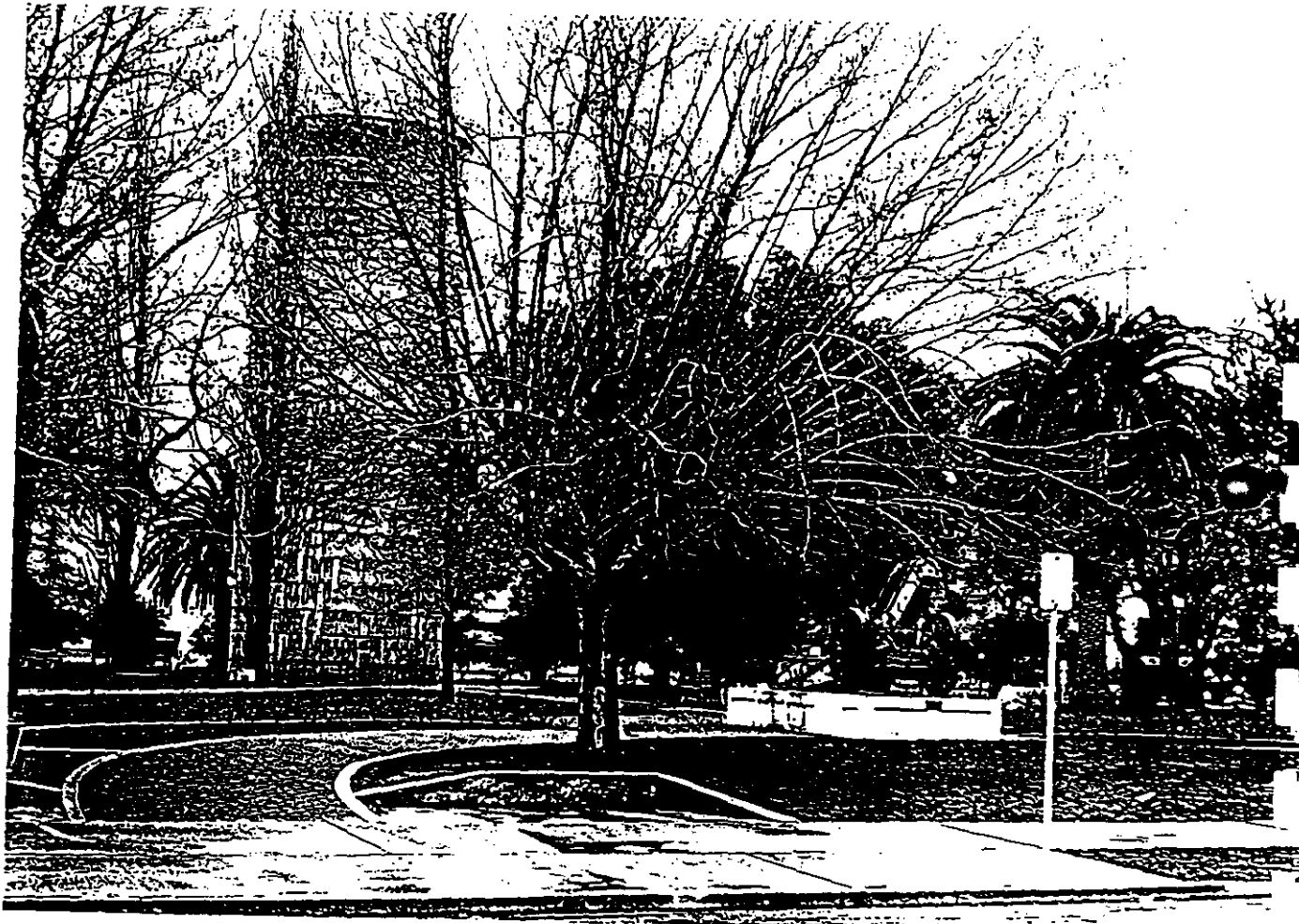


Fig. 3.40 Barclay Square from Indi Avenue, showing the central water tower, German howitzer and palm trees, (1987).

3



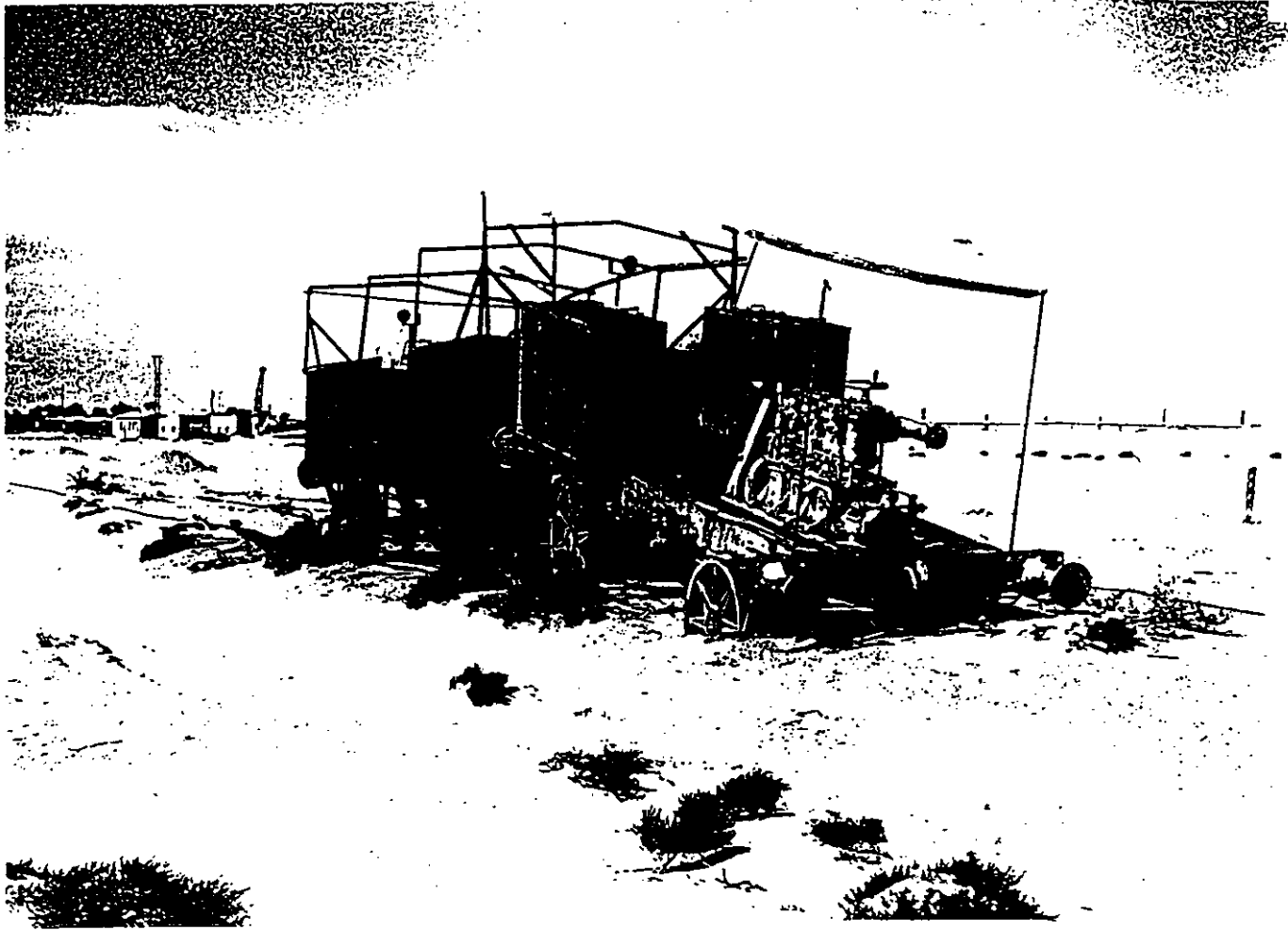
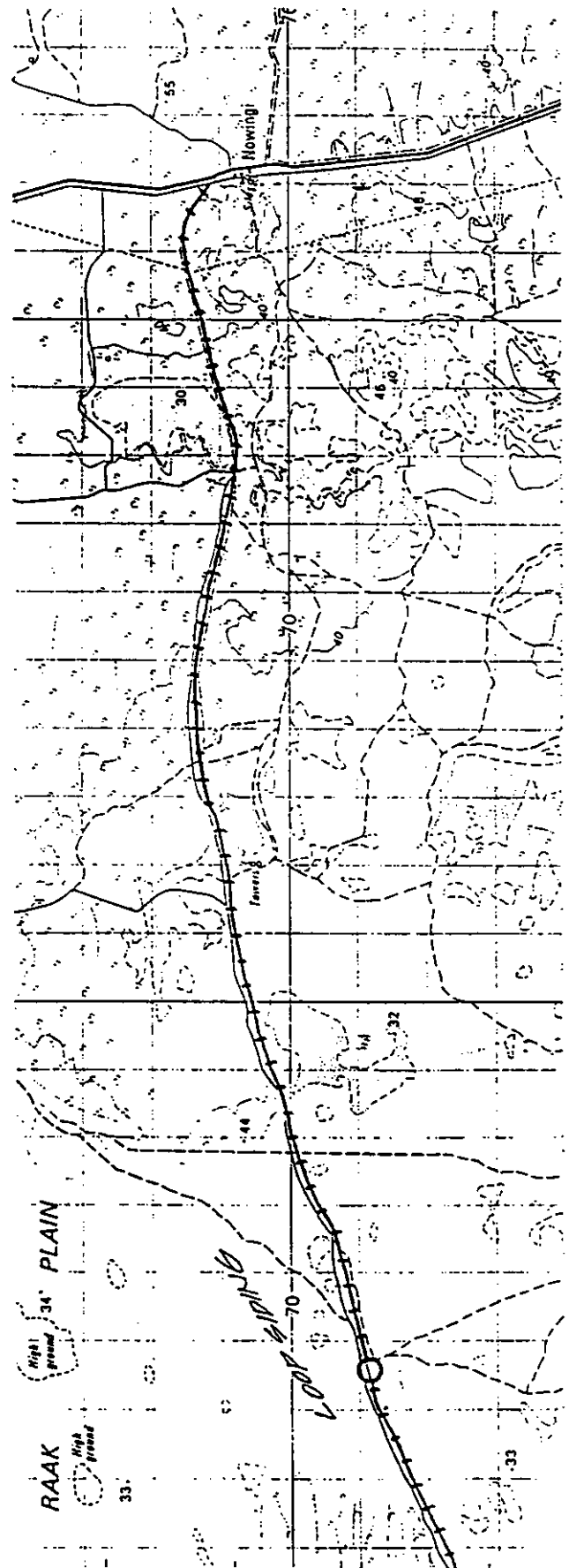
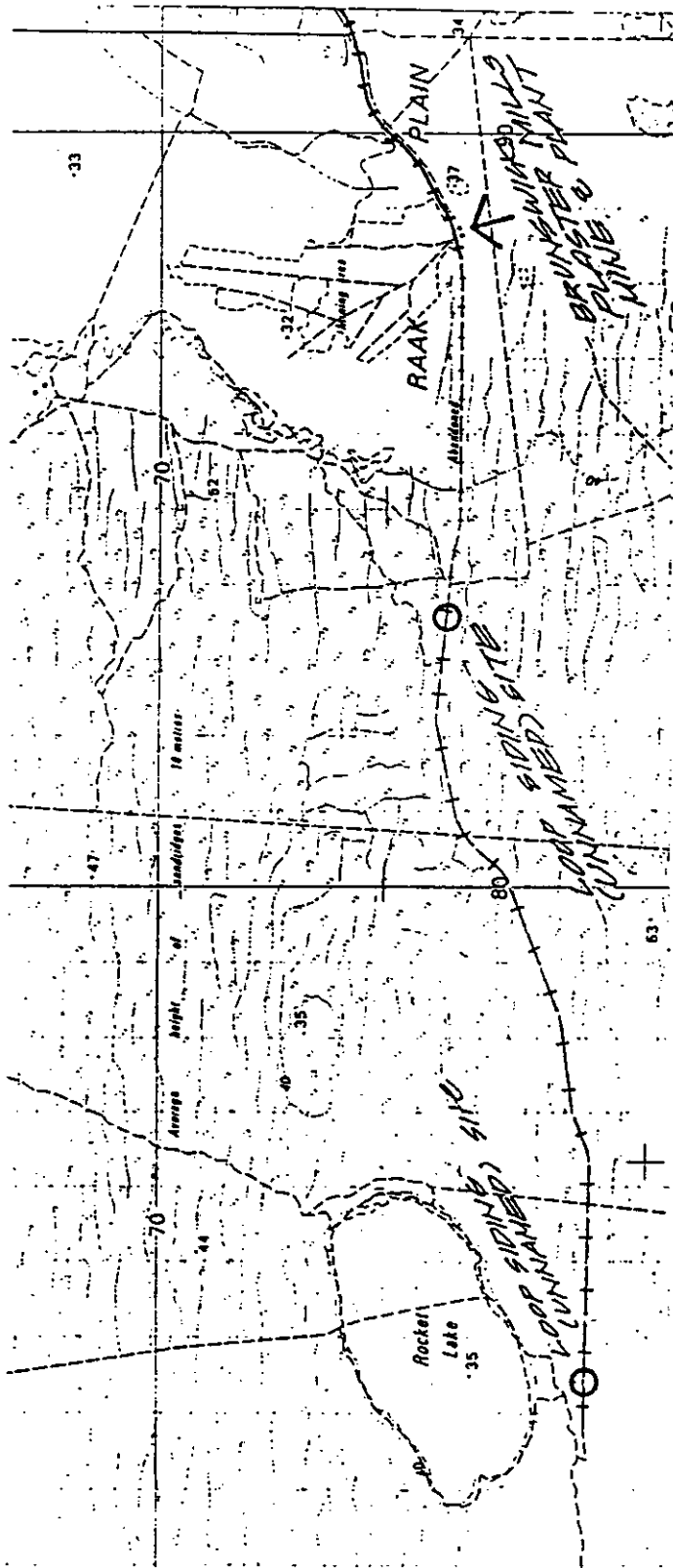


Fig. 3.52 The Brunswick Plaster Mills second locomotive, "Cleis", marks the end of the line, on the RAAK plain, (1986).





RAAKS IN SITU  
RAAKS REMOVED

Fig. 3.51 Millewa South Railway.  
Scale: 1:100,000.

### 3.9.3 Significance

The Millewa South railway recalls the failure, of State and Federal governments as well as that of the State governments SR & WSC to co-ordinate their settlement initiative in the southern Millewa. Its failure bears witness to the impact of the 1929 early 30's depression and to the successive drought years encountered at this time in the Mallee, commencing in 1927. In these respects, the Millewa South railway was a turning point in the development of the north-western Mallee, for it represented the last of the closer settlement schemes (land at the eastern end of the line was actually subdivided and leased in 1929) and the abandonment of proposals to settle the Sunset and Birthday Plains country, contemplated by the Parliamentary Standing Committee on Railways as late as 1927. It is, therefore, symbolic of a crucial phase, and change of view by government, in the development of the Millewa.

The Millewa South railway is curious in other respects. In Victoria's railway history, it is one of only three Government lines built never to sustain a regular railway service. The other two relate to the period of railway expansion presided over by Commissioner Richard Speight during the 1880's and to the Border Railways era following the Border Railways Act of 1922. It is the only Government built line to have been acquired by private enterprise following its failure as a common carrier and is of interest also on account of the extent of surviving remnants which include a former locomotive. The Brunswick Plaster Mill's plant is the most capital intensive gypsum extraction facility in the Mallee.

### 3.9.4 Recommended Actions

It is recommended that the remnants of the Millewa South railway be protected, and that the surviving remnant timber structures be stabilised where appropriate. The formation should be retained along with the original locomotive and goods truck, which should be stabilised and retained within the Nowingi district. Evidence of the gypsum mines served by the line should be allowed to remain so as to assist in the interpretation of the history of the line. It is recommended that the following items be protected within the Shire planning scheme:

- locomotive and goods truck,
- the first station site, west of the gypsum mine,
- the gypsum mines.

## 3.10 KULNINE STATION LOCK 9 AND MILLEWA A PUMPING STATION

### 3.10.1 Description

A description of the major elements and sites within this precinct is contained within the data sheets, forming section 4 of this study. The precinct, which is indicated schematically in the figure is formed by the geographical coincidence of two chronologically sequential historic themes: the Millewa closer settlement era, and the pastoral era, both having the Murray River as their common element. The items forming the Kulnine station component in this precinct are, as follows:



Fig. 3.54 Station ground,  
at 18 miles, 32 chains,  
showing the platform  
formation with remnants of  
coping, looking towards  
The southern Millewa, (1986).

Fig. 3.55 Mileage post,  
Millewa South railway,  
(1986).

- The first homestead,
- The second homestead,
- The wool shed,
- The shearers quarters,
- The submerged brick roadway linking all elements,
- The footings of the homestead pumping station,
- The wool store site, and
- The brick kiln site.

The items forming the Millewa scheme component of the precinct include the following:

- The Lock 9 pumping station complex, and
- The Lake Cullulleraine channel.

The Murray River, as the common thread linking these themes, has an historic character of its own in that the Lock 9 installation and Lock 9 settlement adjoin the pumping station. Here, the principal items of interest include the lock and the lockmaster's residence. The river itself is of note in some other respects. In the first place, it forms a broadwater at the wool store site sufficient in width to permit the turning of paddle steamers. In the second place, the Wallpolla Creek junction is situated nearby and forms a navigable water course leading to a turning basin at the Kulnine head station itself. Being less of a permanent stream than the Murray River however, the wool store was built on the Murray at the junction with this tributary.

The second homestead is occupied and is picturesquely sited on a rise overlooking the tree lined creek where it enjoys a refreshing view, considering the monotony of the "back" country, as well as a breeze off the water. The treelined watercourses are characteristic of the entire precinct including the Lock 9 settlement which is in view of the river.

### 3.10.2 History

An outline of the Millewa scheme and the Kulnine run is contained within Section 2.

The locks on the River Murray were built during the period 1922-1937 by the River Murray Commission following its formation in 1917. They were provided with a view to rendering the river permanently navigable and to make available the full natural flow of the stream for irrigation. The Kulnine Lock, No. 9, was completed in 1926.

### 3.10.3 Significance

The significance of this precinct arises principally from the evidence of the themes contained within it. Most importantly, however, it arises also from their close juxtaposition. Here, visitors can obtain an appreciation of the three major cultural themes which encapsulate the story of the development of the north-west Mallee since the arrival of the European, in 1847. These are the pastoral era, the control of the Murray River for irrigation, domestic and stock water supply purposes, and the Millewa scheme.

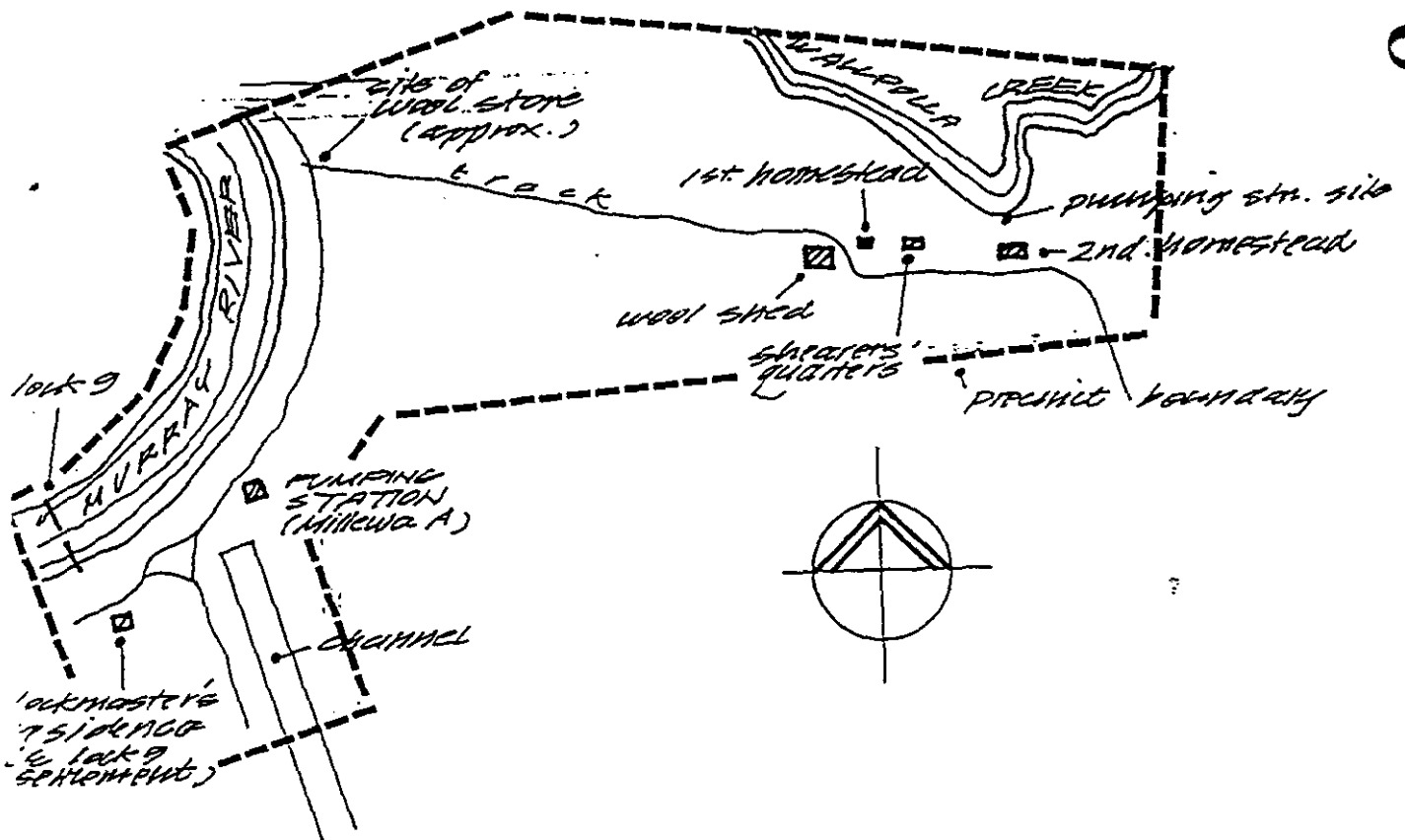


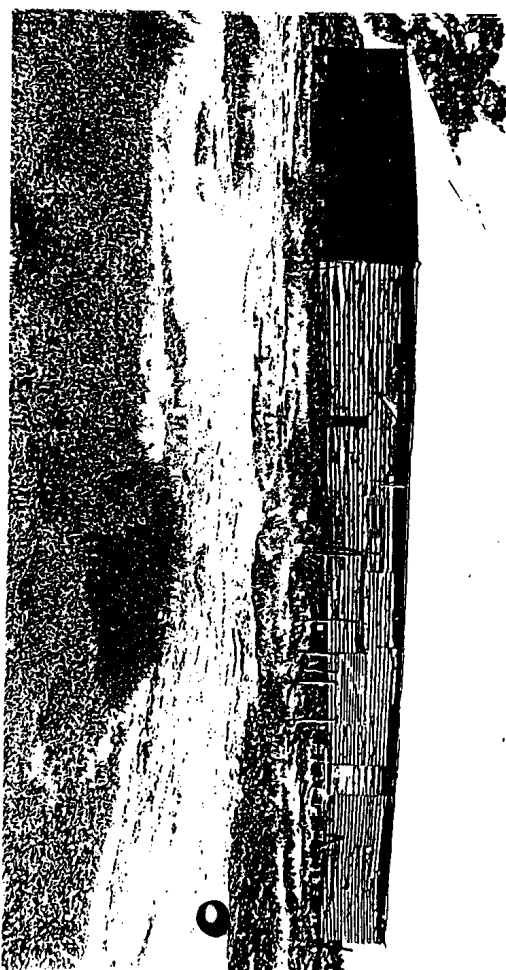
Fig. 3.56 Kulnine Station,  
Lock 9 and Millewa A  
pumping station precinct.



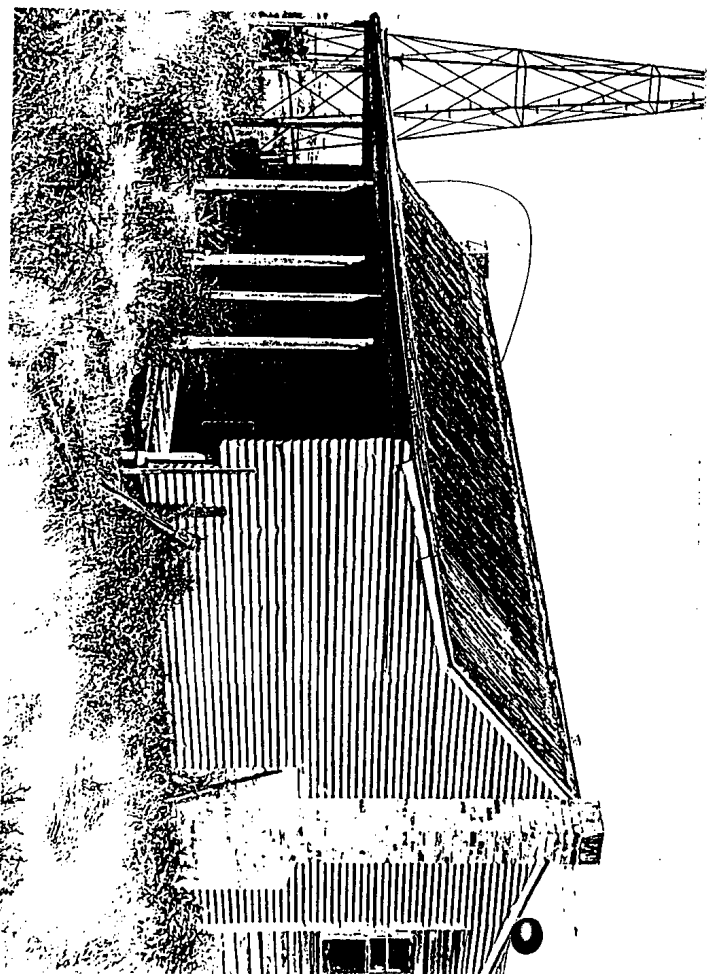
3.59 The lockmaster's residence,  
Lock 9 settlement, (1986).



3.60 Bollard, lock 9, (1986)



3.57 The woolshed, Kulinine, (1987).



3.58 The sheeters' quarters, Kulinine, (1987).



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It is recommended that the following items be included in the Shire planning scheme as items of historic significance:

- The first Kulnine homestead,
- The second Kulnine homestead,
- Wool shed,
- The shearer's quarters,
- The wool store site,
- The Lock 9 pumping station complex, and
- The Lockmaster's residence.

The pastoral era is dramatically represented by the sole surviving original pine log building in the Shire. It is also the oldest building in the Shire, believed to date from John Hawdon's occupation as early as 1847. The woolshed is also the only original building of its type within the Shire and is of a similar date. They recall the earliest phase of European contact with the Mallee in a manner unsurpassed at the State level and comparable only with the Cow Plains homestead at Cowangie, in the southern Mallee. The size of the woolshed, and distribution of items within the pastoral component of the precinct facilitates the interpretation of the scale and "modus operandi" of the Crozier's vast personal empire in this area.

The lock and weir is representative of others on the Murray, and is enhanced by the existence of the adjoining lock settlement.

The unique survival of the Lock 9 pumping station, consisting of two boilers and steam engine, with pumps, in operational order, is unsurpassed at the State level. It is crucial to the interpretation of the abandoned method of water supply in the Millewa and forms the most evocative remnant of the former SR & WSC's early work in the Mallee. The close juxtaposition of the pumping station and the only remaining open water channel in the Millewa scheme, linking the pumping station with Lake Cullulleraine, is also of note.

#### 3.10.4 Recommendations

It is recommended that the Kulnine Station and Lock 9 pumping station precinct be included in the Shire Planning Scheme as an area within which changes enhancing its cultural significance should be promoted, and wherein all other changes should be the subject of a planning scheme permit application. Permits should be issued only following an assessment of their impact upon the historic significance of the place.

More detailed recommendations are as follows:

1. Notify the affected government agencies and land owners of these recommendations, along with the Sunraysia Branch of the Institute of Engineers with a view to ensuring the protection and enhancement of the historic elements within the precinct.
2. Record the technical details of the buildings comprising the Kulnine station complex with a view to establishing a permanent record of their condition.
3. The First Homestead Undertake stabilising works sufficient to reverse the process of disintegration.
4. Woolstore Site Undertake on site investigations, and research, to determine the former details of this building, before the remaining evidence is totally obliterated.

4. BIBLIOGRAPHY

#### 4.1 Introduction

The "Available sources of information and analytical bibliography" forming section 2 of the stage one Report (December, 1986) lists all of the source material considered likely to be useful in this study. The documents listed below were extensively consulted. In many cases, the sources of documents described may include other relevant material which was not consulted.

#### 4.2 Bibliography

##### 4.2.1 Manuscripts, Maps and Drawings

- Blake and Riggall collection, Melbourne University archives, primary source material offering insights into the collapse of Chaffey Brothers Limited, Mildura Cultivator extracts, Railway Standing Committee reports.
- Reinforced Concrete and Monier Pipe Construction Co. Pty Ltd. collection, Melbourne University archives, primary source material concerning John Monash's involvement with FMIT tower, Madden Avenue
- State Transport Authority, field books, primary source material concerning nature of features within vicinity of proposed Mildura and Yelta railway in 1899, particularly useful within Mildura City area.
- North-west Mallee map collection, Map Room, State Library of Victoria, includes maps of "Kulnine Station", maps of Mallee blocks, early maps prior to closer settlement.
- Conservation Forests and Lands, Mildura Office, early maps of Millewa prior to closer settlement including plans of "Kulnine Station".
- Central Plan Office, early maps of Millewa prior to closer settlement, including survey of the Murray River by Osgood Pritchard (1851), shows location of shepherd's huts, station buildings, sheep washes and natural features of river environment.
- Merbein Sewerage Authority (1970) and Red Cliffs Sewerage Authority base maps, useful in recording field survey data and for preparation of some data sheets.
- Mildura Sewerage Authority base maps (1" = 40'0" only), as above. Sewerage Authority property files provide details of building shape, outbuildings and fence lines.
- Public Record Office pastoral run files, provide invaluable information concerning the nature of individual runs in terms of application details and incidental information.
- F.M.I.T. "Town of Mildura" map of 1899 provides Block, Section and Lot details with some buildings.

4.2.2 Published Works

- Alexander, J.A., The Life of George Chaffey: a story of irrigation beginnings in California and Australia; MacMillan, Melbourne, 1928 provides useful comparative information concerning the Chaffeys' irrigation settlements in southern California.
- East, R., "Water in the Mallee" in Victorian Historical Magazine, Vol. 38 No. 4, November, 1967, is a first hand account of the former S.R. & W.S.C.'s work in the Mallee, describes the Millewa, Merbein And Red Cliffs schemes in broad detail.
- Kelly, M. Millewa District Schools 1923-1985, T. & J. James, Mildura, 1985, provides valuable details concerning the nature of settlement in the Millewa, the people of the Millewa, and particularly useful detail on the Meringur township.
- Kenyon, A.S., The Story of the Mallee, Wilke and Co. Ltd., Clayton, 1982, provides a useful account of the process of exploration and pastoral settlement of the Mallee.
- Lapthorne, A., Mildura Calling, Sunnyland Press, Red Cliffs, 1981, a useful reference.
- Millewa: The First Fifty Years, Sunraysia Daily, Mildura, 1975, provides useful information concerning the people and facilities of the Millewa settlements.
- Smith J., The Cyclopedia of Victoria, Vol. 3, 1905, provides invaluable information about individual early settlers of local importance.

4.2.3 Newspapers

- Mildura Cultivator and Sunraysia Daily provided an invaluable source of detailed and general information concerning individuals, buildings and the patterns of development especially in the Millewa. Also useful at the time of the Mildura Royal Commission (1896).

5. Study Team

The study was co-ordinated and undertaken by Andrew Ward with research assistance in Mildura being undertaken by Judith Antcliff. Jenny Dalrymple undertook research assistance in Melbourne and word processing was carried out by Annette Ward and Sue Colling.

A preliminary assessment of the natural environment was carried out by Geoff Sanderson of Gerner Sanderson Australia Pty. Ltd.

Andrew C Ward & Associates  
architects - planners



CITY AND SHIRE OF MILDURA

CONSERVATION STUDY

VOLUME II

DATA SHEETS - CITY OF MILDURA

JUNE, 1988

Andrew C Ward & Associates  
architects - planners



CITY AND SHIRE OF MILDURA

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CONTENTS

Page No.

|                          |  |
|--------------------------|--|
| <u>Chaffey Avenue</u>    | - 2 "The Bungalow"   |
|                          | - 25 former Reynolds residence                                     |
|                          | - 27 former Cpt. Meirs residence                                   |
|                          | - 37 former Risbey residence                                       |
|                          | - 41-43 former Bowring residence                                   |
| <u>Cureton Avenue</u>    | - former Dickson residence   |
|                          | - "Rio Vista"  |
|                          | - former gardener's cottage:<br>"Rio Vista"                        |
|                          | - King's Billabong pumping plant                                   |
| <u>Deakin Avenue</u>     | - 29 former premises of "Mildura Cultivator"<br>and "Mildura Club" |
|                          | - "Rio Vista" fountain and King George V memorial                  |
|                          | - 46 Post Office   |
|                          | - 61 former Williams and Yule Store                                |
|                          | - 66-68 Law Courts   |
|                          | - 70 former Shire Offices  |
|                          | - "Carnegie Library"   |
|                          | - Desailly memorial rotunda  |
|                          | - 75 "Ashfield"  |
|                          | - W.B. Chaffey memorial  |
|                          | - The Mildura Club   |
|                          | - Masonic Temple   |
|                          | - Mildura Workingman's Club  |
|                          | - War Memorial: Workingman's Club                                  |
|                          | - former Methodist Church  |
|                          | - Church of Christ   |
|                          | - St. Margarets  |
|                          | - St. Andrews  |
| <u>Eighth Street</u>     | - former Shilliday's Workingman's Cash Store                       |
|                          | - Bowring's buildings  |
|                          | - former G.A. Nash Pty. Ltd. Store                                 |
|                          | - "Wintersun" hotel  |
| <u>Eleventh Street</u>   | - 223 "Valetta"  |
|                          | - 241 "St. Austell"  |
|                          | - 259 Sacred Heart Catholic Church                                 |
|                          | - 259 former Catholic Church                                       |
| <u>Ellswood Crescent</u> | - former A. Chaffey block house                                    |
|                          | - "Aree Araam"   |
| <u>Etiwanda Avenue</u>   | - former Bleaser block house                                       |

CONTENTS (Cont/-)

Page No.

|                          |   |
|--------------------------|---|
| <u>Lemon Avenue</u>      | - 46 former Pugsley residence               |
|                          | - 48 former Pugsley residence               |
|                          | - 50 former Pugsley residence               |
| <u>Lime Avenue</u>       | - 128-130 former Wells residence            |
| <u>Madden Avenue</u>     | - former FMIT Storage tower                 |
| <u>Magnolia Avenue</u>   | - 117 former Lucas residence                |
|                          | - 133 "Somerset"                            |
| <u>Olive Avenue</u>      | - 62 former Young residence                 |
|                          | - 64 former Smith residence                 |
|                          | - 78 former Cruickshank residence           |
|                          | - 100 former Hansen residence               |
| <u>Orange Avenue</u>     | - 77 former Wesleyan Church parsonage       |
| <u>San Mateo Avenue</u>  | - Mildura State School                      |
|                          | - 32 former Mann residence                  |
|                          | - 99 former Proudfoot residence             |
| <u>Seventh Street</u>    | - Railway Carriage Shed                     |
|                          | - "Grand" Hotel                             |
|                          | - former Chaffey Brothers Limited fountain  |
|                          | - 61-63 former Hardingham residence         |
| <u>Thirteenth Street</u> | - Mildura Base Hospital (main building)     |
|                          | - Mildura Base Hospital (original building) |

Andrew C Ward &amp; Associates

Building:

"The Bungalow"

Location:

2 Chaffey Avenue

Allotment Reference:

Section 8, lots 1-2

Historic Buildings Council Register:

Recommended

National Estate Register:

Recommended

National Trust Register:

--

Location within Precinct:

Chaffey Avenue precinct

Photograph Date:

24.3.87

Grantor:

Miss E. Chaffey

Original purchaser from C&G:

Mr. Lennox Lyden

Original Owner:

Mr. Lennox Lyden

Present Owner:

Mr. and Mrs. J. E. Lyden

Original Cost:

£1,000.00

Present Value:

£1,000.00

Deeds, Title Deeds:Architect:Builder:

## Andrew C Ward &amp; Associates

Description:

A substantial two storeyed timber framed villa in the Queen Anne style with distinctive American influence, displaying most of the decorative elements used on villas elsewhere in the district. The high, steeply sloping corrugated iron clad roof is relieved with a dormer, tall ribbed chimney stacks and two projecting gable ends, the north western having louvres and a rising sun motif. The weatherboards are rusticated and enhance projecting windows and a bayed end. The Timber verandah posts are chamfered with fretted brackets and the sun room is lined to sill height with Wunderlich linings.

Condition:

Good

Integrity:

Good, extends to landscaped setting, the Moreton Bay Fig being of note. Alterations include building-in of some sections of verandah, and carport to Cureton Avenue.

History:

The grantee, Emma Chaffey, was George and William's sister, whilst Conway-Gordon was a supervisor for Messrs. Chaffey Brothers Limited. The building was commissioned by Conway Gordon prior to his marriage. The architect, Richard Speight, was the son of Richard, first chairman of commissioners of the Victorian Railway's (1883-1892). In 1892, Conway Gordon became managing partner of the 'old Mildura' estate. "The Bungalow" was sold to George Wittman who sold both his home and business to John H. Shilliday, the proprietor of the Working Man's Cash Store (qv.). It remained in his family's possession for many years. At the rear, across the right of way, two corrugated iron clad outbuildings relate to the Shillidays' occupation of "The Bungalow".

Significance:

"The Bungalow" is noteworthy as an early example of the Queen Anne style, subjected to American influence and incorporating an encircling verandah and pyramidal roof desirable in Mildura's hot climate. It is a major, substantially intact residence of note also for its associations with L. Conway Gordon, of Chaffey Brothers Limited, and the Shilliday family. It is perceived as being visually linked with "Rio Vista" and together with that building forms a key unit within the Chaffey Avenue precinct.

Recommendations:

Recommended for inclusion on the HBC and National Estate registers and for Planning Scheme protection.

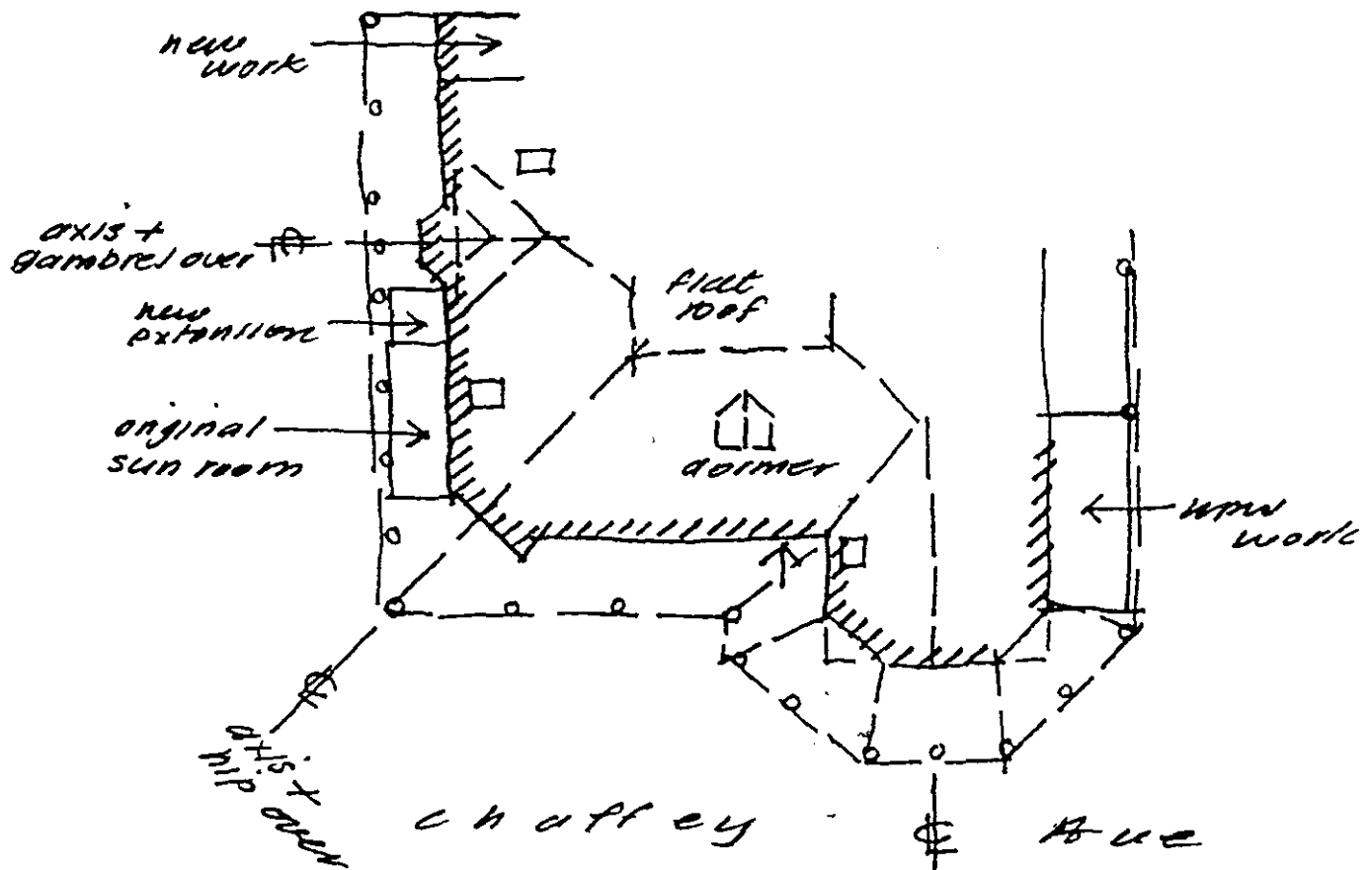
References:

Rate Books  
Mildura Cultivator, 4-10-1890, 17-12-1890,  
 15-4-1891  
 MDHS Views Nos. 5701, 5143, 5298.

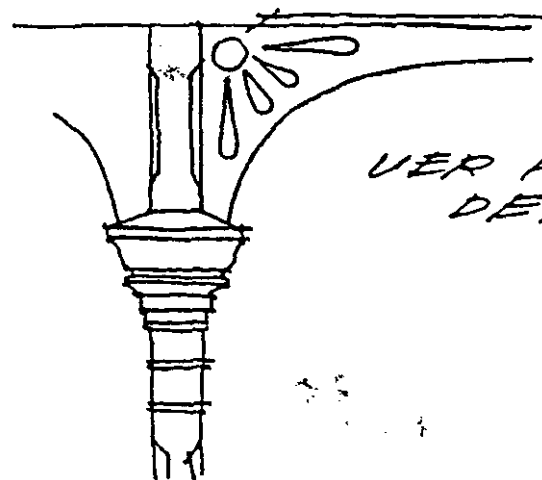
Issue No. 1:

September 1987





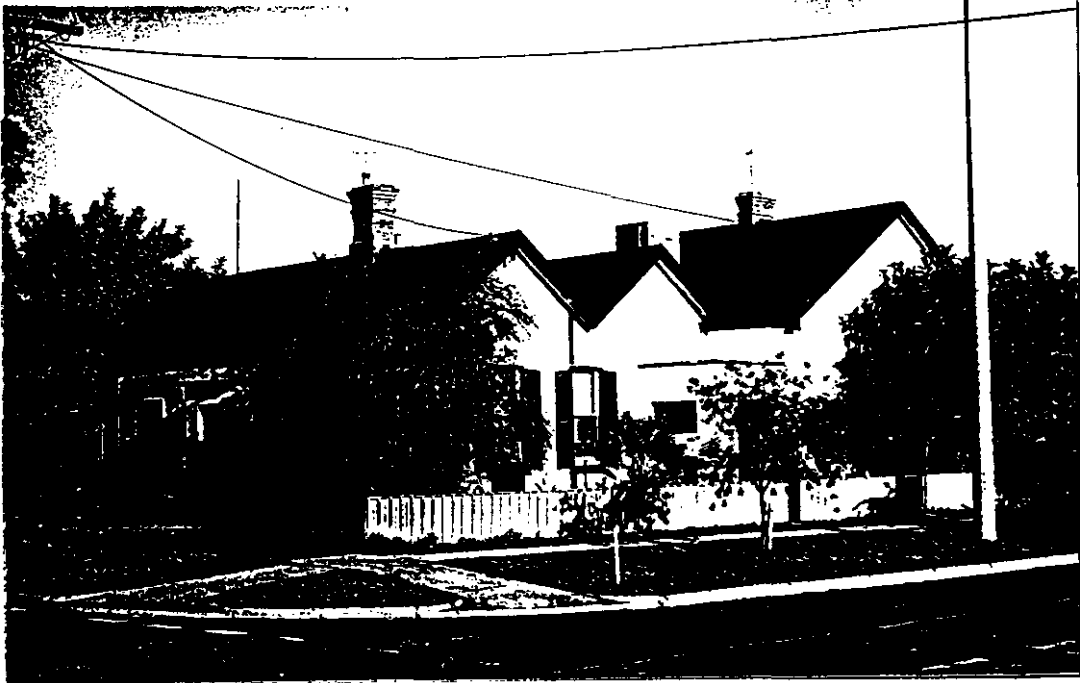
SKETCH OF "THE BUNGALOW"



VER POST  
DETAIL

## Andrew C Ward &amp; Associates

Building: Former Reynolds residence  
Location: 25 Chaffey Avenue



Allotment Reference: Section 30, lot 11  
Historic Buildings Council Register: --  
National Estate Register: --  
National Trust Register: --  
Location within Precinct: Chaffey Avenue precinct  
Photograph Date: 14.5.87  
Grantee:  
Original purchaser from CBL: Henry Reynolds  
Original Owner: Henry Reynolds  
Present Owner: Mrs. B.J. Heley  
Original Use: Residence  
Present Use: Residence  
Construction Date: 1892  
Architect:  
Builder:

## Andrew C Ward &amp; Associates

Description:

A stuccoed, triple gable roofed villa, with recent porches and original shutters to windows, prominently situated at intersection. Front chimney stack is an important element. The main (Chaffey Avenue) elevation was symmetrical prior to the introduction of a recent window.

Condition:

Good

Integrity:

Good, although porches are recent, and barges have been renewed. Verandah removed.

History:Significance:

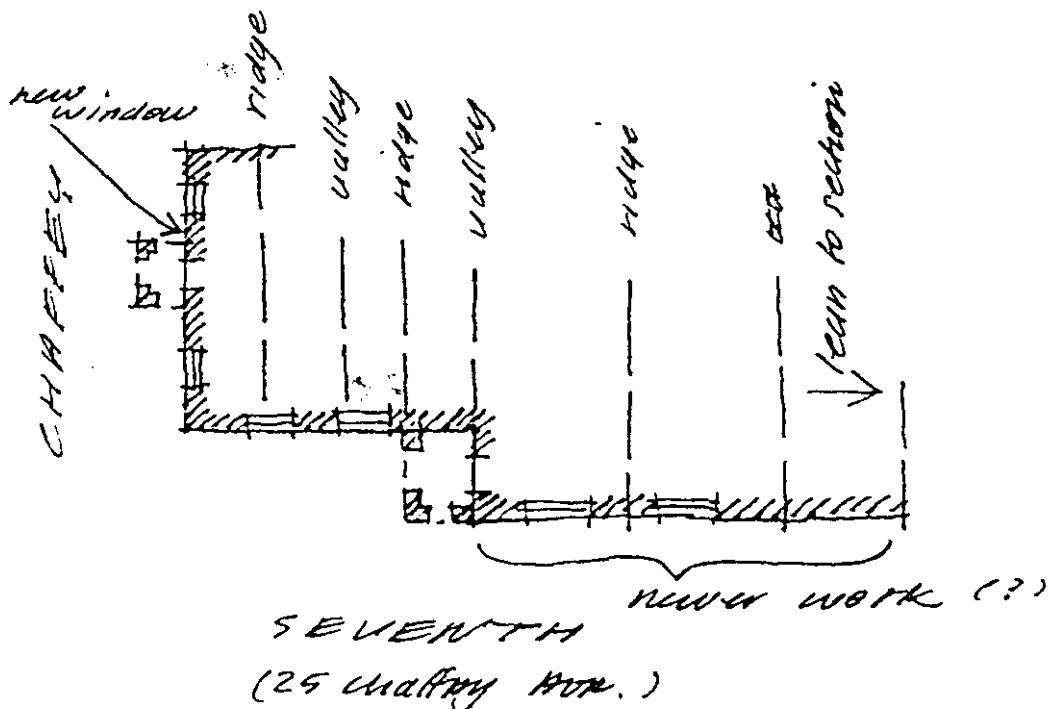
This building is of importance as a late nineteenth century residence and is a key element in the Chaffey Avenue precinct.

Recommendations:

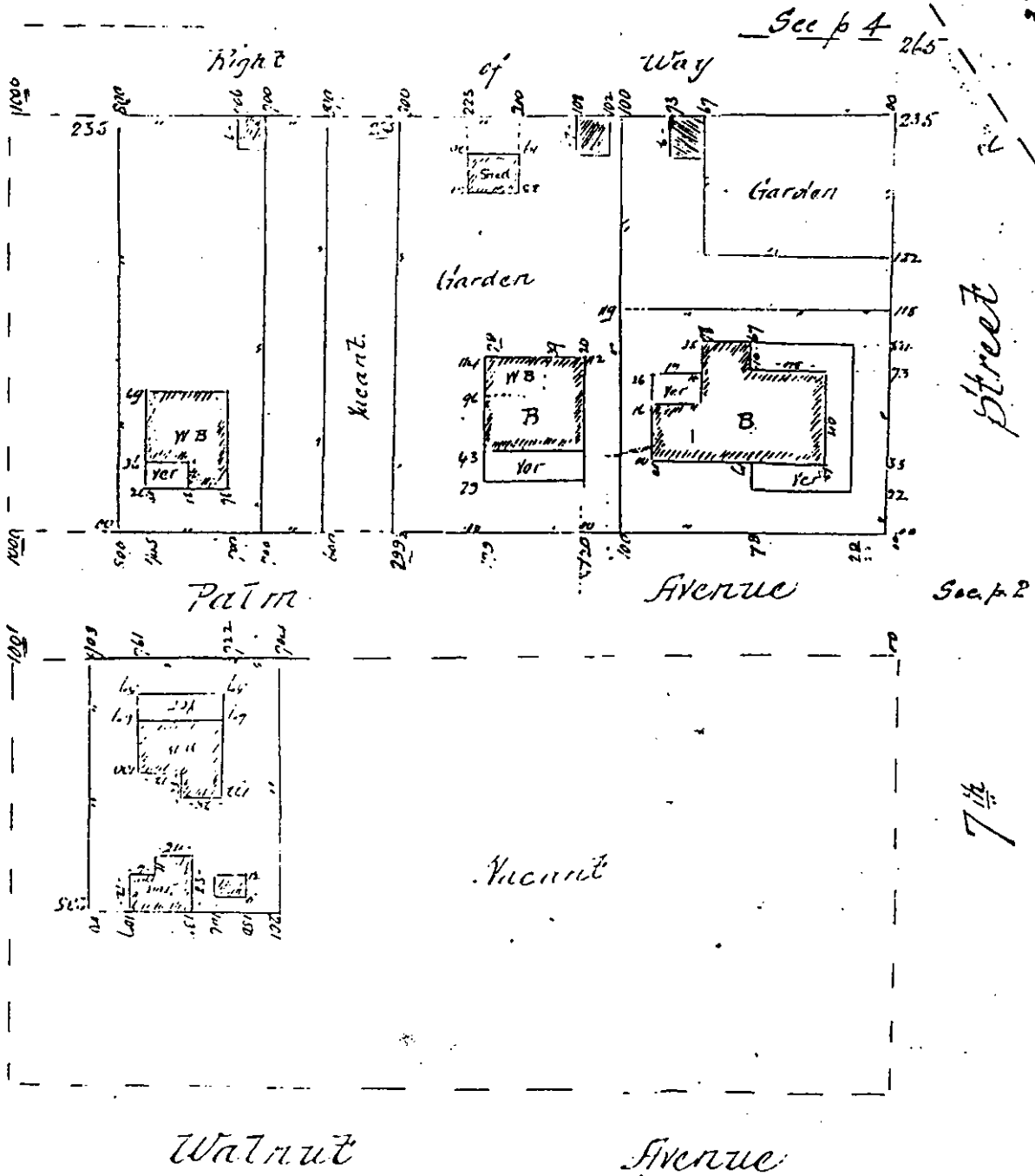
Recommended for planning scheme protection.

References:

Rate Books  
STA Field books

Issue No. 1:





Building:

Residence

Location:

27 Chaffey Avenue

Allotment Reference:

Section 30, Lot 12

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

Chaffey Avenue

Photograph Date:

May 1987

Original Purchaser from CSL:

T. Grant

Grantee:

G. &amp; W.B. Chaffey

Original Owner:

Captain William Miers

Present Owner:Social Welfare Department  
2 Treasury Place  
MelbourneOriginal Use:

Residence

Present Use:

Reception Centre

Construction Date:

1941

Architect:

D.L. Edmunds

Builder:

Description: Single fronted Victorian brick villa, with symmetrical main facade and segmental arched openings, colonettes to window mullions, bracketted eaves and hipped corrugated iron roof.

Condition: Good

Integrity: Fair. Face brickwork has been painted and verandah rebuilt and possibly extended.

History: Captain Miers was a riverboat captain until 1901 when he took up permanent residence in Mildura and started a produce store. This house was later the home of Hurtle A. Pegler.

Significance: A substantial early Mildura residence forming a visual unit with adjoining No. 25 and of interest for its links with local architect, Dan Edmunds.

Recommendations: Recommended for Planning Scheme Protection. Removal of paint to face brickwork encouraged along with accurate reinstatement of verandah.

References: Rate Books

Issue No. 1: May, 1988

Building:

Residence

Location:

37 Chaffey Avenue

Allotment Reference:

Section 30, Lot 17

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

Chaffey Avenue

Photograph Date:

May 1987

Original Purchaser from CBL:

Ed. Traeger(?)

Grantee:

G. &amp; W.B. Chaffey

Original Owner:

S. Risbey

Present Owner:Mr. J.K. Short  
41-43 Chaffey AvenueOriginal Use:

Residence

Present Use:

Residence

Construction Date:

1913

Architect:Builder:

Description: A timber framed assymmetrical villa in transition Victorian/Edwardian style, with ashlar boarding. Edwardian elements include high pitched ventilated corrugated iron clad roof, verandah roof continuous with main roof and gable timber work. Portion of the return verandah is enclosed with flyscreens to form a wire room.

Condition: Good

Integrity: Good. Alterations include addition of "sleepout" sections on west side and replacement of verandah posts. The garden, which includes one mature Norfolk Island Pine and two other pines is an important element.

History: Samuel Risbey was the proprietor of the steam saw mills in Mildura and a building supplies business and lived in "Ashfield", Deakin Avenue (q.v.). He owned No. 37 Chaffey Avenue for one year only.

Significance: No. 37 Chaffey Avenue is a substantially intact Edwardian villa retaining elements of its original garden layout.

Recommendations: Recommended for Planning Scheme Protection.

References: Rate Books

Issue No. 1: May, 1988

Building:

Residence

Location:

41-43 Chaffey Avenue

Allotment Reference:

Section 30, Lots 19-20

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

Chaffey Avenue

Photograph Date:

May 1987

Original Purchaser from CBL:Grantee:

J. &amp; W.B. Chaffey

Original Owner:

W.J. Bowring

Present Owner:

J.A. &amp; E.M. Scott

Original Use:

Residence

Present Use:

Residence

Construction Date:Architect:Builder:

Description: A substantial Edwardian style brick residence with stuccoed banding at sill level, high pitched "pyramidal" roof, gable ends and verandah to 3 elevations continuous with roof and carried on decorated timber posts. The verandah floor is wooden, other key design elements including tall chimney stacks and corner splays to the verandah.

Condition: Good

Integrity: Good, although the face brickwork has been painted, and roof relined with metal roof tiles. The front fence has been replaced, but the original gates remain.

History:

Significance: No. 41 Chaffey Avenue is important for its links with the Bowring family and as a large and prominent house within the Chaffey Avenue precinct.

Recommendations: Recommended for Planning Scheme Protection. Paint removal and reinstatement of fence encouraged.

References: Rate Books

Issue No. 1: May, 1988

Building:

Former Dickson residence

Location:

Cureton Avenue, at Cowra Avenue

Allotment Reference:

Block F, Section 12, Lots 18, 19

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

-

Photograph Date:

15.7.87

Original purchase from CBL:Grantee:Original Owner:

Benjamin Dickson

Present Owner:Mrs. C. Nocera  
P.O. Box 813, Mildura, 3500



## Andrew C Ward &amp; Associates

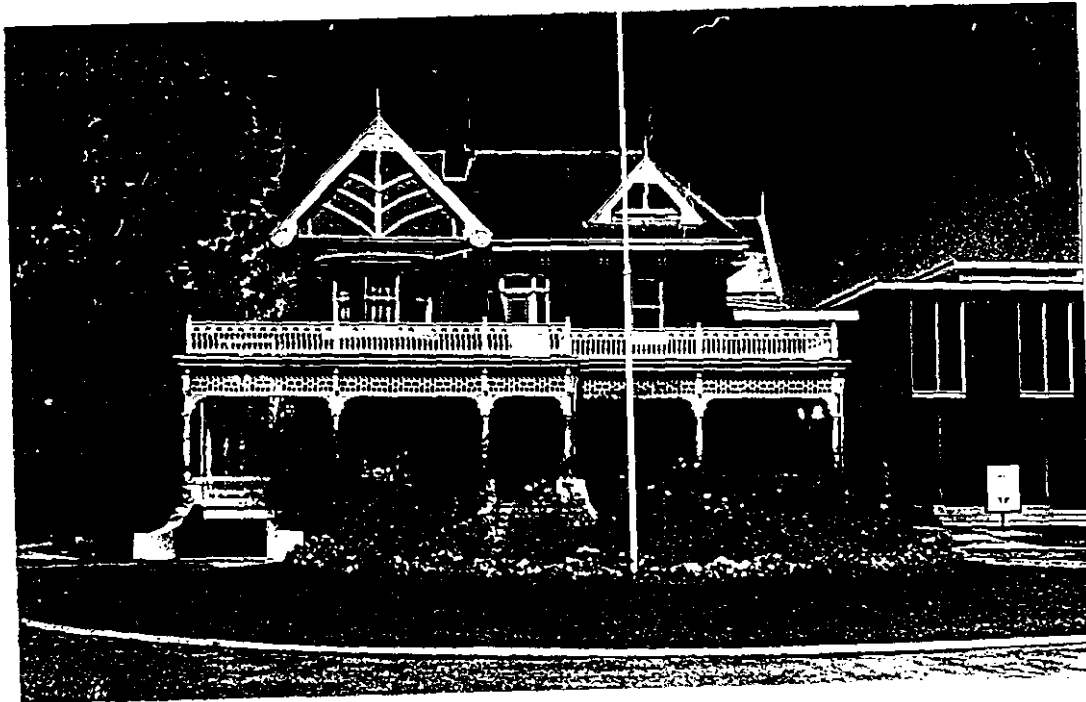
|                          |  |
|--------------------------|--|
| <u>Original Use:</u>     | Block House  |
| <u>Present Use:</u>      | Block House  |
| <u>Construction Date</u> | 1891-1896  |
| <u>Architect:</u>        |  |
| <u>Builder:</u>          |  |
| <u>Description:</u>      | Timber bungalow residence with pyramidal roof, timber posted verandah to three elevations, bracketted eaves and "half timbered" gablet over front entrance. Inside the linings are varnished Murray Pine with pillars in entrance.       |
| <u>Condition:</u>        | Good   |
| <u>Integrity:</u>        | Good, Norfolk Island pine, and Queensland coral tree in front garden.  |
| <u>History:</u>          | This residence had been built by Benjamin Dickson following the planting of his block in 1891 by the time of the Royal Commission, in 1896. He remained there at the turn of the century, but by 1913, it had passed to Gordon Campbell. |
| <u>Significance:</u>     | Of local importance as a substantially intact nineteenth century block house.  |
| <u>Recommendations:</u>  | Recommended for planning scheme protection.  |
| <u>References:</u>       | <u>Royal Commission of 1896, p.240</u>   |
| <u>Issue No. 1</u>       | November, 1987   |

Building:

'Ria Vista'

Address:

Crescent Avenue,

Allotment Reference:Parish of Mildura, Block D, Section 7,  
Allotments 1-16 part thereof.National Trust Register:

Recorded

National Estate Register:

Nominated, recommended

Historic Buildings Register:

Recommended

Location within significance area:

Ria Vista precinct

Photographed:

12.1.1997

Name of Grantee:

M. J. Maffey

Original Building Owner:

M. J. Maffey

Present Building Owner:

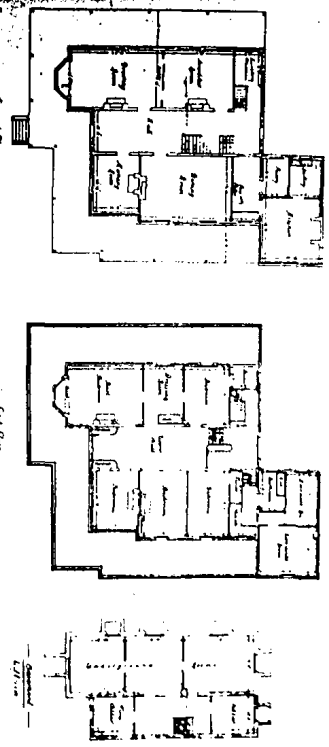
City of Mildura

Original Uses:

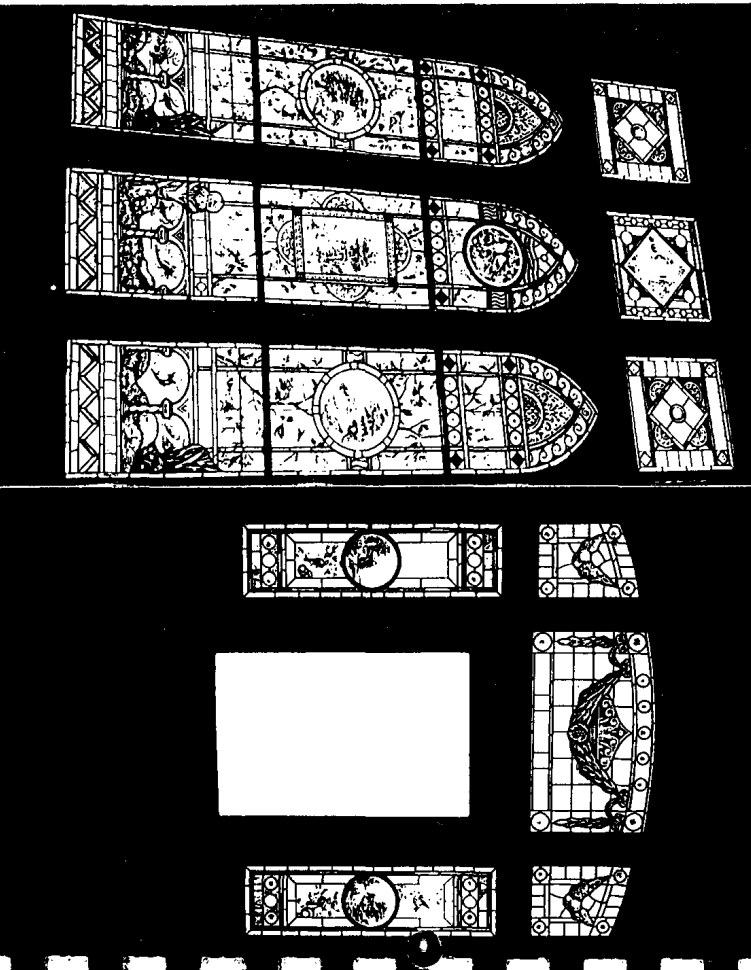
Residential dwelling

|                           |  |
|---------------------------|--|
| <u>Present Use:</u>       | Museum associated with Mildura Arts Centre   |
| <u>Construction Date:</u> | 1889-1890  |
| <u>Architect:</u>         | E.C. Sharland (Alterations by Percy Everett)   |
| <u>Builder:</u>           | John Williams  |
| <u>Description:</u>       | <p>A substantial two storey brick villa residence. Verandahs surround the building to the front and both sides, and a flight of steps at the front leads to the entry. The front door has side lights and fanlight of stained glass. The front hall has a wood panelled dado with the original embossed wallpaper above this. The floor has inlaid Italian tiles. The dining room and smoling room both have panelled ceilings of Murray pine and kauri, the smoling room also having diagonal timber lining above the dado panelling. The fireplaces in the ground floor rooms have Italian marble overmantles. The internal doorways have fanlights to allow for cross ventilation. All of the ground floor windows have internal window shutters and also stained glass fanlights. The window on the stairway landing is also of stained glass imported from England. The large basement room was originally used as a ballroom and has Murray pine floorboards, but has been substantially altered. The verandahs at ground floor level and balconies at first floor level have decorative timber balustrades.</p> |
| <u>Condition:</u>         | Good   |
| <u>Integrity:</u>         | <p>Upstairs rooms were remodelled during conversion to art gallery/museum. Later art gallery is an addition to the north west side of 'Rio Vista'. Main ground floor rooms, stair and upstairs hall are intact. Although the former glass house has been replaced by the intrusive Arts Centre building, the landscaped setting is an important element.</p>   |

Residence of Mr. Wm. H. B. Smith  
 1871-1872



Notes: Messrs. Stanford & Edwards whose plans largely blown glass supplied by W.B. Orr



2

Free

*Dieck*

- See p. 4

Ditch = Cherry

Fiveville

(-21-0-12)

werden.

Брич

Sec 63

Patite

Five little

History:

'Rio Vista' was built by W.B. Chaffey in the early years of the Mildura irrigation settlement, prior to the collapse of the Chaffey Brothers company in 1896. At this time he attempted to sell the property for 1,000 pounds but there were no buyers. W.B. Chaffey remained in Mildura working to improve the prospects of the settlement until his death in 1926. His widow remained in residence in 'Rio Vista' until her death in 1950. The property was then purchased from the Chaffey family for 18,000 pounds by the City of Mildura to house the art collection donated to it by R.D. Elliott. On May 25th, 1956, it was officially opened to the public as an Art Gallery and Museum. Since the building of the adjacent art gallery and the homestead complex, several of the rooms in 'Rio vista' have been restored to their original design.

Significance:

A. Important at the State level, and at the local level, as the home of W.B. Chaffey and also for its complex and flamboyant Federation period interiors. As a major work of the architect, E.C. Sharland, this building is also significant.

Recommended Actions:

Recommended for inclusion on the National Estate Register and Historic Buildings Council Register and for Planning Scheme protection.

References:

Mildura Arts Centre handout, 1986  
Arts Centre, Museum  
MDHS photo 5985.

Andrew C Ward &amp; Associates

Building: Former Gardener's Cottage "Rio Vista"

Location: Rear, "Rio Vista", Cureton Avenue



|   |                         |
|---|-------------------------|
| <u>Allotment Reference:</u>                 | Section 7, lots 8, 13   |
| <u>Historic Buildings Council Register:</u> | Recommended             |
| <u>National Estate Register:</u>            | Nominated. Recommended  |
| <u>National Trust Register:</u>             | Recorded                |
| <u>Location within Precinct:</u>            | Chaffey Avenue precinct |
| <u>Photograph Date:</u>                     | 14.5.87                 |
| <u>Grantee:</u>                             | W.B. Chaffey            |
| <u>Original Owner:</u>                      | W.B. Chaffey            |
| <u>Present Owner:</u>                       | City of Mildura         |

## Andrew C Ward &amp; Associates

|                           |   |
|---------------------------|---|
| <u>Original Use:</u>      | Residence   |
| <u>Present Use:</u>       | Art Gallery, local history museum, offices  |
| <u>Construction Date:</u> | 1890 (?)  |
| <u>Architect:</u>         | E.C. Sharland (?)   |
| <u>Builder:</u>           | John Williams (?)   |
| <u>Description:</u>       | <p>A two storeyed cottage, strongly influenced by contemporary American picturesque domestic architecture and having horizontal rusticated weatherboards, fretted eaves brackets with vertical linings to the frieze and richly fretted infills to the gable ends. The cottage connects with the main residence via a trellised covered way.</p> <p>Inside, the upper level consists of three rooms approached by a steep stair case, and has been partially relined. Downstairs, a concrete floor slab has been provided and general alterations sustained. All internal linings are beaded timber, now painted.</p> |
| <u>Condition:</u>         | Good, covered way, poor   |
| <u>Integrity:</u>         | Good, inspite of internal changes and construction of dormer window.  |
| <u>History:</u>           | <p>Probably built at the same time as "Rio Vista", in 1889 - 1890, the gardener being responsible for the extensive grounds and conservatory (now demolished). It is shown in Jaster's field notes for the Railway's department of November 1899.</p>   |



## Andrew C Ward &amp; Associates

Significance:

The former gardener's residence is important as an example of American influenced Queen Anne architecture and for its relationship with W.B. Chaffey's residence, "Rio Vista".

Recommendations:

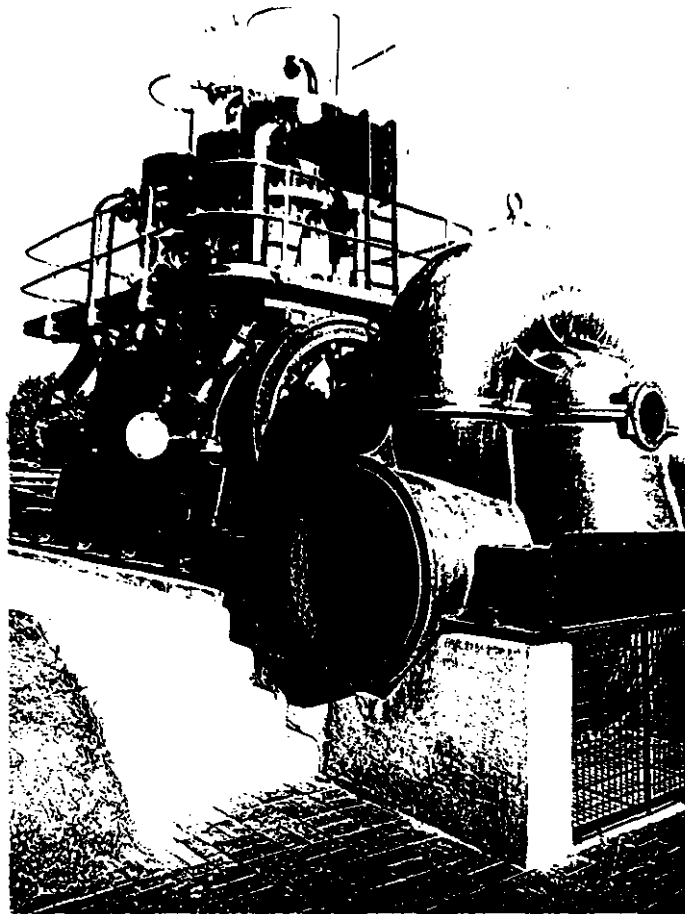
Recommended for inclusion on the Register of Historic Buildings, the Register of the National Estate and for planning scheme protection.

References:Issue No. 1:

September, 1987.

Andrew C Ward &amp; Associates

Building: Kings Billabong pumping plant  
Location: Cureton Avenue historical park

Allotment Reference:

|   |                         |
|---|-------------------------|
| <u>Historic Buildings Council Register:</u> | Recommended             |
| <u>National Estate Register:</u>            | Recommended             |
| <u>National Trust Register:</u>             | --                      |
| <u>Location within Precinct:</u>            | Chaffey Avenue precinct |
| <u>Photograph Date:</u>                     | 1986                    |
| <u>Grantee:</u>                             |                         |
| <u>Original Owner:</u>                      | Mildura Irrigation Co.  |

## Andrew C Ward &amp; Associates

Present Owner: City of Mildura

Original Use: Pumping water

Present Use: Historical display

Construction Date: 1889

Engineer: George Chaffey in conjunction with Messrs Tangyes, Limited, Birmingham.

Builder: Messrs. Tangyes Limited, Birmingham.

Description: A single centrifugal 20 inch delivery pump (formerly two) and triple expansion pumping engine with flywheel, steps and balustraded walkway, set into a concrete base and formerly capable of raising water from Kings Billabong to the 50 foot level. The reputed duty of the plant was 10,000 gallons per minute and equivalent to 460 horsepower, about .527 of the normal indicated power of the engines.

Condition: non-operational

Integrity: Fair

History: Installed in 1889 to the controversial design of George Chaffey, whose experience with marine engines had led him to this solution, and built by prominent engineers, Messrs. Tangyes Limited, of Birmingham, the Billabong plant, located in the Billabong p.s. (q.v.), served the district until 1955 when it was put out of commission by the F.M.I.T.'s central pumping station. It was then relocated to its present site.

Significance:

The plant is a replica of the Psyche Bend p.s. plant, which remains in situ and has a higher level of integrity. Together they form the principal installations of the Mildura Irrigation Co.'s water distribution system which was technologically innovative in its day. The plant was criticised by Stuart Murray in the Royal Commission of 1896 as being by no means as efficient as one might expect in machinery of this class. Today, the plant is an important relic of the now defunct irrigation machinery designed by George Chaffey for the Mildura Irrigation Colony.

Recommendations:

Recommended for inclusion on the Register of Historic Buildings and for planning scheme protection. It is also recommended that the plant be relocated to a fully protected environment.

References:

Mildura and District Historical Society photographic collection, including Laren Bryant Album (interior view of p.s., c. 1914).  
Murray, S., Mildura Irrigation Settlement, Report to the Hon. J.H. McColl, Minister of Water Supply, 1893.  
Wells, S., Paddle Steamers to Cornucopia, J.C. Irving Pty. Ltd., 1986, pp. 100 - 108.

Issue No. 1:

September 1987

Building: Former offices of the "Mildura Cultivator" and rooms for the "Mildura Club"

Location: 29 Deakin Avenue



|   |                              |
|---|------------------------------|
| <u>Allotment Reference:</u>                 | Section 24, lot no. 29       |
| <u>Historic Buildings Council Register:</u> | Recommended                  |
| <u>National Estate Register:</u>            | --                           |
| <u>National Trust Register:</u>             | --                           |
| <u>Location within Precinct:</u>            | --                           |
| <u>Photograph Date:</u>                     | 12.7.87                      |
| <u>Grantee:</u>                             | A. Chaffey                   |
| <u>Original Owner:</u>                      | Mrs. Emma McKay              |
| <u>Present Owner:</u>                       | D. Carazza Pty. Ltd.         |
| <u>Original Use:</u>                        | "Mildura Cultivator" offices |
| <u>Present Use:</u>                         | Club 29.                     |
| <u>Construction Date:</u>                   | 1891-92                      |
| <u>Architect:</u>                           | D.T. Edmunds                 |
| <u>Builder:</u>                             | Coombs and Sons              |

## Andrew C Ward &amp; Associates

Description:

A single storeyed with basement late Victorian office building with light well to street alignment protected by a brick wall and iron palisade fence. The main facade is symmetrical with round arched openings and curved pediment over the doorway approached by steps. Stuccoed ornamentation consists of window dressings cornice ledge and frieze, pediment, parapet wall and central elevated and curved pediment above the doorway pediment.

Condition:

Good

Integrity:

Fair, brickwork defaced by sandblasting.

History:

Nathaniel Breakey McKay ran the "Mildura Cultivator" at this location with offices let to J.M. Drummond and Co., general carriers, and Stuart Tough, general agent. He eventually sold to Mr. Gibson, who let the premises to the "Mildura Club" in July, 1901. In 1985 it was incorporated into a restaurant complex.

Significance:

The "Mildura Cultivator" building is important as an example of a late nineteenth century commercial building in the City and is of note also as the former offices of the "Mildura Cultivator" and premises of the "Mildura Club".

Recommendations:

Recommended for inclusion on the Register of Historic Buildings and for planning scheme protection.

References:

Rate Books  
Smith, J., The Cyclopedia of Victoria, v. 2, p. 282.  
The Leader Supplement, 24.3.1894.  
Voullaire, K., Mildura Irrigation Settlement, the early years, Sunraysia Daily, 1985, p.55.  
M.C. tender 14.3.1891, 16.5.1891, 29.8.1891

ISSUE NO. 1:

September, 1987

Andrew C Ward &amp; Associates

Building:"Rio Vista" fountain and King George  
V memorialLocation:Deakin Avenue plantation, corner  
Eighth StreetAllotment Reference:National Trust Register:National Estate Register:Historic Buildings Council Register:

Recommended

Location within Precinct:

Deakin Avenue precinct

## Andrew C Ward &amp; Associates

Photograph Date:

14.7.87

Grantee:Original Owner:

W.B. Chaffey

Present Owner:

Citizens of Mildura

Original Use:

Fountain

Present Use:

Fountain

Construction Date:

Fountain Memorial 1936

Architect:Builder:Description:

A three tiered cast cement fountain centre piece with circular ornamental basin contained by a stuccoed rim. The first stage has richly decorated "Solutes" supporting the mainshaft and first tier. The second stage shaft is decorated with beaded marine monstors supporting the second tier which is decorated with art nouveaux patterns and shell ends. The third stage is decorated with seahorse figures supporting an art nouveaux decorated upper tier surmounted by a naked figure entwined with a serpent.

A semi circular cement seat has the words "Erected by the citizens of Mildura to perpetuate the memory of the reign of his majesty King George V who died on January 20th, 1936. "in bronze on the backrest and forms part of the fountain.

Condition:

Good

Integrity:

Good

History:

The "Rio Vista" fountain was brought to Mildura by riverboat and unloaded at the wharf in ..... It was situated in the front garden in time for the completion of "Rio Vista" in 1890 (Lindt view, 1890); William Benjamin Chaffey died in 1926 and in 1936 (?) it was presented to the citizens of Mildura by his wife, and relocated in Deakin Avenue.



Significance:

The ex "Rio Vista" fountain is an important reminder of the work of the Chaffey's and in particular of W.B. Chaffey whose commitment to the Colony following the bankruptcy of Chaffey Brothers Limited in 1895 is recalled by the donation of the fountain by his family and its acceptance by the citizens of Mildura. It compares with identical fountains in Hargraves Street (ex Rosalind Park), Bendigo and the town park, Forbes N.S.W.

Recommendations:

Recommended for inclusion on the Register of Historic Buildings and for Planning Scheme protection.

References:

Mildura and District Historical Society Photographic collection. Lindt view (1890)

Mildura Illustrated, A brief sketch of its History and Progress, (na) - view.

The Leader, supplement, 24.3.1844, - view.

Issue No. 2:

May, 1988



Andrew C. Ward &amp; Associates

Building:

Post Office

Location:46 Deakin Avenue,  
Cnr. Eighth StreetAllotment Reference:

Section 42, Lots 1 and 2

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

Deakin Avenue

Photograph Date:

July 1987

Original Purchaser from CBL:Grantee:

G. S. W.B. Chaffey

Original Owner:Present Owner:Department of the Interior,  
New Post Master, Mildura.Original Use:

Post Office

Present Use:

Post Office

Construction Date:

1900

Architect:Department of the Interior and  
Post OfficeBuilder:

|                         |   |
|-------------------------|---|
| <u>Description:</u>     | A single storeyed stuccoed public building with hipped terracotta tiled roof and main symmetrical facade to Deakin Avenue, classically inspired with central portico of Doric styled columns and rusticated corner pillars supporting a simplified entablature and flanked by parapetted wings with concealed level roofs. Inside, the public areas have been altered.      |
| <u>Condition:</u>       | Good  |
| <u>Integrity:</u>       | Good  |
| <u>History:</u>         | In 1890, a brick post office to the design of Samuel Bindley was opened on this site. It was a standard design of the day now best represented by the Carisbrook Post Office. In July, 1924 the present post office, was opened on this site by Mr. P.G. Stewart, Minister for Works and Railways and member for Mildura in the Federal Parliament. It was altered in 1964. |
| <u>Significance:</u>    | The Mildura Post Office is important for its prominent location within the Deakin Avenue precinct and as a contributor to the character of the public services buildings as well to the early twentieth century architecture which is a characteristic of the precinct.   |
| <u>Recommendations:</u> | Recommended for Planning Scheme Protection.   |
| <u>References:</u>      | - <u>Sunraysia daily</u> , 28-7- 1924   |
| <u>Issue No. 1:</u>     | May, 1988   |

Building: Former Williams and Yule Store  
Location: 61 Deakin Avenue.



Allotment Reference: Section 41, Lots 29, 30.  
Historic Buildings Council Register: -  
National Estate Register: -  
National Trust Register: -  
Location within Precinct: Deakin Avenue  
Photograph Date: November 1987  
Original Purchaser from CBL:  
Grantee: G. & W.B. Chaffey.  
Original Owner:  
Present Owner: Karimba Holdings Pty. Ltd. 133  
 Langtree Avenue  
Original Use: Store  
Present Use: Offices  
Construction Date: 1987  
Architect: A. & K. Henderson and Partners  
 (alterations).

Builder: John Williams (original building)  
Stanley Hall (alterations)

Description: A two storied former store now substantially rebuilt. The later stuccoed facade is parapetted with a shallow cornice ledge and plain frieze with 2 roundels, the principal facade element consisting of the recessed porch and balcony above flanked by "papyrus" columns and caps.

Condition: Good

Integrity: Poor. Two storeyed verandah removed.

History: Henry Williams came to Mildura from Swan Hill on 12-8-1887 and is the earliest recorded arrival after the Chaffey Brothers party (Lapthorne, A., p.21). His store was completed in October, 1887 and he held the first mail contract. It was also the first two storeyed structure in the settlement and an early brick building using bricks supplied by the Chaffey Brothers brickworks. Williams had formed a partnership with Yule by 1890, and was trading as Williams and Yule, storekeepers, drapery, iron mongery and grocery suppliers. Williams became the first shire president in 1890, was the MLC for the North Western Province and was also a land owner of note, his holdings in the block bounded by Deakin Avenue, Thirteenth Street, Hunter Street and Woodham Avenue forming the locality known as "Williamstown". In 1903, J. McColl took over the store and in 1918 the business passed to Mr. Black of R.M. Black & Co. (formerly of Wm. Bowring and Co. Pty. Ltd.). In 1937 the Bank of Australasia moved into the building, refurbished to its requirements in that year and having the facade altered to its present appearance.

Significance: Although significantly altered, the former Williams and Yule store remains as the earliest surviving building in Mildura. It is important also in that it recalls the place of Henry Williams in early Mildura and was the District's earliest major store, predating Bowring and Jacka's which was opened in November, 1888.

Recommendations:

Recommended for Planning Scheme Protection.

References:

- Lapthorne, A., Mildura Calling, Sunnyland Press, Red Cliffs, (1981).
- Smith, J., The Cyclopedia of Victoria, (1904), Vol. 3 p.294.
- . Voullaire, K., Mildura Irrigation Settlement - The Early Years, (The Sunraysia Daily), 1985, views on pp.59, 60 (Oswald).
- Sunraysia Daily, 19.4.1930

Issue No. 1:

May, 1988

Building:

Law Courts

Location:

66-68 Deakin Avenue

Allotment Reference:

Section 42, lot 11-12

Historic Buildings Council Register:

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National Trust Register:

--

National Estate Register:

--

Location within Precinct:

Deakin Avenue precinct

Photograph Date:

February, 1987

Grantee:

Allocated by Chaffey Brothers Limited for municipal purposes and police station.

Original Owner:Present Owner:

Crown Land Department 66-68 Deakin Ave.

Original Use:

Court House

Present Use:

Court House

## Andrew C Ward &amp; Associates

Construction Date:

1892-3

Architect:

A.H. Bastow, Public Works  
Department, Clerk of Works Mr.  
Dethridge.

Builder:Description:

Consisting formerly of a gable  
roofed court room with 2 rear  
offices and front cast iron verandah  
with pedimented end pavilions, this  
building has been substantially  
altered at the front, side and rear.  
The original roof gable with  
dentillated barge and orange/red  
bricks characteristic of early  
Mildura is visible from the rear  
service road.

Condition:

Good

Integrity:

Poor

History:

The Mildura court house was one of  
six identical PWD designs, being  
first erected at Nhill in 1888 to  
the design of S.E. Bindley.  
Bastow's Mildura court house was the  
last of the series, erected in 1892.

Significance:

The Mildura court house is a  
substantially altered example of a  
PWD design erected also at Nhill,  
Boort, Wycheproof, Warracknabeal and  
Nativuk. Its low local of integrity  
causes it to be of importance to  
Mildura only as its oldest surviving  
public building and visual reminder  
of late nineteenth century  
development in Deakin Avenue.

Recommendations:

Recommended for planning scheme  
protection.

References:

Voullaire, K., Mildura Irrigation  
Settlement, the early years,  
Sunraysia Daily, 1985, p. 58.  
Mildura Cultivator, 1.10.1892,  
8.10.1892, 27.5.1893.

Issue No. 1:

September, 1987.



Andrew C Ward &amp; Associates

Building:

Former Shire Offices

Location:

70 Deakin Avenue

Allotment Reference:

Section 42, Lot 16

Historic Buildings Council Register:

Recommended

National Estate Register:

--

National Trust Register:

--

Location within Precinct:

Deakin Avenue precinct

Photograph Date:

14.7.87

Grantee:Allocated by Chaffey Brothers  
Limited for municipal purposes

## Andrew C Ward &amp; Associates

Original Owner: Shire of Mildura

Present Owner: Garmen Pty. Ltd., P.O. Box 314, Mildura

Original Use: Shire Offices

Present Use:

Construction Date: 1922

Architect: I.G. Anderson

Builder: V.F. Treadwell

Description: A two storeyed classically inspired reinforced concrete building with stuccoed surfaces and symmetrical main facade. The single storey portico formed of Ionic order columns and surmounted by bellied iron balustrading is a Georgian reference.

A bracketted cornice is surmounted by a parapet with raised central portion and panel formerly having the words "Shire of Mildura" in low relief.

Condition: Good

Integrity: Good

History: The first Mildura Shire Offices were erected on this site in 1890 and consisted of a timber two roomed structure. The present building offered new accommodation for the Shire which had been located in the town hall (now demolished) until the formation of the borough of Mildura in 1921. The foundation stone was laid on 2.2.1922 by the Shire president Cr. D. Gordon and it was opened later in that year.

Significance: This building recalls the changes in the patterns of local government administration of the city and is an important contributor to the 1920's classical architecture of the Deakin Avenue precinct which is of note at the State level. It forms a visual unit with the Carnegie Library.

## Andrew C Ward &amp; Associates

Recommendations:

Recommended for inclusion on the Register of Historic Buildings and for planning scheme protection.

References:

Sunraysia Daily,  
3.2.1922, 2.2.1922, 19.12.1922.

Issue No. 1:

September, 1987.

Andrew C Ward &amp; Associates

Building: Carnegie Library

Location: Deakin Avenue



Allotment Reference: Section 42, lots nos. 14 - 15

Historic Buildings Council Register: Recommended

National Estate Register: --

National Trust Register: Recommended

Location within Precinct: Deaking Avenue precinct

## Andrew C Ward &amp; Associates

|                           |   |
|---------------------------|---|
| <u>Photograph Date:</u>   | 14.7.87   |
| <u>Grantee:</u>           | Allocated by Chaffey Brothers Limited for municipal purposes.   |
| <u>Original Owner:</u>    | Shire of Mildura  |
| <u>Present Owner:</u>     | City of Mildura   |
| <u>Original Use:</u>      | Library   |
| <u>Present Use:</u>       | Library   |
| <u>Construction Date:</u> | 1907-08   |
| <u>Architect:</u>         | E.C. Sharland and A.D. Thomson  |
| <u>Builder:</u>           | B.N. Symons   |
| <u>Description:</u>       | <p>A single storeyed with mezzanine stuccoed library building having a central tower as its dominant visual element, complemented by flanking pavilions. A projecting round arched portico extends over the footpath. The clock tower is formed in two stages above the parapet line with rusticated corner pilasters and balconettes at the mid point. A bracketed cornice is curved in sympathy with the round clock face and surmounted by a parapet cornice and French Second Empire inspired terracotta shingled roof with cast iron balustrading and flagpole above.</p> <p>The front lower level roof is terracotta tiled whilst the chimney stacks are in face brickwork with cement rendered trim and in this respect are remnants of the building's former appearance. Round ventilators decorate the gable ends of the break fronted pavilions and the shingled tower roof.</p> <p>Inside, the spaces have been altered.</p> |
| <u>Condition:</u>         | Good  |
| <u>Integrity:</u>         | Good, plate glass windows and doors are recent. Original 1907 character substantially altered.  |

## Andrew C Ward &amp; Associates

History:

The Carnegie Library was built as a result of a grant of £2,000 being made by Andrew Carnegie following a letter of request forwarded by Council in response to an idea proposed by J. Matthews, M.P. and "Veteran of the Mildura bench (Sunraysia Daily, 2.3.1921).

By 1905, following a lack of response, Lord Hopetoun, Marquis of Linlithgow made another approach and the grant offer was made in the following year.

The building was erected in 1907-8, with the memorial tower to fallen soldiers and general renovations being undertaken by I.G. Anderson, architect in 1921-22, the builder being E. Serle. Further renovations were undertaken in 1966.

Significance:

The Carnegie Library is important for its links with Andrew Carnegie, Scottish and American industrialist and philanthropist, and as an impressive classically inspired public building with clock tower, portico and pavilions.

Recommendations:

Recommended for inclusion on the Register of Historic Buildings and for planning scheme protection. Retention of the unaltered chimney stacks is also recommended.

References:

Sunraysia Daily, 9.2.1921, 19.12.1922, 21.8.1937.  
Mildura Golden Jubilee Celebration's Committee, Mildura Golden Jubilee 1887 - 1937 celebrations Aug. 8 - 16th, 1937. New Sunraysia Daily, 1937, view of laying of foundation stone.  
Lapthorne, Alice, Mildura Calling, The Sunnyland Press, 1981, pp. 73-75.

Issue No. 1:

September, 1987

MDHS Views No; 6263, 5122, 5208, 5209.

## Andrew C Ward &amp; Associates

Building: Desailly Memorial Rotunda  
Location: Deakin Avenue  
Allotment Reference: -



Historic Buildings Council Register: -  
National Estate Register: -  
National Trust Register: -  
Location within Precinct: Deakin Avenue precinct  
Photograph Date: July, 1987  
Original purchase from CBL: -  
Grantee: W.B. & G. Chaffey  
Original Owner: Shire of Mildura  
Present Owner: City of Mildura  
Original Use: Rotunda  
Present Use: Rotunda

## Andrew C Ward &amp; Associates

Construction Date:

c.1913

Architect:

E.C. Sharland

Builder:Description:

An octagonal elevated rotunda with bell shaped roof lined with fish scale Wunderlich linings and carried on 8 cast iron columns with Edwardian cast iron decoration using patterns similar to other examples in Mildura. The level ceiling is also finished with Wunderlich panels, other elements including cast iron balustrade panels, store beneath floor and recent steps.

Condition:

Good

Integrity:

Good

History:

This rotunda was built as a memorial to Cr George Desailly (1908-1913) Shire President 1911-1912, who died in office on 20.5.1913.

Significance:

The Desailly memorial rotunda forms an important visual element within the Deakin Avenue precinct.

Recommendations:

Recommended for planning scheme protection.

References:

MDHS Views No. 5858.

Issue No. 1

November, 1987



Building: former Risbey residence  
"Ashfield"

Location: rear "Statewide", 75 Deakin  
Avenue

Allotment Reference: Section 41, Lots 36-37.

Historic Buildings Council Register: -

National Estate Register: -

National Trust Register: -

Location within Precinct: Deakin Avenue

Photograph Date: November, 1987

Original Purchaser from CBL:

Grantee: G. & W.B. Chaffey

Original Owner:

Present Owner: Statewide Building Society  
75 Deakin Avenue

Original Use: Residence

Present Use:

Construction Date: 1908

Architect: Fick

Builder: S.J. Pugsley

Description: A single storeyed red brick Edwardian villa with distinctive incised "art nouveau" decoration to the stuccoed frieze corners and to the chimney stack. The steeply sloping roof is corrugated iron clad and a bracketted window hood faces south-west. A louvred dormer with simulated window overlooks Deakin Avenue.

Condition: Good

Integrity: Poor. The front elevation has been built onto by the present statewide offices. Other additions to other elevations, verandah removed.

History: Samuel Risbey managed his uncle's steam saw moulding and planing mills established in 1888, taking over from G.H. Risbey upon his death in 1898. The mills were situated upstream from the Chaffey Engineering Works and provided building timbers, joinery, roofing iron, plumbing fittings and other requirements of the building trade. The mill supplied structural timber to "Rio Vista" and was subsequently expanded to include a brickworks. Risbey engaged P.G. Fick, a Melbourne architect, to undertake the design of his home, which he named "Ashfield", after his place of birth, in Sydney. Fick (d.1924), practised from 1892 to 1924, undertaking many domestic and church commissions throughout Victoria. "Ashfield" was built in 1908. In 1911, he opened a hardware store on the corner of Eighth St and Madden Avenue, selling to James McEwan & Co. in 1939.

Significance: The former Risbey residence "Ashfield", is important at the local level, for its association with Samuel Risbey and as an early surviving Deakin Avenue residence.

Andrew C Ward &amp; Associates

Recommendations:

Recommended for Planning Scheme Protection.

References:

- Sunraysia Daily, 2-12-1920, p.1,  
14-4-1930.
- Lapthorne, A., Mildura Calling, Sunnyland  
Press, Red Cliffs, (1981), p.37.
- Smith J., The Cyclopedia of Victoria,  
(1904) Vol..... p.298

Issue No. 1:

May, 1988

Andrew C Ward &amp; Associates

Building: William Benjamin Chaffey Memorial

Location:



Allotment Reference:

Historic Buildings Council Register: --

National Estate Register: --

National Trust Register: --

Location within Precinct: Deakin Avenue precinct

Photograph Date: 14.7.87

Grantee: --

Original purchaser from CBL: --

Original Owner: Borough of Mildura

## Andrew C Ward &amp; Associates

|                           |   |
|---------------------------|---|
| <u>Present Owner:</u>     | City of Mildura   |
| <u>Original Use:</u>      | Memorial  |
| <u>Present Use:</u>       | Memorial  |
| <u>Construction Date:</u> | Unveiled 8.7.1929   |
| <u>Sculptor:</u>          | Paul Mountford  |
| <u>Builder:</u>           |   |
| <u>Description:</u>       | <p>An elevated bronze statue of W.B. Chaffey with field glasses, hat and cane, standing on a classically detailed granite pedestal with bowl and fruit motif and plaque reading : "William Benjamin Chaffey, CMC. Erected by his many friends in Mildura and throughout Australia. Commemorating nearly 40 years of untiring labour on behalf of the Australian Dried Fruits Industry. He and his older brother George were the pioneers of irrigation in the Murray Valley founding the settlements of Mildura and Renmark in the year 1887. He was the moving spirit and for many years president of the Dried Fruits Association which in time of stress saved these settlements from extinction. He laboured for the common good.</p> |
| <u>Condition:</u>         | Good  |
| <u>Integrity:</u>         | Good  |
| <u>History:</u>           | <p>This memorial was unveiled in 1929 three years after William Chaffey's death and is matched by a similar memorial in Renmark, S.A.</p>   |
| <u>Significance:</u>      | <p>This memorial is important at the state level as an example of the work of eminent sculptor, Paul Mountford, responsible also for the Shrine of Remembrance statuary, and approximately 70 other Australian works.</p>   |
| <u>Recommendations:</u>   | Recommended for planning scheme protection.   |
| <u>References:</u>        | Australian Dictionary of Biography (Mountford, Chaffey).  |
| <u>Issue No. 1:</u>       | September 1987  |

Andrew C Ward &amp; Associates

Building:

The Mildura Club

Location:

85 Deakin Avenue, corner Ninth Street

Allotment Reference:

Section 55, Lots 1 - 3

Historic Buildings Council Register:

Recommended

National Estate Register:

--

National Trust Register:

--

Location within Precinct:

Deakin Avenue precinct

Photograph Date:

12.7.87

Original purchaser from CBL:Grantee:Original Owner:

The Mildura Club

Present Owner:

Mildura Club Trustees

Original Use:

12 rooms

Present Use:

12 rooms

Construction Date:

1927

Architect:

A. C. Ward &amp; Associates

Builder:

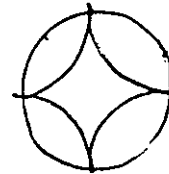
J. B. Gull

## Andrew C Ward &amp; Associates

Description:

A prominently situated stuccoed building with terra cotta tiled roof and splayed corner aspect with a dominant round arched window overlooking a semi-circular balcony carved on Ionic order columns forming a portico to the main entrance. The corner portion of the building is two storeyed with decorated corner pilasters in a manner similar to the pilaster details and in other respect repeats the details used elsewhere and consisting of wrought iron eaves brackets to rated curves, lead lighting to windows and pilaster panelling.

The glazing detail illustrated:



is repeated in the lobby which retains its original features. The front fence design is repeated in the balustrade to the semi circular balcony. Rooms within included in 1920 reading and writing rooms, card rooms, billiard room and ladies drawing room.

Condition:

Good

Integrity:

Good

History:

The Mildura Club is the oldest club in the City, having been formed in 1888 in response to the perceived need for a liquor license in the settlement. Lord Ranfurly was the founding president and the Club rooms were contained within the Mildura coffee palace (now the "Grand Hotel"). Later, they were removed to the former Mildura "Cultivator" offices (q.v.) and in 1920, the present complex was opened.

A competition was held for designs and nearly 60 entries received, Mr. I.G. Anderson being successful, the new club rooms being built for the sum of £5,500.

## Andrew C Ward &amp; Associates

Significance:

The Mildura Club rooms are a distinctive classical complex, prominently situated within the Deakin Avenue precinct and being a premiated design and possibly the most noteworthy of Anderson's several works in the city. They are a major contributor to the precinct's 1920's character and incorporate distinctive foliated decoration. They are important, also, as the premises of the Mildura Club.

Recommendations:

Recommended for inclusion in the Register of Historic Buildings and for planning scheme protection.

References:

- Sunraysia Daily, 29.1.1921.

Issue No. 1:

September, 1987.



Building: Masonic Temple  
Location: Deakin Avenue



Allotment Reference: Section 55, Lot 28  
Historic Buildings Council Register: Recommended  
National Estate Register: -  
National Trust Register: -  
Location within Precinct: Deakin Avenue precinct  
Photograph Date: 16.7.87

Andrew C Ward &amp; Associates

Original purchaser from CBL:Grantee:

A. Monnington

Original Owner:Present Owner:Mildura Temple Committee  
P.O. Box 2599, Mildura, 3500Original Use:

Masonic Temple

Present Use:

Masonic Temple

Construction Date:

1907-1908

Architect:

E.C. Sharland

Builder:Description:

A brick building with stuccoed front facade in the form of a Greek temple with pediment and plain entablature supported visually on corner pilasters framing an engaged portico carried on Tuscan order columns flanked by round arched blind windows.

Condition:

Good

Integrity:

Good, additions at rear, brickwork painted.

History:

The Masonic Lodge was consecrated in State School No. 2915 (qv) in 1891, the first master being Edmund Semmens (1891-92). On 2.10.1906 it was recommended that a temple be built and on 17.9.1907, a tender for £659 was accepted. The new building was dedicated by the Right Worshipful the Deputy Grand Master Bro. Rev. A.T. Holden, B.A. In 1914 supper rooms were added at a cost of \$500.

Significance:

The Masonic Temple is of regional importance as the venue in Mildura for Freemasons' meetings expressed architecturally in a building form typical of the Freemasons. It is of architectural importance within the Deakin Avenue precinct.

Andrew C Ward &amp; Associates

Recommendations:

Recommended for inclusion on the Historic Buildings Register and for planning scheme protection. Paint removal using approved techniques recommended.

References:

Mildura Cultivator, 2.5.1908.

Issue No. 1

November, 1987

Andrew C Ward &amp; Associates

Building:

Mildura Workingman's Club

Location:

Deakin Avenue

Allotment Reference:

Section 54, Lots 8-13

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

Deakin Avenue Precinct

Photograph Date:

July, 1987

Original purchaser from CBL:Grantee:Original Owner:

Mildura Workingman's Club Trustees

Present Owner:

Mildura Workingman's Club Trustees

Original Use:

Club

Present Use:

Club

Construction Date:

1935

Architect:

Leighton Irwin and Farries

Builder:

A. Yates

Description:

A predominantly symmetrical two storeyed brick public building with hipped terra cotta tiled roof, colonnade with elevated terrace above and central projecting feature with parapetted gable overlooking Deakin Avenue. The brickwork is varied with quoining, soldier courses to the parapets, window heads, and colonnade and column capitals formed entirely with 7 bricks.

Condition:

Good

Integrity:

Good. Elements of former Club buildings of 1908 have been retained within the 1935 structure.

History:

The Working Man's Club was originally formed by men engaged in clearing, grading and channelling works and generally preparing blocks for settlement during the early days of the Mildura settlement. The Club was established on 22.9.1894 in premises owned by J.A. Hogg, a foundation member, in Madden Avenue. In 1908 land was purchased for new premises in Deakin Avenue and a competition held for designs for the new building. The Adelaide architects, Parlick, Sibley and Wooldridge were successful, the works being supervised by E.C. Sharland, and the builders being Messrs Hobb & Wells (Well's residence survives at 128-130 Lime Avenue, q.v.). The Club was immensely popular and was described in 1921 as the youngest but largest of the Clubs.

In 1935 substantial alterations were carried out and an additional floor provided. This work resulted in the demolition of the distinctive French Second Empire styled club rooms, although some elements were incorporated and remain in the present complex. The architects were Leighton Irwin and Farries, and the builder, A. Yates. In 1970 the long bar was rebuilt, the architect being Julian Serpell and the builder John Blain.

Significance:

The Mildura Workingman's Club is important as the home of a major social institution within the city. Its facade to Deakin Avenue is a major contributor to the character of the Deakin Avenue precinct. The long bar is a curiosity which recalls Mildura's origins as a temperance colony.

Recommendations:

Recommended for planning scheme protection.

References:

Sunraysia Daily, 8.2.1921  
Club records  
Long Bar News (var. issues)  
Victorian Centenary Book, pp. 205-7 (La Trobe: Ltf 920.094 V66C)

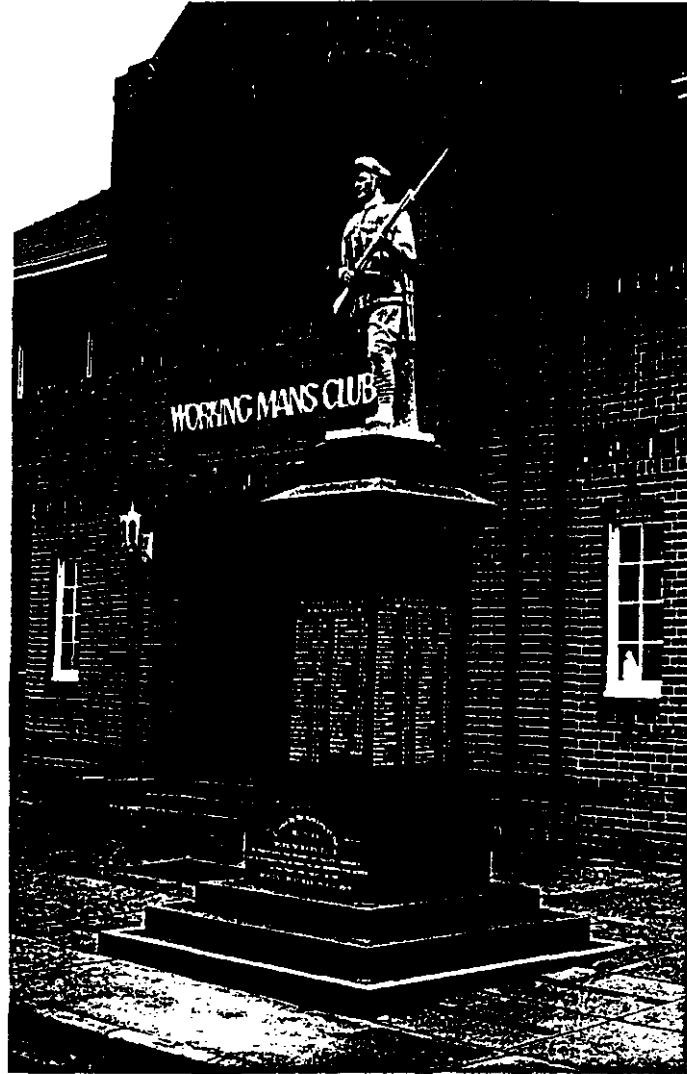
MDHS Views Nos. 5632, 5832, 5703, 6216, 5805, 5024

Issue No.2

May, 1988

Andrew C Ward &amp; Associates

Building: War Memorial, Workingmans Club  
Location: Deakin Avenue



Allotment Reference:

Historic Buildings Council Register: --

National Estate Register: --

National Trust Register: --

Location within Precinct: Deakin Avenue precinct

Photograph Date: 15.7.87

Grantee:

Original Owner: Workingman's Club Trustees

Present Owner: Workingman's Club Trustees

Original Use:Present Use:Construction Date:

1919-1920

Designer:

A.D. Thomson

Mason:Description:

A polished granite pedestal with rough heron banding on stepped plinth, surmounted by figure of soldier on ground, in casual marble. The lower inscription reads : "Erected by members of the Mildura Workingman's Club to perpetuate the memory of fallen comrades and in appreciation of their fellow members who served in the fight for liberty in the World's Great War 1914-1919". The pedestal faces display lists of those killed and those who fought.

Condition:

Good

Integrity:

Good

History:

Erected in 1919-1920 for the sum of approximately £500 to the design of local architect Alex Thomson and sculpted by a Sydney firm, this monument was invested on 10.1.1920.

Significance:

This monument is one of many erected in memory of the fallen and is important to the Mildura community and in particular to the Workingman's Club members. It is of interest, for its association with local architect, A.D. Thomson

Recommendations:

Recommended for Planning Scheme protection.

References:

- Sunraysia Daily, 8.2.1921
- MDHS View No. 5053.

Issue No. 1:

May, 1988



## Andrew C Ward &amp; Associates

Building: Former Methodist Church  
Location: Deakin Avenue, Corner Tenth Street



Allotment Reference: Section 69, lot nos. 1 - 3  
Historic Buildings Council Register: Registered  
National Estate Register: Recommended  
National Trust Register: Classified  
Location within Precinct: Deakin Avenue precinct  
Photograph Date: 14.7.87  
Grantee:  
Original purchaser from CBL:  
Original Owner: Trustees of the Methodist Church  
Present Owner: Uniting Church Properties Trust  
Original Use: Methodist Church  
Present Use: Museum  
Construction Date: 1912  
Architect: J.B. Lloyd  
Builder:

## Andrew C Ward &amp; Associates

Description:

A distinctive and flamboyant church, cruciform on plan, with Byzantine influence and decoration common to the Queen Anne era including art nouveau detail.

The prominent elements include the brick and stuccoed banding, round rose and porthole windows, stylised Lombardic gables, portholed parapet, dominant fluted buttresses surmounted by spheres and an Islamic metal dome adorning an octagonal louvred lantern. Round arched openings.

Condition:

Fair

Integrity:

Good, includes two mature "phoenix canariensis" palms.

History:

In 1888, Rev. James Trenthan built a bark lined church in Deakin Avenue. It was destroyed in a dust storm in the same year, services eventually being transferred to a new church in Ninth Street in November, 1888. In 1912 the present building on the corner of Deakin Avenue and Tenth Street was opened. The Sunday school to the south west incorporated the relocated Ninth Street church. At this time, Rev. W. Richards was the minister. In 1977, with the formation of the Uniting church in Australia, services were transferred to the nearby St. Andrews Church.

Significance:

This unique and flamboyant church offers a rich combination of the Queen Anne and Byzantine architectural influences to produce a building of note at the state level. It is prominently situated within the Deakin Avenue precinct and is of note also in that it recalls the prominence of Methodism in early Mildura society.

## Andrew C Ward &amp; Associates

Recommendations:

Recommended for inclusion on the National Estate Register. Prevention of rising damp recommended in conjunction with maintenance of external decorative elements.

References:

Lapthorne, A. Mildura Calling, The Sunnyland Press, 1981.  
Mildura and District Historical Society photographic Collection (including Dyason Album).  
Voullaire, K., Mildura Irrigation Settlement, the early years, Sunraysia Daily, 1985, p. 66.  
Sunraysia Daily, 6.10.1921.  
MDHS View No. 5807.

Issue No. 1:

September 1987

Building: Church of Christ  
Location: Deakin Avenue, cnr 10th Street



Allotment Reference: Section 68, Lots 21-22  
Historic Buildings Council Register: Recommended  
National Estate Register: -  
National Trust Register: -  
Location within Precinct: Deakin Avenue Precinct  
Photograph Date: 15.7.87  
Original purchaser from CBL:  
Grantee: W.B. & G. Chaffey  
Original Owner:  
Present Owner: Church of Christ Trustees  
125 Deakin Avenue  
Original Use: Church of Christ  
Present Use: Church of Christ

Construction Date:

1908

Architect:Builder:Description:

A brick church consisting of nave and classical facade to Deakin Avenue with engaged portico consisting of steeply sloping pediment carried on Tuscan order coupled columns, podium, round arched windows and central doorway, plain frieze and balustraded parapet with urns.

Condition:

Good

Integrity:

Good

History:

Early in 1890, Reuben Mansell organised the formation of a congregation in Mildura which met in homes, the State school, and the former Congregational chapel before erecting the present building in 1908. It was formally dedicated on 25.10.1908 and subsequently altered by provision of a ceiling in 1921.

Significance:

The Church of Christ building adopts the classical mode which was common to non-conformist churches and is expressed here with a playful combination of late Victorian elements. It is important as the first Church of Christ centre in the district and as the mother church for later centres. Its prominent location within the Deakin Avenue precinct is of note.

Recommendations:

Recommended for inclusion on the Historic Buildings Council Register and for planning scheme protection.

References:

L.G. Cameron, Back to Mildura Church of Christ Historical Survey 1890-1970, 1970.

A.B. Maston, Jubilee Pictorial History of the Churches of Christ in Australia, Austral Publishing Co., Melbourne, 1903.  
MDHS View No. 5636

Issue No. 1

November, 1987

Andrew C Ward & Associates

Building: St. Margaret's Anglican Church  
Location: Corner Eleventh Street and Deakin Avenue



Allotment Reference: Section 76, lot 1  
Historic Buildings Council Register: --  
National Estate Register: --  
National Trust Register: --  
Location within Precinct: --  
Photograph Date: 15.7.87  
Original purchaser from CBL:  
Grantee:  
Original Owner:  
Present Owner: St. Margaret's Church of England Trustees  
 165-172 Deakin Avenue, Milburn, 3509  
Original Use: Church of England  
Present Use: Anglican Church  
Construction Date:  
Architect: F. J. Sharland  
Builder: J. H. Sherrin

## Andrew C Ward &amp; Associates

Description:

A common rubble limestone church in the early English Gothic style with corrugated iron roof and porch, and with additions (vestries and bell tower) to the east and south (sanctuary). The openings are formed with red bricks, the barges are bracketted and the gable end has half timbered decoration.

Inside, the roof is carried on timber trusses, the original linings having been replaced with sheet linings.

Condition:

Good

Integrity:

Good, including trees

History:

The first church service in Mildura was held in March, 1888, in the Engineering workshops on the river front. In November, a timber church was opened in Lime Avenue near Seventh Street. By 1899 a small building had been erected on lot 1 (Mildura Irrigation Co. map of 1899) and in 1901 the foundation stone was laid for the present church, it being opened in the following year.

On 24.4.1930, the parish hall was opened, being designed by Messrs. Thomson Brothers and built by Messrs. Blount Brothers. The foundation stone for the sanctuary was laid on 14.10.1933, the architect being Louis Williams, noted for his work in the field, and the building D. Danson. In 1957 the vestries wing and bell tower were added in a sympathetic style.

Significance:

St. Margaret's is of note for its prominent position within the Deakin Avenue precinct and a major limestone building of an early date.

Recommendations:

Recommended for Planning Scheme protection.

References:

- Sunraysia Daily, 25.4.1930, 9.8.1937
- Mildura into the Seventies, Sunraysia Daily, 1969(?) (view)
- Voullaire K., Mildura Irrigation Settlement - the early years, Sunraysia Daily, 1985, p.67.
- MDHS Views Nos. 6075, 5449

Issue No. 1

November, 1987



Andrew C Ward &amp; Associates

Building: St Andrews former Presbyterian Church

Location: Deakin Avenue



Allotment Reference: Section 77, Lot 6

Historic Buildings Council Register:

National Estate Register:

National Trust Register:

location within Precinct: Deakin Avenue precinct

Photograph Date: 15.7.87

Original Purchaser from CBL:

Grantee: William Patterson

Original Owner:Present Owner:

Uniting Church in Australia

Original Use:

Church, (Presbyterian)

Present Use:

Church, (Uniting)

Construction Use:

1914-1915

Architect:

C. Hansen

Builder:

E. Palmer

Description:

A substantial red brick with stuccoed dressings church in the Early English style with nave, spire and parapetted porch as the principal elements. The pinnacles are distinctive as is the spire, in broach form, comparable with the Presbyterian Church, Bendigo. The pulpit is of polished cedar, the communion table and chairs of polished blackwood.

Condition:

Good

Integrity:

Good. Gates and fence removed.

History:

The first Presbyterian church in Mildura was a timber building, erected on this site in 1891 (ref FMIT "Town of Mildura Plan" 1899). In 1906, the land at the corner of Deakin Avenue and Eleventh Street was presented to the Church by Mr & Mrs J.H. Shilliday and in 1910 C. Hansen of Albert Park was appointed architect for a building to cost £1800. Designs were received in April, 1912 and the plans submitted by Mr Hansen were accepted and tenders called.

The lowest received was £2,999 which so much exceeded the estimates, modifications were necessary, negotiations proceeding until August, 1913 when the tender of E. Palmer for £2,097 was accepted.

William Burrows was Clerk of Works. The foundation stone was laid by the Rev. J.A. Burns on 30th July, 1914. It was opened Sunday, 20th June, 1915.

In December, 1940 tenders were received for the building of brick vestries to the plan of the Rev. W.E. Blackwood. The tender of Mr. R. Keam for £532.6.0 was accepted. They were opened by the Moderator, Rt. Rev. John Flynn in April, 1941.

Significance:

St Andrews church adopts the traditional Early English Gothic form, and although conservative in this respect, is a flamboyant and skillfully expressed late example of the style. It forms a key element in the Deakin Avenue precinct, forming one of the prominent corner churches in this thoroughfare.

Recommendations:

Recommended for Planning Scheme Protection.

References:

Presbyterian Messenger, 1.10.1891, 15.11.1891  
(original building)

Sunraysia Daily: Mildura into the 70's,  
Mildura 1969 (?), view.

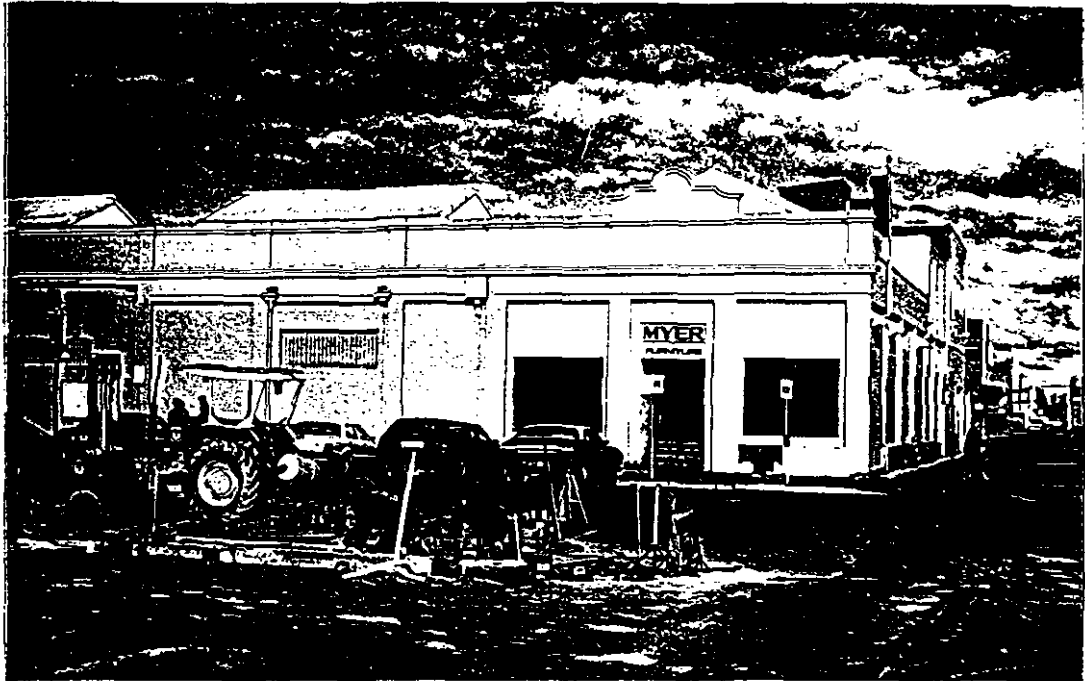
Shilliday, Stan: monograph on History of  
Presbyterian Church in Mildura, in MDHS  
collection. MDHS view No. 5450.

Issue No. 2

June, 1988

Andrew C Ward &amp; Associates

Item: Former Shilliday's Working Men's Cash Store  
Location: Eighth Street



Allotment Reference: Section XLI, Lot Nos 21-23  
Historic Buildings Register: -  
National Estate Register: -  
National Trust Register: -  
Location within Precinct: -  
Photograph Date: 14.7.87  
Original Purchaser from CBL:  
Original Building Owner: J.H. Shilliday  
Name of Present Owner:  
Original Use: Produce store and drapery show room  
Present Use: Vacant  
Construction Date: 1933

Architect:Builder:Description:

A parapetted brick store with central curved pedimented section to three corner bays, trabeated facade extending for seven bays to Eighth Street and stuccoed "entablature" with cornice and parapet moulds. A new shop front extends to the Langtree Avenue corner.

Condition:

Good

Integrity:

Fair, new windows and doors to Eighth Street, face brickwork painted.

History:

John H. Shilliday came to Mildura in 1888 as managing partner of McKay Brothers & Co. In 1891 when McKay returned to Pyramid Hill, Shilliday set up his own business on the corner of Ninth Street and Madden Avenue. He followed the shift in the centre of commercial activity from the south-east to north-west side of Deakin Avenue c. 1910 when he bought the property at the corner of Langtree and Eighth from Mr J.W. Plant who had previously erected on it a row of shops. Shilliday set up his Working Men's Cash Supply Store on this corner with his brother-in-law Mr. J.E. Guest as manager. The Madden Avenue premises were sold in 1916 although the business had previously been consolidated on the Langtree Avenue site, and had expanded into the other shops on the site c. 1913.

In 1933 the rear portion of the premises was covered, housing produce stores, and the drapery show room was extended along Eighth Street. With the expansion of the grocery trade this department was greatly increased in size until it had become of the the largest in the establishment.

Significance:

This building is of local importance within the city and district as the surviving remnant of John H. Shilliday's highly successful Working Men's Cash Store which has its origins in his Madden Street business commencing in 1891. It became an institution within the Settlement comparable with William Bowring's Deakin Avenue store, now demolished. As such it is the last reminder of one of the city's two major business emporiums of last century, having been built in a style similar to the first buildings of Shilliday's, now demolished, on the Langtree Avenue corner.

Recommendations:

Recommended for planning scheme protection with a view to preserving the Eighth Street facade.

References:

Sunraysia Daily, 16.12.1937

Sunraysia Daily, 6.11.1936, p.15

Sunraysia Daily 19.4.1930

Smith, J., The Cyclopedia of Victoria, vols 1 & 2, 1904

Issue No. 1

July, 1987

Andrew C Ward &amp; Associates

Building:

Bowring's buildings

Location:

Eighth Street, Langtree Avenue corner

Allotment Reference:

Section 40 Lots 1-3

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location with Precinct:

-

Photograph Date:

July, 1987

Original purchase from CBL:Grantee:

W.B. &amp; G. Chaffey

Original Owner:Present Owner:Bulax Investments Pty. Ltd.  
37 Deakin Avenue, Mildura 3500

## Andrew C Ward &amp; Associates

Original Use:

Shops and Offices

Present Use:

Shops and offices

Construction Date:

1929

Architect:

H.W. and F.B. Tomkins

Builder:Description:

A two storeyed terra cotta tiled stuccoed building with central elevated pedimented section and round arched window with "Bowrings Buildings" in low relief. The corners and end of street facade to Langtree Avenue are accentuated by pilastered terminations as are the main pilasters generally which project to a slightly lesser height through the tiled roof. The cantilevered verandah is original and also has the name "Bowrings Buildings" in the centre of the Eighth Street facade.

Condition:

Good

Integrity:

Fair, the shop fronts are new.

History:

In 1871 William Bowring purchased the established business of John Geyer in Wentworth. In 1888, he formed a partnership with a Mr Jacka, founding the drapery business of Bowring and Jacka in Mildura. In 1910 William Bowring erected the first stage of his store on the corner of Deakin Avenue and Eighth Street, which was extended in c. 1916 and c. 1923. "Bowrings Buildings" were erected in 1929 and remain in use as offices with shops at street level. The original Bowring's store has been demolished and the company has ceased trading.

Significance:

The Bowring's Buildings recall the earlier business successes of the Bowring's store and its place in the Mildura and district communities. They are the only buildings, save for the former Langtree Avenue store of 1961, to serve as a reminder of the firm. They are for this reason of sociological importance at the regional level, whilst their architectural style reinforces the visual impact of the 1920's boom in Mildura.



Andrew C Ward & Associates

Recommendations:

Recommended for planning scheme protection.

References:

Sunraysia Daily, 3.1.1921, 19.4.1930

Issue No. 1

November, 1987

Building: Former G.A. Nash Pty Ltd store

Location: Eighth Street, corner Lime Avenue



Allotment Reference: Section 39, Lots 1 and 2

Historic Buildings Council Register: -

National Estate Register: -

National Trust Register: -

Location within Precinct: -

Photograph Date: July, 1987

Original purchaser from CBL:

Grantee:

Original Owner: G.A. Nash

Present Owner: Mr & Mrs McCuskey  
50 Lime Avenue, Mildura 3500

|                           |  |
|---------------------------|--|
| <u>Original Use:</u>      | Bakery and grocery store   |
| <u>Present Use:</u>       | Carpet Mart  |
| <u>Construction Date:</u> | 1917   |
| <u>Architect:</u>         |  |
| <u>Builder:</u>           |  |
| <u>Description:</u>       | A large brick corner store with corrugated iron roof, glazed lantern and raised parapet front. The shop front is recent and the cantilevered verandah not (?) original. Inside, the ceilings and lantern sides are lined with Wunderlich panels. |
| <u>Condition:</u>         | Good   |
| <u>Integrity:</u>         | Fair   |
| <u>History:</u>           | The grocery business of J. Nash was founded in 1888 and expanded by the inclusion of a bakery by G.A. Nash. The present buildings were erected in 1917.  |
| <u>Significance:</u>      | The former Nash's store is of note as the only substantially intact Edwardian store in Mildura. As such it offers an important link with the past, whilst its links with the Nash family business is of interest.                                |
| <u>Recommendations:</u>   | Recommended for planning scheme protection.  |
| <u>References:</u>        | <u>Sunraysia Daily</u> , 19.4.1940<br>MDHS Views Nos. 5682, 5668, 5669, 5685   |
| <u>Issue No. 1</u>        | November, 1987   |

Andrew C Ward &amp; Associates

Building:

Hotel "Wintersun"

Location:

Corner Eighth Street and Madden Avenue

Allotment Reference:

Section 23, Lots 36-38

Historic Buildings Council Register:

Recommended

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

-

Photograph Date:

14.5.1987

Original purchase from CBL:Grantee:Original Owner:

Commercial Hotel Co. Ltd.

Present Owner:

120 - 8th St. : Ashwick (Vic) No. 5 Pty.  
 Ltd., 1 Bouverie St., Carlton, 3053  
 124a - 8th St.: Commercial Hotel (Mda)  
 Ltd.,  
 124a 8th Street

Original Use:

Hotel

Present Use:

Hotel

Construction Date:

1925

Architect:Builder:

## Andrew C Ward &amp; Associates

Description:

A large three storeyed brick and concrete hotel with dominant three storeyed verandah to Eighth Street and Madden Avenue. A corner splay is refretted in the splayed verandah at this point whilst the main entrance has a two storeyed portio attached to the verandah in Eighth Street. The verandah structure, including first floor level is of reinforced concrete whilst the second floor is partly roofed and partly in the form of balconies with pergolas attached to the roofed sections. Large round arched windows are characteristic at street level.

Condition:

Good

Integrity:

Good

History:Significance:

The hotel "Wintersun" is important as a major and substantially intact between the wars Mildura hotel. It is of note also as one of the largest reinforced concrete buildings in the city, of which there are several. It is a key building in the Deakin Avenue precinct.

Recommendations:

Recommended for inclusion on the Register of Historic Buildings and for planning scheme protection.

References:

- Where to go in Victoria, the country Hotel and Guesthouse Guide, various editions.
- Broadbent's Official Road Guide of Victoria - Western Section (nd) p.81.

Issue No. 1:

September, 1987.

Building:

"Valetta"

Location:

223 Eleventh Street

Allotment Reference:

Section 76, Lot 4

Historic Buildings Council Register:

Recommended (refer below)

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

Lemon Avenue

Photograph Date:

July, 1987

Original Purchaser from CBL:Grantee:

G. &amp; W.B. Chaffey

Original Owner:

N.B. Joanson

Present Owner:

Mrs. F.R. McKenzie

Original Use:

Residence

Present Use:

Residence

Construction Date:

1891

Architect:

D.T. Edmunds (?)

Builder:

Description:

A late Victorian brick villa with symmetrical front elevation, concave verandah carried on turned timber posts, classically inspired window dressings, eaves, brackets and corrugated iron clad hipped roof.

Condition:

Good

Integrity:

Good. Although the brickwork now has a roughcast finish and the verandah is partly built in the essential details of the house are intact, along with the crimped wire fence, garden paths, and palm tree.

History:

"Valetta" was erected on one of the villa allotments within the Mildura town centre in 1891 for N.B. Johnson, a manager for Chaffey Brothers Limited. It was later the home of Mr & Mrs. F.J. Hawkes, secretary of the Mildura Fruit Growers Association, who recalled that his home was thought to have been designed by D.T. Edmunds. The interior woodwork was produced by the Chaffey Brothers' planing mills (manager, Mr. Kells), whilst the garden was originally laid out by Mr. Glasson, a nurseryman, whose work was associated with "almost all the best planned and planted gardens in the settlements" (Sunraysia Daily, 17-2-1921), and included the garden of "Rio Vista".

Significance:

"Valetta" is of local importance as an early residence and example of the work of the nurseryman, Glasson, elements of which survive. The front lawns, which survive in their original state, were the venue for social occasions linked with Hawke's secretaryship of the Mildura hospital whilst the internal joinery (not inspected), may be of note in its own right and for its link with the work of W. Kells.

Recommendations:

Recommended for Planning Scheme Protection and for inclusion on the Historic Buildings Council Register subject to inspection of the joinery.

References:

- Sunraysia Daily, 17-2-1921, pp. 1, 2, 2-3-1921, p.1
- Mildura on the Murray : a collection of district photographs from the twenties (1917), repub. City of Mildura Arts Centre, (1974).

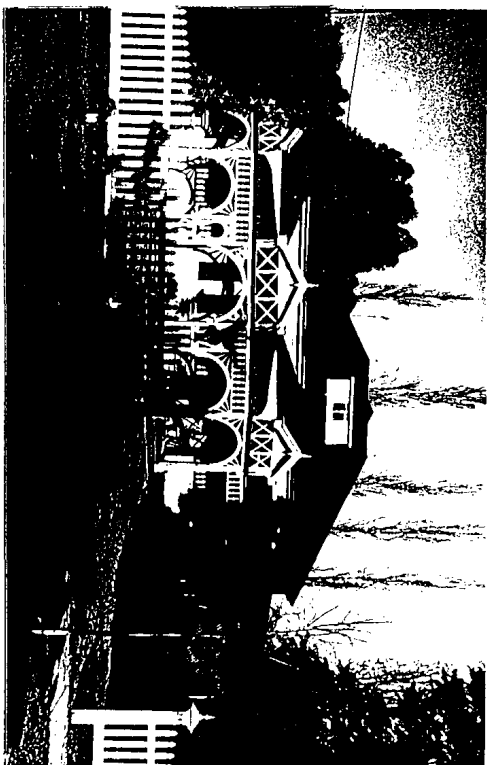
Andrew C Ward &amp; Associates

Building:

"St. Austell"

Location:

241 Eleventh Street

Allotment Reference:

Section 76, part lot 2

Historic Buildings Council Register:

Recommended

National Estate Register:

Recommended

National Trust Register:

--

Location within Precinct:

--

Photograph Date:

13.7.87

Original purchases from CHL:Grantee:Original Owner:

Frank Gray

Present Owner:Elvira Thompson Pty Ltd,  
101 Victoria Rd, Jolimund Avenue, MilnerOriginal Use:

Residence

Present Use:

Residence

Construction Date:

1900

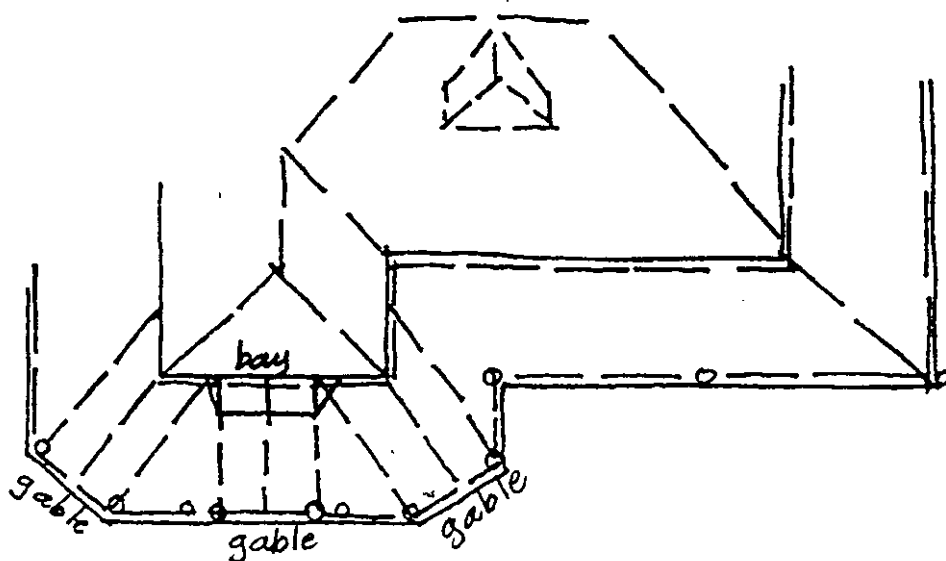
Architect:Builder:



## Andrew C Ward &amp; Associates

Description:

A two storeyed timber residence in the Queen Anne style with distinctive verandah decoration. Assymmetrical on plan, the projecting wing has a bay window with pannelled dado. The corrugated iron clad roof has a hipped dormer with louvred panels for ventilation. the verandah to 3 sides has a bull nosed roof with three elevated gablets on the corners and axis of the projecting wing:

Condition:

Good

Integrity:

Good. Fence contains original main posts. Verandah has been partially built-in. The detailed timber garage with round arched door is also of note.

History:Significance:

"St. Austell" is of note as a substantially in tact Queen Anne villa with the elements of the style expressed in a flambuoyant timber verandah being attached to a comparatively pr saic hipped roof.

Recommendations:

Recommended for inclusion on the Register of Historic Building and Register of the National Estate, and for planning scheme protection.

References:

Rate Books

Issue No. 1:

September, 1987.

Andrew C Ward &amp; Associates

Building: Sacred Heart Catholic Church  
Location: 259 Eleventh Street



Allotment Reference: Section 77, Lot 4

Historic Buildings Council Register: -

National Estate Register: -

National Trust Register: -

Location within Precinct:

Photograph Date: July 1987

Original Purchaser from CBL:

Grantee: G. & W.B. Chaffey

Original Owner: Roman Catholic Church

Present Owner: Roman Catholic Church  
259 Eleventh Street

Original Use: Church

Present Use: Church

Construction Date: 1921

Architect:

Builder:

Description:

A tuck pointed red brick church in the Early English Gothic Style with stuccoed dressings to openings, parapets and buttresses. The porch and sanctuary were demolished and replaced with enlarged facilities in 1969.

Inside, the nave remains opening onto the 1969 sanctuary. The timber lined roof is carried on timber king post trusses falling to foliated impostes. The undecorated walls have ashlar markings and the stations of the cross, with obscure glazed lancet arched windows overlooking the nave.

Condition:

Good

Integrity:

Good

History:

The foundation stone was laid by the Right Rev. D. Foley, Bishop of Ballarat, on 15.5.1921, this building replacing the earlier timber structure (q.v.) relocated from Pine Avenue.

Significance:

The Sacred Heart Church has local significance as a building designed in the Early English style prominently situated at the south-west end of Lime Avenue.

Recommendations:

The vista along Lime Avenue is recommended for Planning Scheme Protection.

References:

- Souvenir of Golden Jubilee of the Parish of Mildura Sacred Heart Church and Presbytery, 1906-1956.

Issue No. 1:

May, 1988

Andrew C Ward &amp; Associates

Building: Former Catholic Church  
Location: Eleventh Street



Allotment Reference: Section 77, part lot 3  
Historic Buildings Council Register: --  
National Estate Register: --  
National Trust Register: --  
Location within Precinct: --  
Photograph Date: 14.7.87  
Original purchaser from CBL:  
Grantee:  
Original Owner:  
Present Owner: Roman Catholic Church  
Original Use: Catholic Church  
Present Use: Roman Catholic Library  
Construction Dates:  
Architect:  
Builder:

## Andrew C Ward &amp; Associates

Description:

A small timber former Church with fretted barge decorated with quatrefoil motifs and corrugated iron clad roof. Lancet arched clear glazed windows illuminate the former nave which has been added to. Inside, the original varnished Murray pine (?) beaded linings to walls and ceilings are in tact.

Condition:

Good

Integrity:

Good

History:

This building was erected in 1896 in Pine Avenue during the incumbency of Fr. Hurley on land granted to the Church by the Chaffey brothers. It was build in record time by Messrs. Redmond and Gregory for the sum of £300. The altar and Kauri pews were made by Frank Currow, cabinet maker of Alcock and Co., Melbourne.

In 1924, the building was moved to its present site.

Significance:

The former Catholic Church, Pine Avenue, is important as the only original timber church to survive within the city. As such, it contributes to the late Victorian character of Mildura and is the oldest religious building within its limits. It contributes to contemporary perceptions of the early church in Mildura and of the economics imposed at the time of the 1890's depression.

Recommendations:

Recommended for planning scheme protection.

References:

- Sunraysia Daily, 21.10.1921, 9.8.37.
- Lapthorne, A., Mildura Calling, The Sunnyland Press, 1981, p.40

Issue No. 1:

## Andrew C Ward &amp; Associates

Building: former Arthur Chaffey residence

Location: Ellswood Crescent, (formerly Channel Street) opposite Paul Place.

Allotment Reference: Block F, Section 17, Lot 6



Historic Buildings Council Register: -

National Estate Register: -

National Trust Register: -

Location within Precinct: -

Photograph Date: 15.7.87

Original purchaser from CBL:

Grantee:

Original Owner:

Arthur Elswood Chaffey

Present Owner:Mr. J. Panagiotaros  
P.O. Box 831, Mildura 33500Original Use:

residential

Present Use:

residential

Construction Date:

1913

Architect:Builder:Description:

Gable roofed timber block house with timber posted verandah to 3 elevations, caps and fan brackets. The walls and ceilings are finished with "Wunderlich" pressed metal linings, the main bedroom also having a vertical Murray pine dado.

Condition:

Good

Integrity:

Good, several palms and sugar gums in front garden area.

History:

Built in 1913, this house remained with Arthur Chaffey, son of W.B. Chaffey, until the 1950's when it was purchased by the present owners who renovated the rear portion at this time.

Significance:

The former Arthur Chaffey residence is important at the local level for its associations with the Chaffey family and as a substantially intact block house with mature palm trees and other plantings in a portion of the city being subdivided and developed at the present.

Recommendations:

Recommended for planning scheme protection.

References:

Mr &amp; Mrs Leggett

Issue No. 1

November, 1987

Andrew C Ward &amp; Associates

Building: "Aree Araam" (former Levien residence)

Location: Ellswood Crescent (formerly Channel Street)



Allotment Reference: Block F, Section 17, Lot 8

Historic Buildings Council Register: Recommended

National Estate Register: -

National Trust Register: -

Location within Precinct: -

Photograph Date: 15.7.87

Original purchase from CBL: H.F. and C.J. Levien

Grantee: George and William Chaffey

Original Owner: H.F. and C.J. Levien

Present Owner: Mr. N. Tassone  
P.O. Box 1061, Mildura 3500



## Andrew C Ward &amp; Associates

|                           |   |
|---------------------------|---|
| <u>Original Use:</u>      | Residential   |
| <u>Present Use:</u>       | Residential   |
| <u>Construction Date:</u> | 1891 (?)  |
| <u>Architect:</u>         |   |
| <u>Builder:</u>           |   |
| <u>Description:</u>       | Timber late Victorian styled residence with long gabled roof and finials, gable vents and ventilated soffits and verandah, largely built with two elevations concealing a bay window facing north. Additional verandah shade is afforded with a bull nosed hood of fish scale "Wunderlich" linings attached to the verandah roof.   |
| <u>Condition:</u>         | Good  |
| <u>Integrity:</u>         | Good  |
| <u>History:</u>           | Harold F. Levien planted his holdings in Section .17 in 1891, becoming with his brother the largest growers in Mildura and winning the champion dried fruits prize at Melbourne in 1895. He was a councillor of the Mildura Shire (1894-98), president of the Mildura hospital, director of Chaffey Brothers Limited (1888-96) succeeding Stephen Cureton, MLA (S. Grant 1871-77, Barwon, 1877, 1880-1906) and Minister for Mines and for Agriculture. "Aree Araam" was sold to Edwin Horswood in 1916. |
| <u>Significance:</u>      | "Aree Araam" is important as a comparatively early surviving late Victorian block house within the City boundary and continuing to be surrounded by vines. It forms a visual unit with "Villa Marguerite" in Cowra Avenue. It is important also as the residence of H.F. Levien, director of Chaffey Brothers Limited and for a period, the largest grower in the district.   |
| <u>Recommendations:</u>   | Recommended for inclusion on the Historic Buildings Register and for planning scheme protection.  |

References:

Smith, J., Cyclopedia of Victoria, 1904.  
Mildura Cultivator, 16.1.1892,  
12.1.1895.  
Report of Mildura Royal Commission  
(1896) pp 250,257

Mildura Cultivator 16.1..1892,  
12.1.1895.

Issue No. 2

June, 1988





Original Use:

Block House

Present Use:

Block House

Construction Date:Architect:Builder:Description:

A large and substantially intact brick residence with steeply sloping corrugated iron clad roof terminating in an observation tower, with pyramidal roof. The verandah extends around all (?) elevations and is relieved with corner gablets and a central gablet over the entrance.

Condition:

Good

Integrity:

Good

History:Significance:

The former Bleaser house is important for the manner in which it demonstrates the salient characteristics of the Edwardian block house in Mildura. They include the timber posted verandah to several elevations, the steeply sloping corrugated iron clad ventilated roof, observation tower and verandah gablets.

Recommendations:

Recommended for inclusion on the Historic Buildings Register and for planning scheme protection.

References:Issue No. 1.

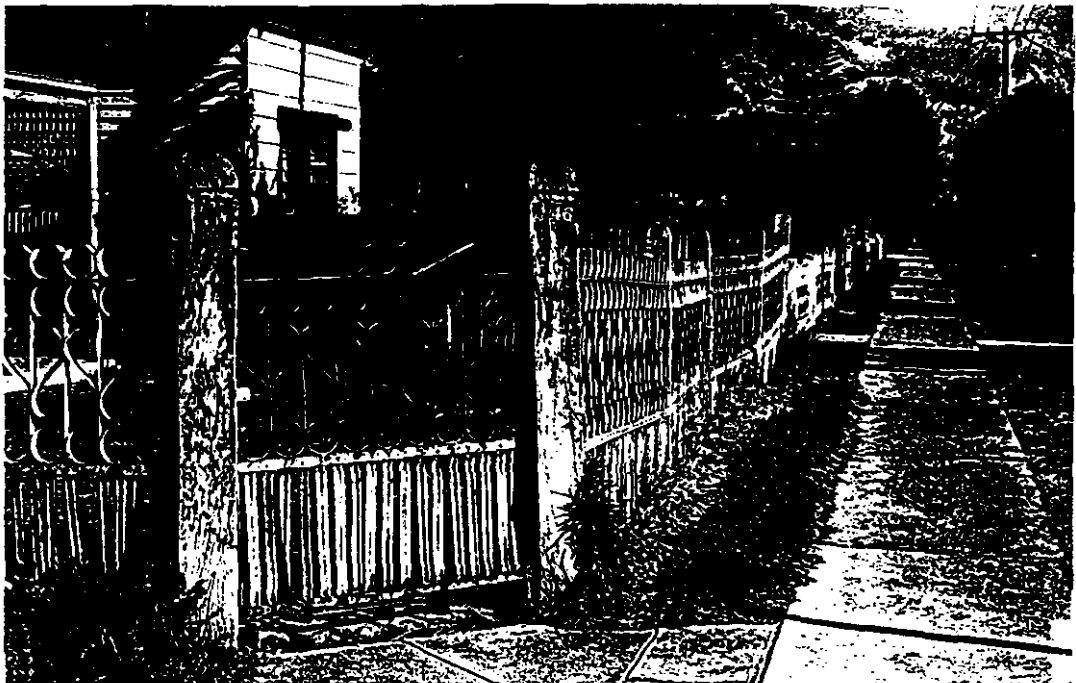
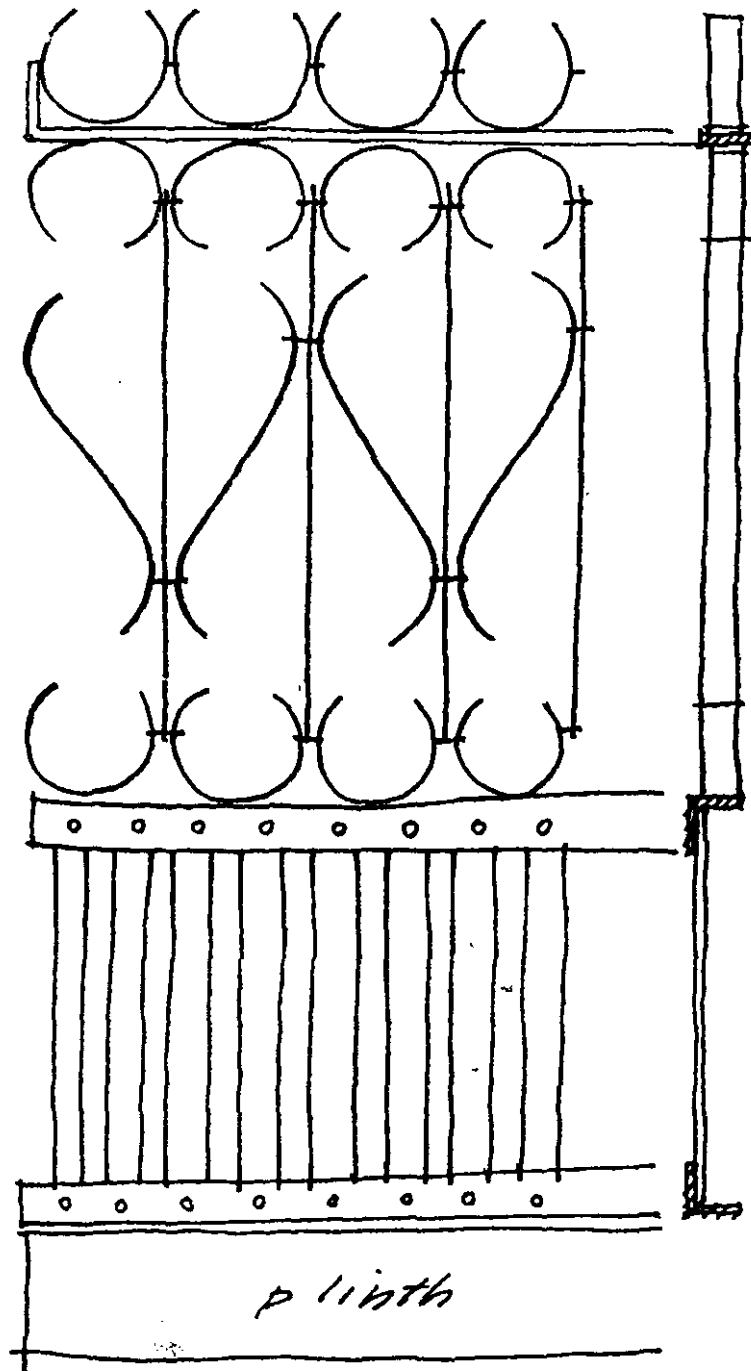
November, 1987

Building: Residence  
Location: 46 Lemon Avenue



Allotment Reference: Section 45, Lot 1  
Historic Buildings Council Register: -  
National Estate Register: -  
National Trust Register: -  
Location within Precinct: Lemon Avenue  
Photograph Date: May 1-87  
Original Purchaser from CBL:  
Grantee:  
Original Owner: N. J. Smith  
Present Owner: N. J. Smith  
Original Use: Residence  
Present Use: Residence  
Construction Date:  
Architect:  
Builder:

- Description: Weatherboard villa in predominantly Edwardian style with L shaped plan form and timber posted verandah to front gable and return. The bullnosed verandah is decorated with curving slats, the walls to the principal elevations having ashlar boarding whilst the front projecting gable end is "supported" on brackets and "half timbered" with Wunderlich linings in rough cast pattern. The half timbering is comparable with No. 37 Chaffey Avenue.
- Condition: Fair, in need of maintenance.
- Integrity: Good. Verandah partially built in, and decorative work to verandah partly removed. The fence is rare in the district, being of a relatively uncommon type, and in a corner location. It is made up of a flat iron top rail and angle iron mid and bottom rails with pressed metal strips bent into patterns and rivetted together.
- History:
- Significance: No. 46 Lemon Avenue forms a visual unit with adjoining Nos. 48 and 50 which together form a key group of buildings in the Lemon Avenue precinct. The unusual fence design was not uncommon in Mildura and elsewhere, but is now rare (compare 19 Pearl Street, Mildura, "Denderah" corner View and Valentine Streets, Bendigo).
- Recommendations: Recommended for Planning Scheme Protection. Maintenance recommended including rust removal on fence. Fence to be protected in conjunction with No. 48 and 50.
- References: Rate Books
- Issue No. 1: May, 1988



Building: Residence

Location: 43 Lemon Avenue



Allotment Reference: Section 45, Lot 2

Historic Buildings Council Register: -

National Estate Register: -

National Trust Register: -

Location within Precinct: Lemon Avenue

Photograph Date: May 1987

Original Purchaser from CBL: F. Walter

Grantee: G. & W.B. Chaffey

Original Owner: A. C. Pugsley

Present Owner: Mr. P. Kotsarolis,  
46 Lemon Avenue

Original Use: Residence

Present Use: Residence

Construction Date: 1911

Architect:

Builder:



Description: Assymetrical villa in predominantly Edwardian style with ashlar banding and corrugated iron roof.

Condition: Good

Integrity: Poor. Gable end is shingled. Verandah posts are not original. The fence was formerly the same as that at No. 46, but has been cut down to a lower level, probably following rusting out of components.

History:

Significance: Forms a visual unit with adjoining Nos. 46 and 50 which forms a key building group in this precinct. Also refer No. 46

Recommendations: Recommended for Planning Scheme Protection with a view to encouraging retention and rehabilitation including repairing fence. Fence to be protected in conjunction with Nos. 46 and 50.

References: Rate Books

Issue No. 1: May, 1988



Andrew C. Ward &amp; Associates

Building:

Residence

Location:

50 Lemon Avenue

Allotment Reference:

Section 45, Lots 3-4.

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

Lemon Avenue

Photograph Date:

May 1987

Original Purchaser from CBL:Grantee:

Fred A. Walker

Original Owner:

Mrs. A.C. Pugsley

Present Owner:Mr. J.B. Eschberger,  
50-52 Lemon AvenueOriginal Use:

Residence

Present Use:

"Sunnyside Guest House"

Construction Date:

1900

Architect:Builder:

Description: A single fronted timber villa in Edwardian style with rusticated weatherboards, timber posts to bullnosed verandah, hipped corrugated iron roof and recessed door to symmetrical facade.

Condition: Good

Integrity: Good. Enhanced by fence, formerly the same as No. 46 but now altered in a manner similar to No. 48.

History:

Significance: No. 50 Lemon Avenue forms a visual unit with adjoining Nos. 46 and 48 which together form a key group in the Lemon Avenue precinct. Also refer No. 46.

Recommendations: Recommended for Planning Scheme Protection with a view to retaining and reinstating fence to match No. 46. Fence to be protected in conjunction with Nos. 46 and 48.

References: Rate Books

Issue No. 1: May, 1988

Andrew C Ward &amp; Associates

Building: Former Wells Residence  
Location: 128-130 Lime Avenue



Allotment Reference: Section 27, lots 2 - 3  
Historic Buildings Council Register: Recommended  
National Estate Register: --  
National Trust Register: --  
Location within Precinct: --  
Photograph Date: 14.7.87  
Original purchaser from CBL: James Padman  
Grantee:  
Original Owner: E. M. Wells  
Present Owner: E.W. Gayliss  
Original Use: Residence  
Present Use: Residence  
Construction Date: 1911  
Architect:  
Builder: E. M. Wells 128-130 Lime Ave.

## Andrew C Ward &amp; Associates

Description:

A tuck pointed red brick villa with corrugated iron hipped roof and convex verandah to front and side elevation, formerly supported on chamfered posts with caps, now mostly with Edwardian brackets.

Condition:

Good, verandah fair

Integrity:

Good, side verandah built in with flyscreens

History:Significance:

The former Wells residence is important as a late nineteenth century brick house, situated near to the commercial centre of the city.

Recommendations:

Recommended for planning scheme protection.

References:

Rate Books

Issue No. 1:

September, 1987.

Andrew C Ward &amp; Associates

Building:Former First Mildura Irrigation  
Trust Storage TowerLocation:

Madden Avenue, at Wintersun Hotel

Allotment Reference:Historic Buildings Council Register:

Recommended

National Estate Register:

--

National Trust Register:

--

Location within Precinct:

Deakin Avenue precinct

Photograph Date:

14.7.87

Grantee:Original purchaser from CBL:

## Andrew C Ward &amp; Associates

|                           |  |
|---------------------------|--|
| <u>Original Owner:</u>    | First Mildura Irrigation Trust<br>(Urban Section)  |
| <u>Present Owner:</u>     | same as "Wintersun" hotel  |
| <u>Original Use:</u>      | Urban water storage  |
| <u>Present Use:</u>       | Not in use   |
| <u>Construction Date:</u> | 1911 - 1912  |
| <u>Engineer:</u>          | John Monash (supervision)<br>F.M.I.T. (C.J. Grant - design)  |
| <u>Builder:</u>           | Reinforced Concrete and Monier Pipe<br>Construction Co. Pty. Ltd.  |
| <u>Description:</u>       | An elevated reinforced concrete water storage tank of 40,000 gallons capacity, 56'3" high, consisting of hollow circular column base 16'0" in diameter with reinforcing diaphragm, stairway (?) and supply and delivery pipes surmounted by 20'0" diameter tank with convex base, all walls being constructed of 6" thick reinforced concrete. Classical moulds also cast in concrete.   |
| <u>Condition:</u>         | Fair   |
| <u>Integrity:</u>         | Good   |
| <u>History:</u>           | The design for this tank was prepared in 1902, the Reinforced Concrete and Monier Pipe Construction Co. Pty. Ltd.'s tender for the sum of \$1,784.00 being accepted during 1911 and the work being completed on 7.6.1912. The materials were almost completely of Australian manufacture, and John Monash was the supervising engineer with the contracting firm. Following completion, the tank was plagued with leaks, which were eventually repaired in 1916. |
| <u>Significance:</u>      | This utilitarian structure is a landmark within the Deakin Avenue precinct, and elsewhere and is the earliest elevated storage in the City, such structures being conspicuous in Mallee towns owing to their elevation above the level ground. Its association with John Monash is of note whilst it is important as a major, comparatively early reinforced concrete structure.   |

Andrew C Ward & Associates

Recommendations:

Recommended for inclusion on the Register of Historic buildings and for Planning Scheme protection.

References:

Reinforced Concrete and Monier Pipe Construction Co. Pty. Ltd., File No. 1046, (M.U. Archives)  
MDHS Photo No. 1199

Issue No. 2:

May, 1988



Building:

Residence

Location:

117 Magnolia Avenue

Allotment Reference:

Section 51, Lots 37-38

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

-

Photograph Date:

July, 1987

Original Purchaser from CBL:Grantee:

G. &amp; W.B. Chaffey

Original Owner:

W.W. Lucas

Present Owner:

Mr. A.G. Anderson

Original Use:

Residence

Present Use:

Residence

Construction Date:

1911

Architect:

J.T. Edmunds

Builder:

Description: An assymmetrical late Victorian brick villa with distinctive decorative timber treatment to the gable end of the projecting wing, consisting of opposed diagonal linings and "break fronted" barge carried on decorated timber brackets.

Condition: Good

Integrity: Fair. The face brickwork has been painted, one window replaced, the verandah rebuilt and additions included.

History:

Significance: 117 Magnolia Avenue is of local importance as an example of the work of D.T. Edmunds, architect, whose output in Mildura was the most prolific of all local architects. It shows the influence of the American response to the English Queen Anne style, brought to Mildura by William Chaffey and closely associated with D.T. Edmunds, architect with E.C. Sharland for "Rio Vista", built 1889-1891.

Recommendations: Recommended for Planning Scheme Protection.

References: Rate Books

Issue No. 1: May, 1988

Building: "Mulgoa" (later "Somerset")  
Location: 133 Magnolia Street



Allotment Reference: Section 72, Lots 25-26.  
Historic Buildings Council Register: -  
National Estate Register: -  
National Trust Register: -  
Location within Precinct: -  
Photograph Date: July, 1987  
Original Purchaser from CBL:  
Grantee: G. & W.B. Chaffey  
Original Owner: William F. Sheridan  
Present Owner: Ms. J.R. Antcliff  
Original Use: Residence  
Present Use: Residence  
Construction Date: 1892  
Architect: W.F. Sheridan  
Builder:

Description: An assymmetrical late Victorian brick villa with hipped corrugated iron roof, verandah with return to side elevation terminated by a second wing, and chamfered chimney stacks.

Condition: Good

Integrity: The face brickwork has been painted, the verandah rebuilt and a rough cast dado extends to just above sill level.

History: W. Sheridan was appointed the first Shire secretary of Mildura in 1890 with the right of practice as an architect. He undertook several commissions in that year, and practiced with J.H. McFarlane in 1891, establishing a reputation for church work, Sheridan being a lay reader for the Wesleyan Church. "Somerset" was built in 1892, prior to his death in 1896. The house passed through several ownerships until 1920 when it was purchased by the Lees family, who remained there until the 1960's. Sam Lees was a coach builder, with stables on the block next door.

Significance: "Somerset" is of local importance as an early brick house, noteworthy as the home of local architect William Sheridan, who was also the first secretary of the Shire of Mildura.

Recommendations: Recommended for Planning Scheme Protection.

References: Rate Books

Issue No. 1: May, 1988

Building:

Residence

Location:

62 Olive Avenue

Allotment Reference:

Section 38, Lot 9

Historic Buildings Council Register:

Recommended

National Estate Register:National Trust Register:Location within Precinct:Photograph Date:

July 1987

Original Purchaser from CBL:Grantee:

G. &amp; W.B. Chaffey

Original Owner:

Richard Young

Present Owner:Original Use:

Residence

Present Use:

Residence

Construction Date: 1901

Architect: -

Builder: -

Description: A vertically lined red gum board and batten timber cottage with gable roof and verandah, a portion of which is built in. At the rear, a detached board and batten kitchen is in situ, lined internally with newspaper. A "Planet No. 3" stove is freestanding in the garden

Condition: Good

Integrity: Fair

History: Built for Richard Young in 1901, it remained in his ownership in 1915.

Significance: No. 62 Olive Avenue is the only recorded example of a common cottage design lined with redgum slabs. The detached kitchen offers an insight into working class living standards in Mildura c.1900.

Recommendations: Recommended for inclusion on the Historic Buildings Council Register and for Planning Scheme Protection.

Issue No. 1: June, 1988



Building: Corrugated Iron House  
Location: 64 Olive Avenue



Allotment Reference: Section 38, lot 10  
Historic Buildings Council Register: Recommended  
National Estate Register: Recommended  
National Trust Register: --  
Location within Precinct: --  
Photograph Date: 14.7.87  
Original purchaser from CBL:  
Grantee:  
Original Owner: Edward S. Smith  
Present Owner: Catherine M. Cahill  
Original Use: Residence  
Present Use: Residence  
Construction Date: 1910  
Architect:  
Builder:

## Andrew C Ward &amp; Associates

Description:

A corrugated iron clad gable roofed cottage with "lean-to" section at rear and verandah, the corrugations being fixed vertically.

Condition:

Good

Integrity:

Fair, the verandah posts have been rebuilt.

History:Significance:

No. 64 Olive Avenue is a substantially intact representative of a small group of similar iron clad cottages built to accommodate workers in early Mildura. its importance is enhanced by adjoining No. 62 Olive Avenue (qv) which is of a similar design, clad in red gum slabs.

Recommendations:

Recommended for inclusion on the Register of Historic Buildings, and for planning scheme protection.

References:

Rate Books

Issue No. 1:

September, 1987.



Building:

Residence

Location:

78 Olive Avenue

Allotment Reference:

Section 38, Lots 17-18

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

-

Photograph Date:

July 1987

Original Purchaser from CBL:Grantee:

C. &amp; W.B. Chaffey

Original Owner:

James Crickman

Present Owner:Mr. I. Argue  
14 Argyle Street, MilfordOriginal Use:

Residence

Present Use:

Store

Construction Date:

1931

Architect:Builder:

Andrew C Ward &amp; Associates

Description: An assymmetrical brick villa with roughcast facing, eaves brackets, timber posted verandah with caps and distinctive fretted brackets and barges with trefoil motifs.

Condition: Good

Integrity: Good

History:

Significance: 78 Olive Avenue is of local importance as a substantially intact surviving late Victorian brick residence.

Recommendations: Recommended for Planning Scheme Protection.

References: Rate Books

Issue No. 1: May, 1988

Building:

Cottage

Location:

100 Olive Avenue

Allotment Reference:

Section 58, Lot 42

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

-

Photograph Date:

July 1987

Original Purchaser from CBL:Grantee:Original Owner:

F.J. Hansen

Present Owner:Mrs. I.L. Rogers  
100 Olive AvenueOriginal Use:

Residence

Present Use:

Residence

Construction Date:

1906

Architect:Builder:

Andrew C Ward &amp; Associates

Description: A single fronted timber cottage with hipped roof, vertically fixed corrugated iron wall cladding to the sides, and timber posted bullnosed verandah, mostly built in.

Condition: Good

Integrity: Good.

History:

Significance: 100 Olive Avenue is of local importance as a substantially intact worker's cottage of the Edwardian period and displays characteristic typical of this type of building in the Mildura region.

Recommendations: Recommended for Planning Scheme Protection.

References: Rate Books

Issue No. 1: May, 1988

Andrew C Ward &amp; Associates

Building: former Wesleyan parsonage  
Location: 77 Orange Avenue



Allotment Reference: Section 43, Lots 37-38.  
Historic Buildings Council Register: Recommended  
Recreational Estate Register: -  
National Trust Register: -  
Location within Precinct: -  
Photograph Date: July 1987  
Original Purchaser from CBL: Wesleyan Church (grant)  
Grantee: G. and W.B. Chaffey  
Original Owner: Wesleyan Church  
Present Owner: A.J. Peace, C. Ryan  
Original Use: Parsonage  
Present Use: Residence  
Construction Date: 1892  
Architect: Sheridan and McFarlane  
Builder:

- Description: An unusual two storeyed Tudoresque Victorian brick villa, assymmetrical on plan with decorated barges to the steeply sloping roof of the projecting wing. Eaves brackets, rosettes and trefoil motifs to the barges with king post decoration are important elements. The windows have chamfered reveals and together with the doors have drip moulds over in the Tudoresque style.
- Condition: Good
- Integrity: Fair. The face brickwork has been rendered and the former upper level verandah (?) built in. Remnants of the original verandah are intact and have been added to with Edwardian style elements including turned timber posts.
- History: A land grant for the purpose of erecting a Wesleyan Church in Ninth Street, at the Orange Avenue corner, was made on 28-12-1887 and a weatherboard church was opened in November 1888 with the Rev. J. Trathan as incumbent. The parsonage followed, being built in 1892 to the design of Messrs. Sheridan and McFarlane, (tender notice 12-12-1891). Sheridan was a lay reader in the Wesleyan Church, practising in 1890 by himself and with McFarlane in the following year, during which Wesleyan churches were also designed for Irymple (q.v.) and Nicholls Point.
- Significance: The former Wesleyan parsonage is of local importance as an early substantial brick dwelling without the City, with unusual Tudoresque detail. It recalls the early days of the church in Mildura and is a major surviving example of the work of local architects, Sheridan and McFarlane.
- Recommendations: Recommended for inclusion on the Historic Buildings Council Register and for Planning Scheme Protection.
- References: Lapthorne, A., Mildura Calling, The Sunnyland Press, (1981), pp.38-39.  
Mildura Cultivator, 12-12-1891.
- Issue No. 1: May, 1988

## Andrew C Ward &amp; Associates

Building:

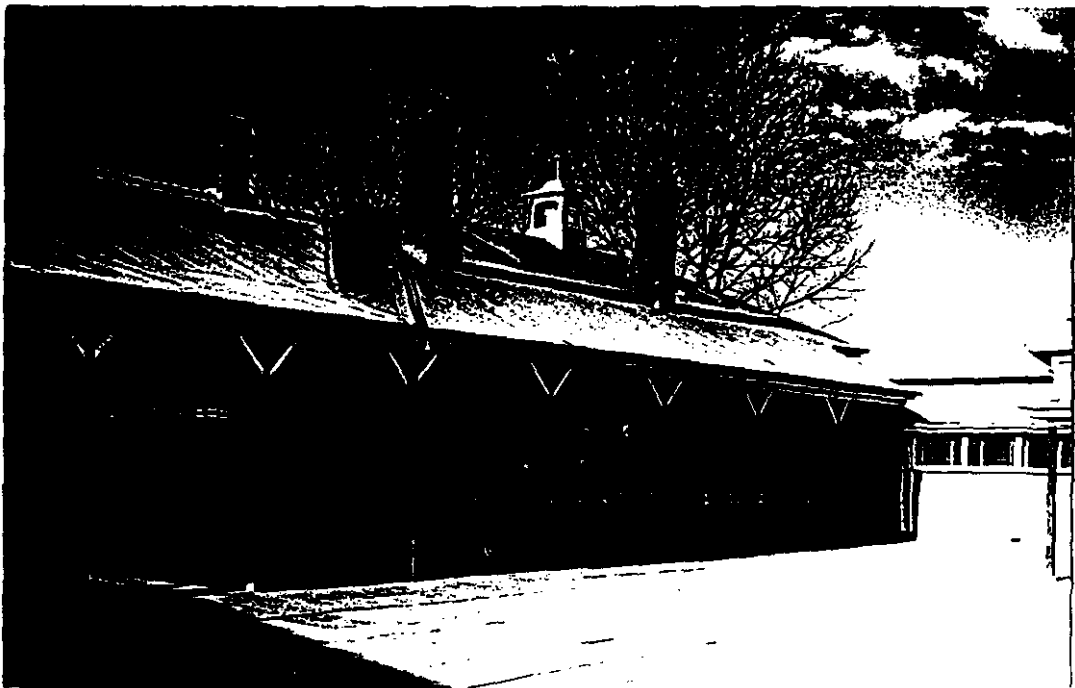
Mildura State School (2915)

Location:

Corner San Mateo Avenue and Twelfth Street

Allotment Reference:

Block 76, Lot 12

National Estate Register:

-

National Trust Register:

-

Historic Buildings Register:

-

Location within significance area:

-

Photograph Date:

July, 1987

## Andrew C Ward &amp; Associates

Grantee:

G. &amp; W.B. Chaffey

Original Purchase from CBL:Original Owner:

Minister for Education

Present Owner:

Minister for Education

Construction Date:

1890-91

Architect:Builder:Description:

The original section is a single storeyed hip roofed brick building with central fleche concealing roof vent. The windows have chamfered reveals and cement sills, whilst the red bricks are relieved with a band of 8 courses of creams and one of blackened reds, in the manner of PWD school architecture. The windows are multi-paned double hung with tilt sashes above. A timber posted verandah protects the south-west elevation.

Condition:

Good

Integrity:

Poor, roof replaced.

History:

On 20.11.1888, 46 pupils were enrolled in the Church of England building in Lime Avenue, and following local campaigning in 1889 construction of a permanent brick school was commenced on the present site. It was opened in April, 1891 with two rooms (50' x 20' and 25' x 25') and a detached residence for the principal, H.T. Braithwaite. It preceded the foundation stone laying ceremony of the abortive Chaffey Brothers Agricultural College in the same year. The design was one of at least 25 similar buildings, first erected at Horsham in 1876.

Towards the end of 1891 a wing was added accommodating 75 children in addition to the 324 already accommodated. Later additions included an infant block, library and infant department in Twelfth Street.



Significance:

The Mildura School was the first State School in the district drawing students initially from as far as New South Wales, Nichol's Point and Irymple. It is one of a small number of surviving late Victorian public buildings within the City and retains the brickwork characteristic of that era.

Recommendations:

Recommended for planning scheme protection.

References:

Education Department of Victoria:  
Vision and Realisation, Vol. 2, 1973, pp 326-327

Burchell, L., Victorian Schools A Study in Colonial Government Architecture, 1900, M.U.P., 1980

PRO: series 795, boxes 1698, 1699, 2641, 2642.

Mildura Cultivator, 1.8.1889,  
7.11.1889, 3.4.1890, 26.6.1890,  
17.7.1890, 31.7.1890, 27.9.1890  
MDHS View No. 6266

Issue No. 1

November, 1987

Andrew C Ward &amp; Associates

Building:

House

Location:

32 San Mateo Avenue

Allotment Reference:

Section 18, Lots 8-9

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

-

Photograph Date:

July 1967

Original Purchaser from CBL:Grantee:

William McG. Paterson

Original Owner:

Bertram Munn

Present Owner:

Mr. R.A. Short

Original Use:

Residence

Present Use:

Residence

Construction Date:

1917

Architect:Builder:

Description: A single fronted timber cottage with offset gable roof, bullnosed timber posted verandah, weatherboards to the front facade and corrugated iron wall cladding to the sides.

Condition: Good

Integrity: Good

History:

Significance: 32 San Mateo is typical of a diminishing group of small single fronted partially (and completely) corrugated iron clad single fronted cottages within the Mildura city area.

Recommendations: Recommended for Planning Scheme Protection.

References: Rate Books

Issue No. 1: May, 1988

## Andrew C Ward &amp; Associates

Building: Former Proudfoot residence

Location: 99 San Mateo Avenue



Allotment Reference: Section 50, part lots 1-2

Historic Buildings Council Register: Recommended

National Estate Register: --

National Trust Register: --

Location within Precinct: --

Photograph Date: 13.7.87

Original purchaser from CBL: John G. Proudfoot

Grantee:

Original Owner: John G. Proudfoot

Present Owner: H.R. & E.K. Schurr

Original Use: Residence

Present Use: two flats

Construction Date: 1891

Architect: W.F. Sheridan

Builder:

Description:

A substantial late Victorian brick villa with assymmetrical front to San Mateo Avenue and verandah returning along Ninth Street and north-west elevation. The timber posted verandah incorporates cast iron lace panels forming the principal decorative element and supports a vine.

Condition:

Good

Integrity:

Good. Includes crimped wire fence.

History:

J.G. Proudfoot initially purchased an allotment in the Sandalong Valley, later establishing a produce store in Mildura. His home at this location later became the Presbyterian manse.

Significance:

No. 99 San Mateo Avenue is of interest as John Produfoot's home and an important late nineteenth century residence in the city in that it is a large and substantially intact brick dwelling.

Recommendations:

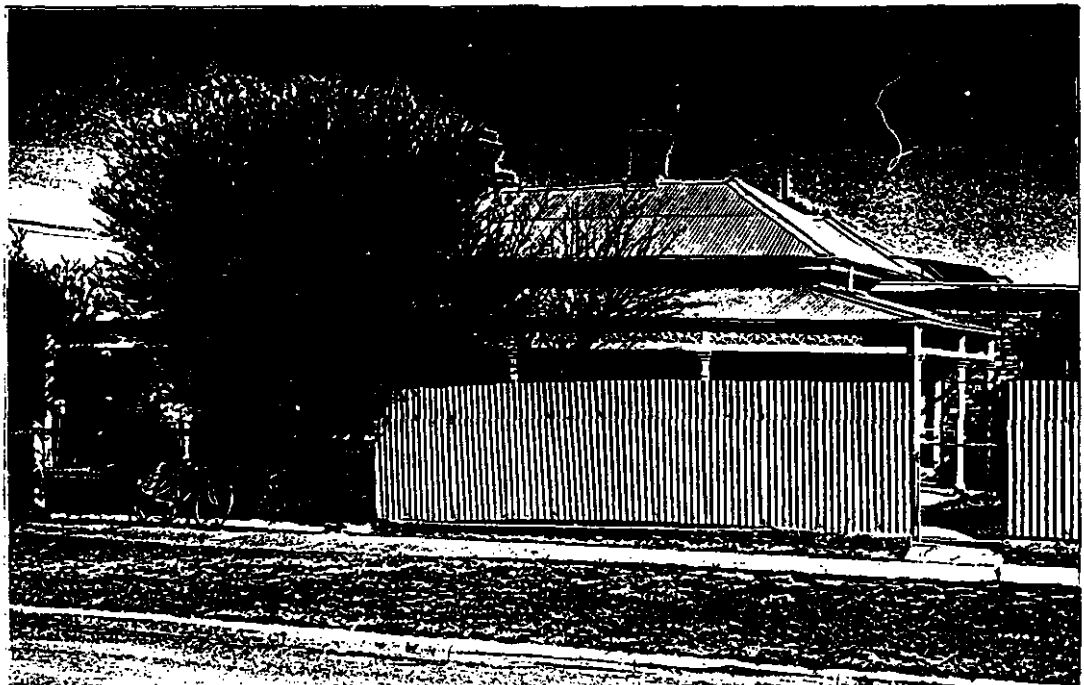
Recommended for inclusion on the Register of Historic Buildings and for Planning Scheme Protection.

References:

Rate Books  
Mildura Cultivator, 16.8.1890.

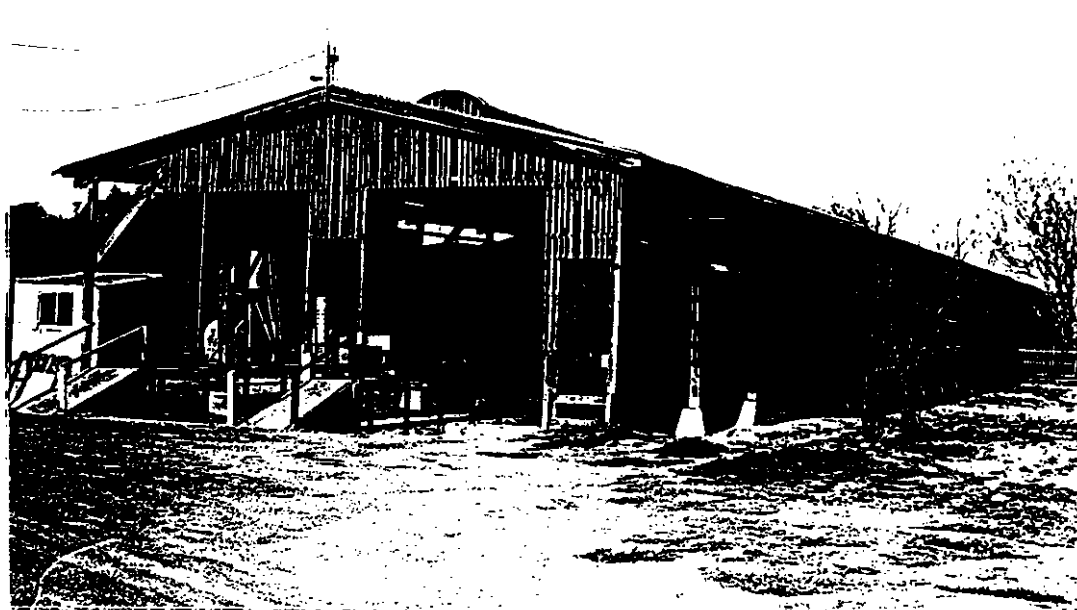
Issue No. 2:

May, 1988



Building: Railway Carriage Shed

Location: Seventh Street



Allotment Reference: Section 10, Lots 6-15

Historic Buildings Council Register: -

National Estate Register: -

National Trust Register: -

Location within Precinct: -

Photograph Date: July 1987

Original Purchaser from CBL:

Grantee: G. & W.B. Chaffey

Original Owner: Victorian Railways Department

Present Owner: State Transport Authority  
(V-Line)

Original Use: Carriage shed

Present Use: Carriage shed

Construction Date:

Architect:

Builder:

Description:

A timber framed carriage shed accommodating two tracks and consisting of 24 bays approximately 36 metres long, the remaining south eastern section having been demolished. Screening along the length of the shed is achieved using unpainted slats, the north eastern gable end also being slatted with a decorative timber finial.

Condition:

Fair

Integrity:

Good

History:Significance:

The Mildura carriage shed recalls the pattern of early passenger services on the Mildura railway which necessitated the storage of carriages (as it does today), during daylight hours. It is expressive of the hot climate and the need to offer shelter to rolling stock and is the only remaining early railway structure, other than residences, within the railway precinct. Although carriage sheds were built elsewhere on the rail network (e.g. Spencer Street, Bendigo) they were unusual and do not conform to a standard design.

Recommendations:

Recommended for Planning Scheme Protection.

References:Issue No. 1:

May, 1988

Andrew C Ward &amp; Associates

Building: Grand Hotel  
Location: 129-137 Seventh Avenue

Allotment Reference: Section 24, Lots 1-4  
Historic Buildings Council Register: -  
National Estate Register: -  
National Trust Register: -  
Location within Precinct: -  
Photograph Date: July, 1987  
Original Purchaser from CBL:  
Grantee: G. & W.B. Chaffey  
Original Owner: Mildura Coffee Palace  
Present Owner: Mildura Grand Hotel Ltd.  
Original Use: Coffee Palace  
Present Use: Hotel



Construction Date: 1889-1890

Architect: Sharland and Call

Builder: Stephen and Hogg

Description: A substantial two-storyed hotel consisting of function rooms, dining room, lounges and lobby at ground level and rooms above with a substantially altered facade to Seventh Street and Langtree Parade in the "Mediterranean" style with round arched openings at street level, white stuccoed surfaces and cordoban roof tiles. A central ceramic tiled panel emphasizes the front entrance. Above the parapet line, remnants of the original gable ends are visible.

Condition: Good

Integrity: Poor

History: The former Mildura Coffee Palace was opened in April 1890 with 24 bedrooms. Additions, completed in April 1892, were designed by D.T. Edmunds (Redman & Gregory contractors), having suites with bathrooms which were unusual for that time. From 1904-1919 it was managed by Annie Yule and May Williams, daughters of Henry Williams, originator of the Coffee Palace Co. In 1915 a wine saloon was opened in the room where the Mildura Club had previously met. In 1919 it was granted a full licence and an additional 20 bedrooms were built. The Yule wing was built in 1924 and consisted of a board room, small dining room, sample room and 20 more bedrooms. In 1932 the Chaffey Offices were demolished, although the foundations were found to be sound and were incorporated in the construction of the Garden Wing. In 1954-5 the White Wing was built with 24 bed/bathrooms, followed in 1956 by the Deakin Wing with 14 bed/bathrooms. In 1957-1960 the original 3 buildings were completely gutted and a structural system of concrete pads, columns and beam replaced the load bearing walls. In 1967 a marble fireplace from "St. Anne's" was incorporated in the Burns Room redecorations. The hotel has been continually modernised, and all rooms are now self-contained.

Significance:

The architectural significance of the Grand Hotel has been almost completely lost through the process of alteration and addition over the years. Nevertheless, its location was and continues to be an important element of the Chaffey plan for Mildura, recalling the layout of the earlier and comparable plan for Ontario, and also its patronage by passengers off the railway, since 1903, and the river boats, since 1890.

Recommendations:

Recommended for Planning Scheme Protection with a view to protecting and enhancing the remaining elements of the nineteenth century structures on this site.

References:

- Mildura Cultivator,  
26.5.1888, 19.7.1888, 26.7.1888, 2.8.1888, 16.8.1888,  
6.9.1888, 4.4.1889, 25.4.1889, 16.5.1889, 6.6.1889,  
20.6.1889, 4.7.1889, 11.7.1889, 25.7.1889, 8.8.1889,  
15.8.1889, 19.9.1889, 7.11.1889, 28.11.1889,  
9.1.1890, 3.12.1890, 23.12.1890, 22.4.1891, 16.5.1891  
9.9.1891, 6.8.1892
- Lapthorne, A., Mildura Calling, The Sunnyland Press, (Red Cliffs), 1981.
- Mildura and District Historical Society - early 1900's view (Thomas Album) et al.
- LaTrobe Library:
- MFN 914 (Copyright envelope 31(56)
- VIEW c.1950, H34292 Rose Collection, comp. Bay 2, Shelf 4, Box 2.
- Smith, J., The Cyclopedia of Victoria (1904) Vol. 3 p.294.

Issue No. 1:

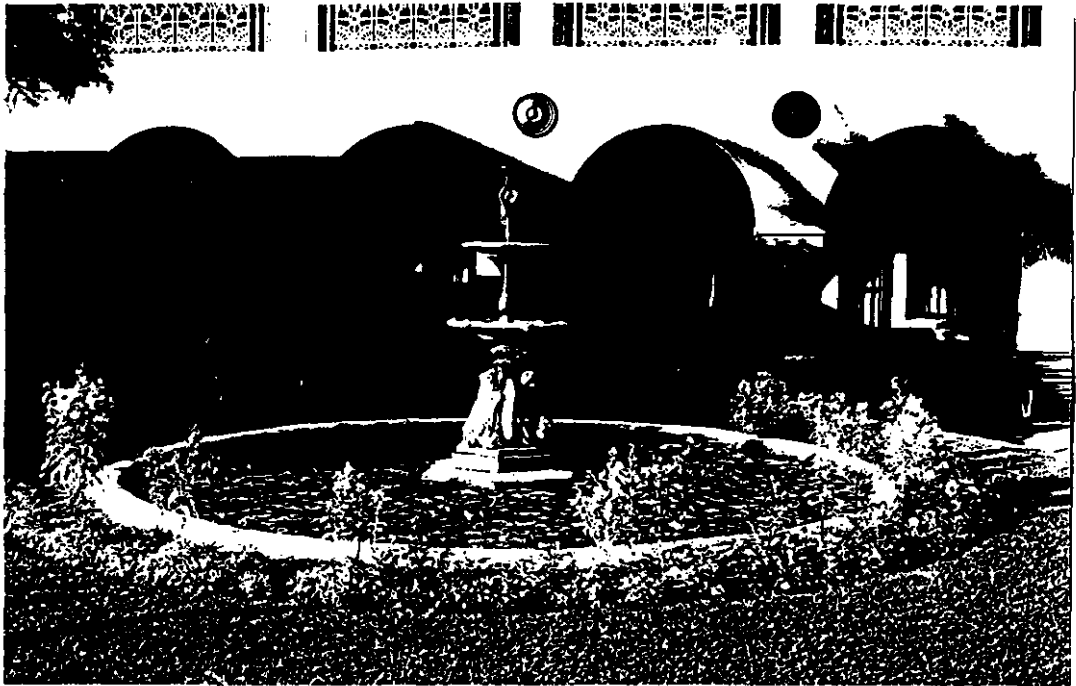
June, 1988

Andrew C Ward &amp; Associates

Building: Former Chaffey Brothers Limited

Location: Grand Hotel garden fountain, Seventh Street

Allotment Reference: Section 24, Lots 6-7



Historic Buildings Council Register: Recommended

National Estate Register: -

National Trust Register: -

Location within Precinct: -

Photograph Date: July, 1987

Original purchase from CBL: n.a.

Grantee: Chaffey

Original Owner: Chaffey Brothers Limited

Present Owner: Mildura Grand Hotel Ltd.,  
129 137 Seventh St.

## Andrew C Ward &amp; Associates

|                           |  |
|---------------------------|--|
| <u>Original Use:</u>      | Fountain   |
| <u>Present Use:</u>       | Fountain   |
| <u>Construction Date:</u> | 1889   |
| <u>Architect:</u>         |  |
| <u>Builder:</u>           |  |
| <u>Description:</u>       | A two tiered cast cement fountain with base of shaft supported by three marine angelic figures and figure of woman carrying an urn on the upper tier.  |
| <u>Condition:</u>         | Good   |
| <u>Integrity:</u>         | Good   |
| <u>History:</u>           | This fountain, together with the "Rio Vista" fountain, arrived in Mildura aboard the "Gem" in July, 1889. By August, 1889, the "garden and shrubbery around the offices of Messrs Chaffey Brothers" had been reported as being "planted with a large variety of choice exotic trees, and the lawn portions laid down with buffalo grass" ( <u>Mildura Cultivator</u> , 11.7.89). By November, 1889, the fountain was in place.   |
| <u>Significance:</u>      | The former Chaffey Brothers Limited fountain is important at the State level as the sole remaining evidence of the CBL offices from which point the irrigatio colony was managed until the collapse of the Chaffeys in 1896. It is also an important reference to the emphasis placed by the Chaffey Brothers on the importance of gardens and serves as a reminder of the original plan of the colony, having its most strategic activities close to the river front. |
| <u>Recommendations:</u>   | Recommended for inclusion on the Historic Buildings Register and for planning scheme protection. Protection to include other natural elements including the buffalo grass surrounds. Restoration of original paint colours recommended.  |

## Andrew C Ward &amp; Associates

References:

Mildura Cultivator, 11.7.1889,  
15.8.1889, 21.11.1889  
Early Views: Mildura and District  
Historical Society  
The Leader Supplement, 24.3.1894, p.10  
(view)

Andrew C Ward &amp; Associates

Building: Former Hardingham House  
Location: 61-63 Seventh Street



|   |                               |
|---|-------------------------------|
| <u>Allotment Reference:</u>                 | Section 18, Lots 63-64        |
| <u>Historic Buildings Council Register:</u> | Recommended                   |
| <u>National Estate Register:</u>            | --                            |
| <u>National Trust Register:</u>             | --                            |
| <u>Location within Precinct:</u>            | --                            |
| <u>Photograph Date:</u>                     | 13.7.87                       |
| <u>Original purchaser from CBL:</u>         | William McG. Patterson        |
| <u>Grantee:</u>                             |                               |
| <u>Original Owner:</u>                      | William and George Hardingham |
| <u>Present Owner:</u>                       | G. Tsamoudakis                |
| <u>Original Use:</u>                        | Residence                     |
| <u>Present Use:</u>                         | Residence                     |
| <u>Construction Date:</u>                   | 1913                          |
| <u>Architect:</u>                           |                               |
| <u>Builder:</u>                             |                               |

## Andrew C Ward &amp; Associates

Description:

A single fronted corrugated iron clad villa with hipped roof, symmetrical north-east elevation and bullnosed verandah with turned timber posts to this elevation and south east. The wall cladding corrugation are fixed horizontally, the verandah is covered by a passion fruit vine and the spacious garden is planted with fruit trees.

Condition:

Good

Integrity:

Good

History:Significance:

The former Hardingham residence is an example of an intact corrugated iron clad villa, uncommon in the district, enhanced by the passion fruit vine on the verandah and orchard.

Recommendations:

Recommended for inclusion on the National Estate Register and for planning scheme protection.

References:

Rate Books

Issue No. 1:

September, 1987.

Andrew C Ward &amp; Associates

Building: Mildura Base Hospital (main building)  
Address: Thirteenth Street



Allotment Reference: Section 17, Lot 1  
National Trust Register: -  
National Estate Register: -  
Historic Buildings Register: Recommended  
Location within significance area: -  
Photographed: November, 1987  
Name of Grantee:  
Original Building Owner:  
Present Building Owner: Mildura Base Hospital  
P.O.Box 306, Mildura 3500



Andrew C Ward &amp; Associates

Original Use:

Mildura Base Hospital

Present Use:

Mildura Base Hospital

Construction Date:

1933-34

Architect:

Irwin and Stevenson

Builder:Description:

A three storeyed cement rendered symmetrical building forming the original Base Hospital complex and having curved ends to the main front wing, curved overhanging projecting ledges to window heads at each level and a central parapetted section with curved balconies as its principal characteristics.

History:

The foundation stone was laid on 7.2.1934 by William Davis, hospital president, the building being opened on 30.8.1934 by His Excellency Cpt. the Rt. Hon. Baron Huntingfield, Governor of Victoria. The design of the building draws closely on that of a similar hospital in Stuttgart, W.Germany and it influenced other subsequent buildings including the Royal Hobart Hospital (opened 1939).

Significance:

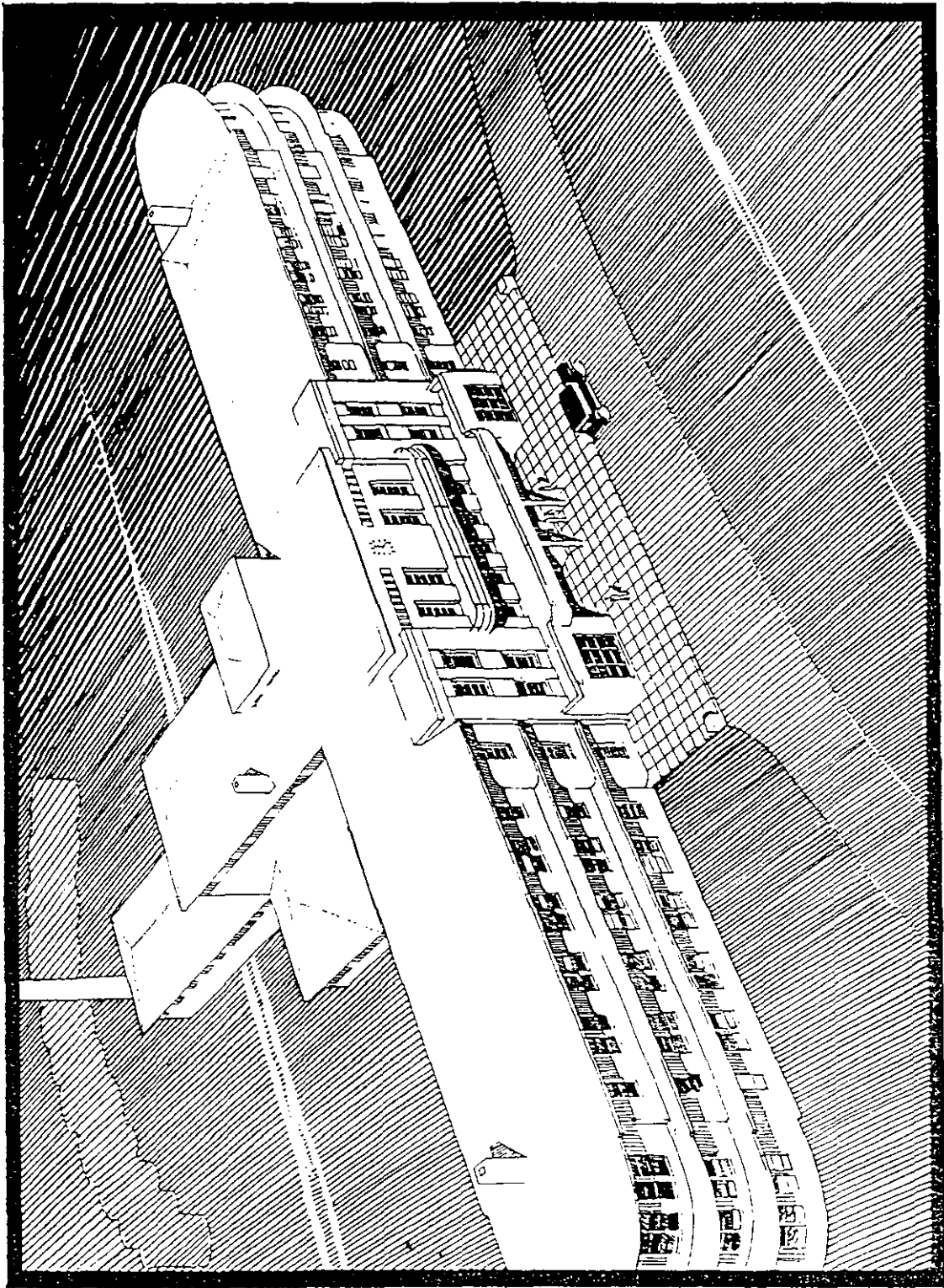
Irwin and Stevenson's design for the Mildura Base Hospital plays an important role in the emergence of an Australian response to contemporary architectural trends of central Europe during the 1930's. It is important as an early example of the modern style, much published in journals of the day, and predates the better known and comparable Mercy Hospital of 1936 by Stephenson and Turner.

Recommendations:

Recommended for inclusion on the Historic Buildings Council Register and for Planning Scheme protection.

References:

Royal Victorian Institute of Architects Journal, September, 1933., p.77.



# NEW BASE HOSPITAL MILDURA

PAUL & STEVENSON ARCHITECTS

The location of this new 166-bed Community Hospital has been commenced at Mildura. It has been designed to conform to recent overseas development and local climatic conditions.

Building: Mildura Base Hospital (original building)

Location: Thirteenth Street



Allotment Reference: Section 17, Lot 1.

Historic Buildings Council Register: -

National Estate Register: -

National Trust Register: -

Location within Precinct: -

Photograph Date: December 1987

Original Purchaser from CBL:

Grantee: -

Original Owner: -

Present Owner: Mildura Base Hospital  
P.O. Box 306, Mildura 3620

Original Use: Mildura Base Hospital

Present Use: Mildura Base Hospital

Construction Date: 1892

Design: E.C. Sharland and D.T. Edmunds

Builder: Kent & Fletcher

Description: The original hospital of 1892 retains its hipped roof form and perimeter walls, and has been added to on the side and rear elevations, the front verandah having been replaced by an arched arcade.

In 1909, the Matron Woods Memorial Ward was added, and remains in situ, though enclosed by recent work. The ward room has a cored ceiling. The 1920 wing, to the south-east is a gable roofed, rendered brick building with date in low relief, and recent lower arcaded accommodation.

Condition: Good (all buildings)

Integrity: 1892 building (poor)  
1909 wing (poor)  
1920 wing (poor)

History: In 1892, E.C. Sharland, member of the Hospital Board, in partnership with D.T. Edmunds, designed the original, surviving, hospital building in the High Victorian mode with generous sloping roof and ridge cresting. The builders were Kent and Fletcher, the foundation stone being laid by W.M. Paterson, president of the Shire of Mildura. Sympathetic new works to the south-east were added in 1901, and on 19.10.1909, the matron Woods Memorial Ward foundation stone was laid. On 22.9.1920, W.B. Chaffey laid the foundation stone for the Chaffey Ward, to the south-east of the original complex.

Significance: The original hospital building is of local importance as an example of the work of local architects Sharland and Edmunds and as a rare surviving nineteenth century public building.

Recommendations: Recommended for Planning Scheme Protection.

References: - Sunraysia Daily, 5.11.1920

Issue No. 1: May, 1988

Building: Mildura Base Hospital (original building)

Location: Thirteenth Street



Allotment Reference: Section 17, Lot 1.

Historic Buildings Council Register: -

National Estate Register: -

National Trust Register: -

Location within Precinct: -

Photograph Date: December 1997

Original Purchaser from CBL:

Grantee: -

Original Owner: -

Present Owner: Mildura Base Hospital  
Public Health Department

Original Use: Hospital

Present Use: Hospital

Construction Date: 1892

Design: E.C. Sharland and D.T. Edmunds

Builder: Kent & Fletcher

Description: The original hospital of 1892 retains its hipped roof form and perimeter walls, and has been added to on the side and rear elevations, the front verandah having been replaced by an arched arcade.

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Recommendations: Recommended for Planning Scheme Protection.

References: - Sunraysia Daily, 5.11.1920

Issue No. 1: May, 1988

Andrew C Ward & Associates  
architects - planners



F I N A L   D R A F T

CITY AND SHIRE OF  
MILDURA CONSERVATION STUDY

VOLUME III

DATA SHEETS : SHIRE OF MILDURA

JUNE, 1988

Andrew C Ward & Associates  
architects - planners



F I N A L   D R A F T

CITY AND SHIRE OF  
MILDURA CONSERVATION STUDY

VOLUME III

DATA SHEETS : SHIRE OF MILDURA

JUNE, 1988



## CONTENTS

|                        |   | <u>Page No.</u> |
|------------------------|---|-----------------|
| <u>Abbotsford</u>      | - Abbotsford bridge                                   | 1               |
| <u>Bambill</u>         | - former weighbridge at railway station site          | 3               |
|                        | - former Glatz house                                  | 5               |
|                        | - former Glatz house                                  | 7               |
| <u>Birdwoodton</u>     | - Mallee Avenue: former experimental laboratory       | 9               |
|                        | - Walnut Avenue: - former A. Lever residence          | 12              |
| <u>"Cutthroat"</u>     | - ironclad catchment tank                             | 14              |
| <u>Hattah</u>          | - railway water supply                                | 16              |
| <u>Irymple</u>         | - railway station                                     | 20              |
|                        | - Belar Avenue: former Chateau Mildura Winery         | 22              |
|                        | - Fifteenth Street: Mildura Co-op. Fruit Co. Ltd.     | 25              |
|                        | - Sandilong Avenue: former Wesleyan Church            | 30              |
| <u>Kings Billabong</u> | - Cooke Street: former pumping station                | 33              |
|                        | - Cooke Street: former pumping station residences     | 36              |
| <u>Koorlong</u>        | - Benetook Avenue: Limestone cottage and outbuildings | 39              |
|                        | - Benetook Avenue: Storage sheds                      | 41              |
|                        | - Twenty-Third Street: former Downey residence        | 43              |
| <u>"Kulnine"</u>       | - former homestead                                    | 45              |
|                        | - homestead   | 48              |
|                        | - former woolshed                                     | 51              |
|                        | - former woolstore                                    | 53              |
|                        | - redgum post fence line                              | 56              |
| <u>Lock 9</u>          | - Millewa A Pumping Station                           | 58              |

## CONTENTS (Cont/-)

|                        |   | <u>Page No.</u> |
|------------------------|---|-----------------|
| <u>Merbein</u>         | - Cowanna Avenue: "The Gables"                      | 62              |
|                        | - Ranfurly way:<br>Merbein main pumping station     | 64              |
|                        | - River Road: Mildura Wines Ltd.                    | 68              |
|                        | - Yelta Road: "Stretton"                            | 76              |
| <u>Meringur</u>        | - Public hall                                       | 78              |
|                        | - Water supply                                      | 80              |
|                        | - Former station building                           | 82              |
|                        | - Pine log and pug barns                            | 84              |
| <u>Mildura South</u>   | - Cowra Avenue: "Arlington"                         | 87              |
|                        | - San Mateo Avenue: "Imbarlee"                      | 90              |
|                        | - San Mateo Avenue: "Wonwonda"                      | 92              |
|                        | - Walnut Avenue: "St Ives"                          | 94              |
| <u>Nicholl's Point</u> | - Cureton Avenue:<br>former pumping station         | 96              |
|                        | - Cureton Avenue: "Denbigh"                         | 98              |
|                        | - Cureton Avenue: "Carrap"<br>("Villa Marguerite")  | 101             |
|                        | - Fifth Street: Nicholl's Point<br>school & rotunda | 103             |
|                        | - Fifth Street: "Lumeah"                            | 106             |
|                        | - Fourteenth Street:<br>former Smith residence      | 108<br>110      |
|                        | - off Karadoc Avenue: "Oruru"                       |                 |
| <u>Nowingi</u>         | - Ironclad catchment tank                           | 112             |
| <u>Pirlta</u>          | - former Pirlta Post Office                         | 114             |
| <u>Psyche Bend</u>     | - Psyche Bend pumping station                       | 116             |
| <u>Red Cliffs</u>      | - "Big Lizzie"                                      | 119             |
|                        | - former "Diggerland Theatre"                       | 122             |
|                        | - Red Cliffs A Re-Lift pumping station              | 124             |
|                        | - Old Red Cliffs urban pump                         | 127             |
| <u>Trinita</u>         | - abandoned log tank                                | 129             |
| <u>Werrimall</u>       | - "Our Lady of Lourdes" Catholic Church             | 131             |
|                        | - 3 pine log barns                                  | 134             |
| <u>Yelta</u>           | - railway station                                   | 136             |

Building:

Abbotsford Bridge

Location:

Murray River (Yelta)



Allotment Reference:

-

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

-

Photograph Date:

November 1986

Grantee:

Original Owner:

Present Owner:

Road Construction Authority,  
(Vic), Department of Main  
Roads, (NSW)

Original Use:

Road Bridge

Present Use:

Road Bridge

Construction Date:

1925-1923

Engineer: Department of Public Works (National and Local Government Works Branch), Percy Allan, Chief Engineer for National and Local Government Works. Drawings approved by H. Leahy, designing engineer.

Builder: Trusses: P. & W. Maclellan Limited, Clutha Works, Glasgow, - Australian reps: Gilbert Lodge & Co. Ltd., Sydney.

Description: The Abbotsford bridge consists of 35 concrete framed approach spans on the Victorian side and 6 similar spans across a billabong on the NSW side. There are 4 main span girder sections carried on concrete piers with a central (pier 7-8) lift section. A gate is provided at each end office lift span, the main beams being 6'0" rivetted I beams with 3'0" cross girders. Lattice towers and 28'6" above road level.

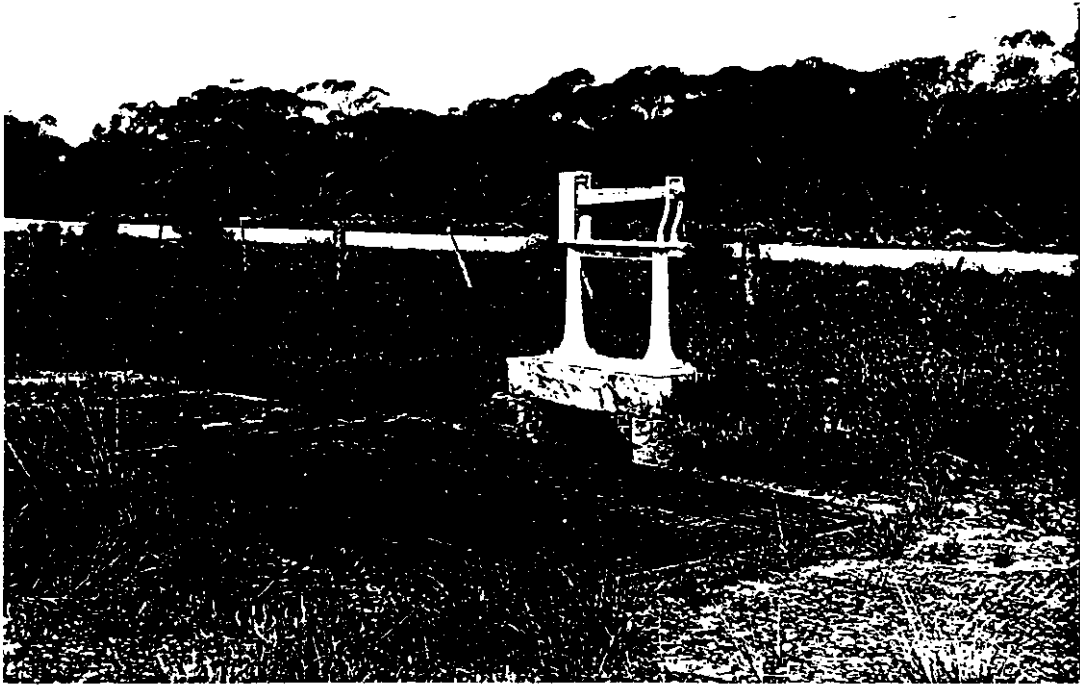
Condition: Good

Integrity: Good

History: In his submission to the Railways Standing Committee in 1900, William Bowring, mayor of Wentworth, proposed that the Mildura and Yelta railway be taken to the Abbotsford punt rather than Yelta and that a bridge be erected here with a view to extending the rail line into Wentworth. His proposal was acted on to the extent that the line was built in accordance with his recommendation, but the bridge, although designed to carry a railway, was opened for road traffic only, by Sir Dudley Rawson Stratford de Chair, Governor of N.S.W., on 10.7.1928.

Significance: The Abbotsford bridge was the last of the lift span bridges to be built over the Murray River. Being situated at the furthest crossing point, downstream, it is also the largest of these bridges and is different from the Border Railways Act bridges at Robinvale and Gonn Crossing.

Building: Weighbridge  
Location: Bambill Railway Station Site



Allotment Reference: Bambill Station ground  
Historic Buildings Council Register: -  
National Estate Register: -  
National Trust Register: -  
Location within Precinct: -  
Photograph Date: September 1987  
Grantee: -  
Original Owner: Victorian Railways Department  
Present Owner: Grain Elevators Board  
43 Lonsdale St., Melbourne  
Original Use: Weighbridge  
Present Use: Derelict  
Construction Date: Line opened 1916  
Architect:  
Builder: H. Pooley and Sons (manuf.)

Description: The remnants of the Bambill weighbridge consist of brick lined pits with cast iron bridge and concrete approaches, levers and cast iron scales.

Condition: Good

Integrity: Fair

History: Bambill was opened with the line to Meringur on 30.10.1925, the rail facilities at this location consisting of platforms, shelter shed and locker, residence, cycle and tool shed, water supply (reservoir remains) and engine shed. The weighbridge which may have been provided at this time, was purchased by the settlers in that year, or early 1926. Bambill station is now closed and the township deserted.

Significance: The Bambill weighbridge is a remarkable survivor and recalls the former station and settlement of the same name. It is of a common design used on railways throughout the Country and is important as a reminder of this now vanished settlement. Other remnants at the station ground include the wicket gate posts.

Recommendations: Recommended for Planning Scheme Protection.

References: - Millewa - The first 50 years Sunraysia Daily (Mildura), (1975) p.22.

Issue No. 1: May, 1988

Building: former Settler's house  
Location: Bambill (grid ref: WG449948)



Allotment Reference: Yarrara, Lot 35  
Historic Buildings Council Register: Recommended  
National Estate Register: -  
National Trust Register: -  
Location within Precinct: -  
Photograph Date: November 1986  
Grantee: A.G. Glatz  
Original Owner: A.G. Glatz  
Present Owner: B.H. & G.M. Fox  
P.O. Werriimull, VIC 3496  
Original Use: House  
Present Use: Vacant  
Construction Date: Early 1900's  
Architect: -  
Builder: -

Description: A substantial limestone settler's house built up in rubble work with flushed joints and ashlar markings and having red brick quoining to the openings and corners. The pyramidal roof is corrugated iron lined and the timber posted verandah to the elevations is partially built in to form a wire room.

Condition: Fair

Integrity: Good.

History: A.G. Glatz (parish plan) or D. Glatz arrived at Bambill in 1926, the area being initially settled in 1925-26. Glatz built this house in the early 1930's and it subsequently passed to C. Arney. In 1986, B. Fox bought this allotment. The house has been recently vacated.

Significance: The former Glatz residence is representative of the comparatively few limestone settlers' houses built in the Millewa and especially in the Morkalla area and is substantially intact.

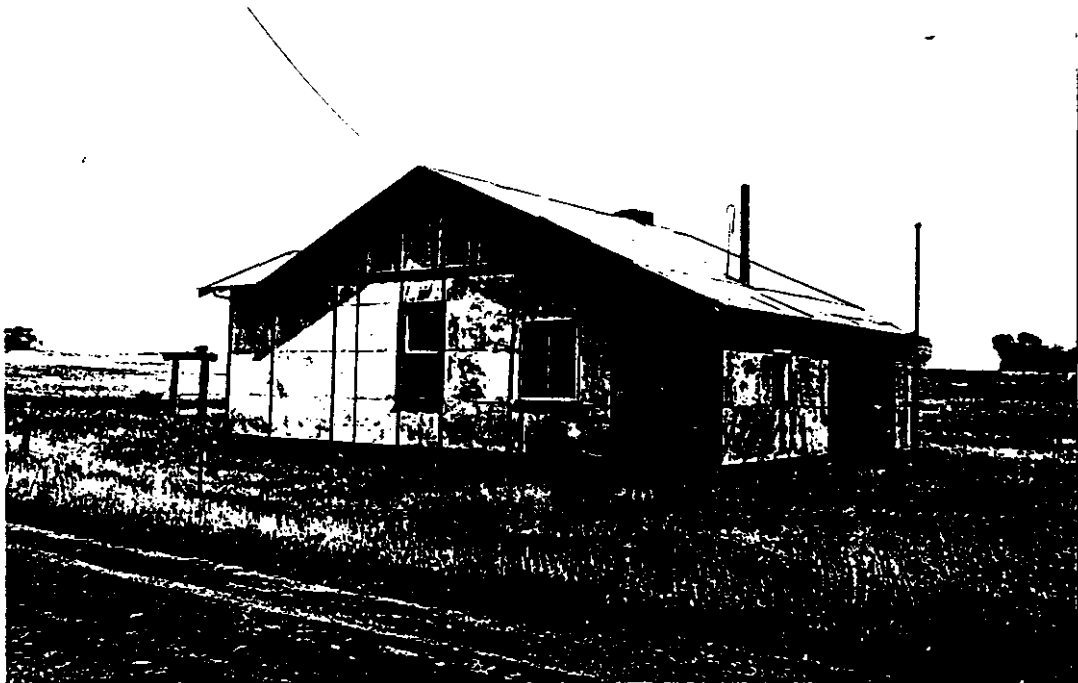
Recommendations: Recommended for Planning Scheme Protection.

References: - Wilson, J., A History of the Millewa pp.26-27 for general info. on limestone houses.  
M. Kelly

Issue No. 1: May, 1988



Building: former Settler's house  
Location: Bambill (grid ref: WG449948)



Allotment Reference: Yarrara, Lot 35  
Historic Buildings Council Register: -  
National Estate Register: -  
National Trust Register: -  
Location within Precinct: -  
Photograph Date: November 1986  
Grantee: A.G. Glatz  
Original Owner: A.G. Glatz  
Present Owner: B.H. & G.M. Fox  
P.O. Werrimull, 3496  
Original Use: House (S.R. & W.S.C.)  
Present Use: Vacant  
Construction Date: Relocated early 1930's  
Architect: S.R. & W.S.C.  
Builder:

Andrew C Ward &amp; Associates

Description: A gable roofed timber framed former S.R. & W.S.C. house, sheeted with flat galvanised iron cladding and with corrugated iron roof linings. The gable ends have half-timbering.

Condition: Fair

Integrity: Good.

History: Built originally by the former S.R. & W.S.C. at the Lake Cullulleraine settlement, this building was relocated during the early 1960's.

Significance: This house is of local importance as an S.R. & W.S.C. house associated with the steam powered Millewa domestic and stock water supply system which had its main base at Lake Cullulleraine. It is important also as an example at an unusual building system in the Millewa, using flat iron sheets for linings.

Recommendations: Recommended for Planning Scheme Protection.

References: M. Kelly

Issue No. 1: May, 1988

Andrew C Ward & Associates

Building:

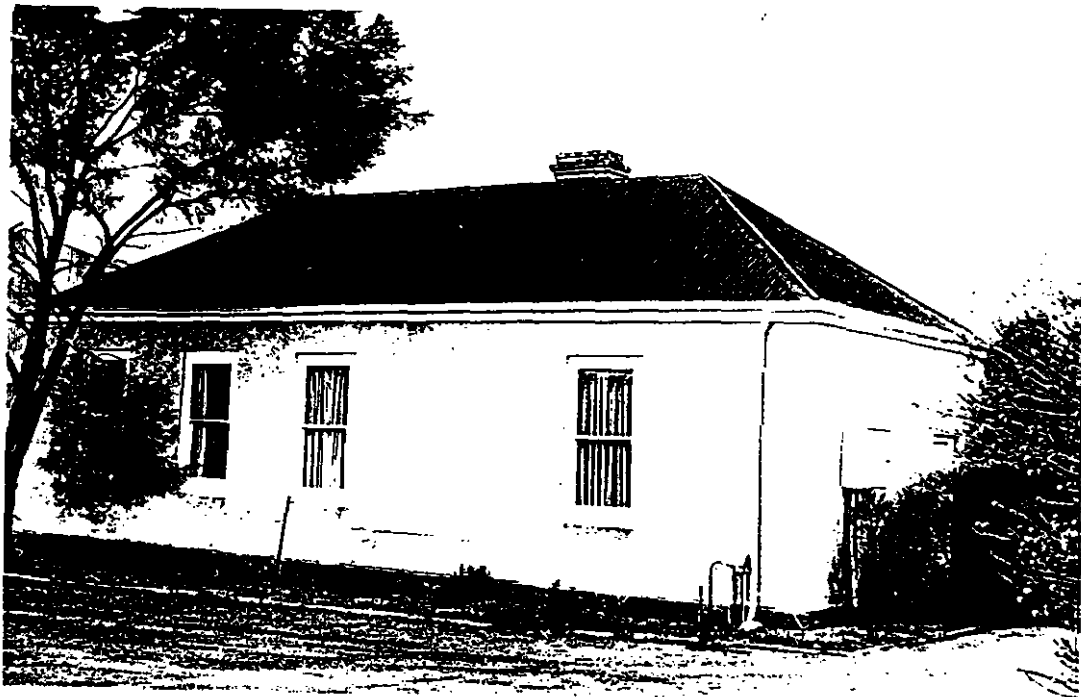
former Experimental Laboratory, South Merbein

Location:

Mallee Avenue, Birdwoodton

Allotment Reference:

Parish of Merbein, Blocks 8, 9 10



Historic Buildings Council Register: Not applicable

National Estate Register: Recommended

National Trust Register: -

Location within Precinct: -

Photograph Date:

Grantee: Mildura and District Research Committee

Original Owner: Mildura and District Research Committee

Present Owner: CSIRO (Division of Horticultural Research)

Andrew C Ward &amp; Associates

|                           |   |
|---------------------------|---|
| <u>Original Use:</u>      | Experimental laboratory with office and library   |
| <u>Present Use:</u>       | Visitors' centre  |
| <u>Construction Date:</u> | 1919  |
| <u>Architect:</u>         | A. Bruce (designer: committee member)   |
| <u>Builder:</u>           | W. Laughlin   |
| <u>Description:</u>       | A small rectangular hip roofed building of rammed concrete construction rendered externally with roughcast cement. It has two rooms, one originally the laboratory and the other an office.   |
| <u>Condition:</u>         | Good  |
| <u>Integrity:</u>         | Good  |
| <u>History:</u>           | <p>The Mildura and District Research Committee was formed in November 1917 to undertake experiments and research into vine diseases after the fungus disease black spot had devastated local vineyards in the spring of 1917. Results from the research by Mr A.V. Lyon were published in 1918, and this success caused the research program to be extended, and the State Rivers and Water Supply Commission to offer land for use as an experimental farm site. In 1920 the Research Committee was amalgamated with the Mildura Vineyards Protection Board, and by this time development of the Merbein site had been started and included the construction of the laboratory building. Funding during this time had come from the growers and the Commonwealth Advisory Council was replaced by the Institute of Science and Industry and when this was reconstituted as the Council for Scientific and Industrial Research in 1926 it took control of the Research Station completely. Since then the Research Station has expanded in staff, research programs and buildings, and the original laboratory was replaced by a new laboratory/library and administration block in 1937.</p> |

Significance:

The original laboratory is believed to be the oldest building still in use by the C.S.I.R.O. constructed specifically for the purpose of scientific investigations by the C.S.I.R.O or its forerunner bodies. It is important at the regional level for its associations with the work of the Mildura, Red Cliffs and Merbein communities in horticultural research.

Recommendations:

Recommended for inclusion on the National Estate Register, and for planning scheme protection.

References:

Rosemary Wren, The Origins and History of the Merbein Laboratory, C.S.I.R.O. Division of Horticultural Research, 1917 -, 1985.

Sunraysia Daily, Special Jubilee Issue, 9.8.1937

Issue No. 1

November, 1987

Building: Former A. Lever residence  
Address: Walnut Avenue, Birdwoodton  
Allotment Reference: Block E, Section 34, Lots 5-6



National Trust Register: -  
National Estate Register: -  
Historic Buildings Register: Recommended  
Location within Significance Area: -  
Photographed: November, 1987  
Name of Grantee:  
Original Building Owner: Archie Lever  
Present Building Owner: P. Girotto  
P.O. Milford South VIC 3601

## Andrew C Ward &amp; Associates

|                           |   |
|---------------------------|---|
| <u>Original Use:</u>      | Block house   |
| <u>Present Use:</u>       | Block house   |
| <u>Construction Date:</u> | c.1908  |
| <u>Architect:</u>         | A. Lever (designer)   |
| <u>Builder:</u>           | A. Lever  |
| <u>Description:</u>       | A hip roofed limestone cottage in the Colonial vernacular mode with encircling bull nosed verandah, portions of which have been built in since construction.  |
| <u>Condition:</u>         | Good  |
| <u>Integrity:</u>         | Good  |
| <u>History:</u>           | Arthur Lever, son of J.J.T. Lever, owned land initially on this allotment, subsequently acquiring the largest available block in the White Cliffs settlement (84 acres). He was a leading winegrower in the district and member of the Mildura Vineyard and Protection Board empowered to undertake research and plant protection at the Merbein research station. Lever carted the limestone from Koorlong to build his house. In 1917 it was sold to Isaac Brown. |
| <u>Significance:</u>      | The former Lever residence is noteworthy at the regional level for its association with the Lever family and as a substantially intact stone block house built from Koorlong limestone.   |
| <u>Recommendations:</u>   | Recommended for inclusion on the Historic Buildings Council Register and for planning scheme protection.  |
| <u>References:</u>        | Rate Books  |
| <u>Issue No.1</u>         | November, 1987  |

## Andrew C Ward &amp; Associates

Building: Iron Clad Catchment Tank  
Location: "Cutthroat", H. McArthur's lease

Allotment Reference:

Historic Buildings Council Register: Recommended

National Estate Register: --

National Trust Register: --

Location within Precinct: --

Photograph Date: April, 1986

Original Leaseholder:

Original Owner:

Present Owner: H. McArthur

Original Use:

Present Use:

Construction Date: c. 1928

Engineer: A.S. Kenyon

Construction Agency: Former State Rivers and Water Supply Commission



## Andrew C Ward &amp; Associates

Description: A typical iron clad catchment tank, the concrete tank being lined with bitumen. The pump and stand has been removed and the catchment partly destroyed in a storm.

Condition: Poor

Integrity: Good

History: Built in 1928, this tank was used until 1983 by the McArthurs, when it was destroyed in a storm: "the water was always cool ..." (Mrs. McArthur)

Significance: Although badly damaged, this catchment tank is located picturesquely on a hillside with the ruins of the McArthur's former home alongside. Its existence in this scenic and remote location is important.

Recommendations: Recommended for inclusion on the Register of Historic Buildings.

Stablilise, principally by collecting, flattening out and fixing the iron catchment sheets.

References: Andrew C. Ward and Assoc., "Mallee Area Review - study of Historic Sites for the Land Conservation Council, 1986.

Issue No. 1: September, 1987.

Andrew C Ward &amp; Associates

Building:

Hattah Railway Station water supply

Location:

Water tower - Hattah railway station.

Pumping station, etc. - Hattah Lakes  
National Park.Allotment Reference:Water tower: railway reserve  
Pumping station:Historic Buildings Council Register:

Recommended

National Estate Register:

--

National Trust Register:

--

Location within Precinct:

--

Photograph Date:

April, 1986

Grantee:

## Andrew C Ward &amp; Associates

|                             |   |
|-----------------------------|---|
| <u>Original Owner:</u>      | Victorian Railways Department   |
| <u>Present Owner:</u>       | State Transport Authority   |
| <u>Original Use:</u>        | Locomotive and township water supply  |
| <u>Present Use:</u>         | Locomotive and township water supply  |
| <u>Construction Date:</u>   | Water tower - 1902<br>Pumping station - 1908, rebuilt 1944.   |
| <u>Engineers:</u>           | Victorian Railways Department   |
| <u>Constructing Agency:</u> | Victorian Railways Department -<br>water tower, contract no. 11613 let<br>to A. Challingsworth.   |
| <u>Description:</u>         | <p>The Hattah railway water supply system consists of the water tower, pumping station and reservoirs. The water tower is a standard type water tower with crane and drip dish. The tank is bellied and rivetted, with a supply pipe controlled by a mill cock in a burnt out locker. Six rails ("Cammel Sheffield toughened steel 1871") form columns which are tied vertically and horizontally.</p> <p>The pumping station consists of a timber framed corrugated iron clad shelter with corrugated iron perimeter fence and suction pipe on pile frame in Lake Hattah. A List diesel engine rope drives an Ajax type A6, series E, force pump, drawing water from the lake to the p.s. through a 100mm ID suction pipe. A Rubber discharge hose connects to a Kelly and Lewis centrifugal pump, housed in the shelter. It is driven by flat belt off a pulley powered by a Ronaldson Brothers and Tippet Pty. Ltd. (Ballarat) 5HP, 800 RPM type CF (No. 28778) diesel engine with fuel tank. A brick lined storage tank is situated nearby (not visited). Immediately to the west of the p.s., the mounting block (?) of the former steam engine powered ps is the only remnant of the original installation.</p> |

## Andrew C Ward &amp; Associates

Condition:

Good

Integrity:

Good

History:

The rail line to Mildura was opened as far as Hattah in 1903, and by 1908, the Victorian Railways had built a steam powered pumping station here for the dual purpose of watering its locomotives at Hattah railway station and supplying water to the settlement. A channel was cut, linking Hattah and Lockie Lakes.

During the early 1940's, the pumping station was burnt down, and by 1944 the present installation had been erected. It remains serviceable, today. In recent years, H. MacArthur, a nearby pastoralist, installed the Lister diesel engine and Ajax pump to provide water to his house "Glencoe", and to the Hattah township. The railway pump and engine are no longer used.

Significance:

The water tower is an intact example of a standard design for a 5000 gallon tank, being the only one of its type in the Mallee, and known to exist elsewhere at Pirron Yallock, Queensliff, Wallan and Woodend. It is important for its association with the era of the steam locomotives on the Victorian railways and as an example of industrial design using rivetted steel work, and rail sections for columns. It is important also as part of the comparatively intact water supply installation formerly serving Hattah railway station.

The pumping station is a comparatively large diesel powered railway pumping station, important for its association with the steam locomotive era, which concluded, in Victoria, in 1970. Its survival as an intact railway pumphouse is unusual.

Recommendations:

Recommended for inclusion on the Register of Historic Buildings and for planning scheme protection in conjunction with the weir at the Huttah Lakes.

References:

Andrew C. Ward & Assoc.  
"Mallee Area Review, - study of Historic Sites" for the Land Conservation Council, 1986.  
A. Ward : "Survey of Railway Water Towers", 1984.4

Issue No. 1:

September, 1987.



Andrew J. Ward &amp; Associates

Building:

Railway Station

Location:

Irymple

Allotment Reference:

Block F, Section 42

Historic Buildings Council Register:

Registered

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

-

Photograph Date:

November 1987

Original Purchase from CBL:Grantee:

G. &amp; W.B. Chaffey

Original Owner:

Victorian Railways Department

Present Owner:

State Transport Authority

Original Use:

Railway Station

Present Use:

Railway Station

Construction Date:

26.10.1903 (station opening date)

Architect:

Railways Department

Builder:

|                         |  |
|-------------------------|--|
| <u>Description:</u>     | A standard portable station building consisting of office, lobby, store (former general waiting room) and ladies' waiting room with toilets and having a ventilated roof extended to form the platform verandah. Other elements of this complex include the vangoods shed, goods shed and departmental residences. |
| <u>Condition:</u>       | Good   |
| <u>Integrity:</u>       | Good. Verandah posts replaced, fruit shed demolished 1987.   |
| <u>History:</u>         | Irymple station was opened with the Yatpool-Mildura section of the Mildura railway in October, 1903 and retains sidings to the Mildura Co-operative Fruit Co. Ltd and the former Railway Packing Co. premises. It remained open in 1988 although closure is foreshadowed by V-Line.                                |
| <u>Significance:</u>    | Irymple station is important at the State level as the largest and most intact portable station building of its type. Its design is expressive of the Wimmera/Mallee climate and it is the oldest remaining station building within the irrigation settlement.   |
| <u>Recommendations:</u> | It is recommended that the future management of this complex be given consideration by the shire in conjunction with V-Line. Reinstatement of original verandah posts recommended.   |
| <u>References:</u>      | Rate Books   |
| <u>Issue No. 1:</u>     | May, 1988  |

Andrew C Ward &amp; Associates

Building:

former Chateau Mildura Winery

Location:

Belar Avenue, Irymple

Allotment Reference:

Block F, Section 97, Lots 10-11.

Historic Buildings Council Register:

Recommended

National Estate Register:

Recommended

National Trust Register:

-

Location within Precinct:

-

Photograph Date:

July 1987

Grantee:

G. &amp; W.B. Chaffey

Original Owner:

W.B. Chaffey

Present Owner:Mildura Wines Pty. Ltd.  
P.O. Box 396, Merbein, 3505Original Use:

Winery

Present Use:

Cellars



Construction Date: 1888

Architect: W.B. Chaffey (?)

Builder:

Description: A substantial complex of timber framed and partially brickwalled cellars with corrugated iron linings and timber gabled trusses. Portions of the cellars are partially sunk beneath ground level with steps down on the north elevation. Inside, storage is achieved by means of jarrah and oak vats, hogsheads and concrete tanks of different configurations. Ventilated eaves soffits and gable end fixed louvre vents provide air movement along with limited use of ridge vents. A workshop retains early grinding wheels, and geared pedestal drill driven by flat belts off an electrically powered pulley shaft. An Asco (Australasian Scales Co.) scales and "Mildura Winery" sign are in situ.

Condition: Good

Integrity: Good

History: William Chaffey, horticulturalist, established the "Chateau Mildura", Irymple, in 1888 with Peter Mazou, vigneron, as manager. By 1896, the vineyard consisted of 150 acres under vines, 6 acres lucerne and 4 acres cellars (Mildura Cultivator, 3.6. 1896), but the crop was lost through lack of irrigation water. Chaffey shifted production from table wines to fortified wines but by 1908 the winery had been closed. In 1911 Chaffey became chairman of the Mildura Winery Pty. Ltd. and the Irymple plant was re-opened, operations subsequently being established on the Merbein site, (q.v.).

Significance: The former Chateau Mildura Winery, Irymple, is important at the State level for its links with William Chaffey and for its place in the early economy of the Mildura irrigation colony. It is important also as the oldest winery/distillery in the district and as the first plant of Mildara Wines Limited.

Recommendations:

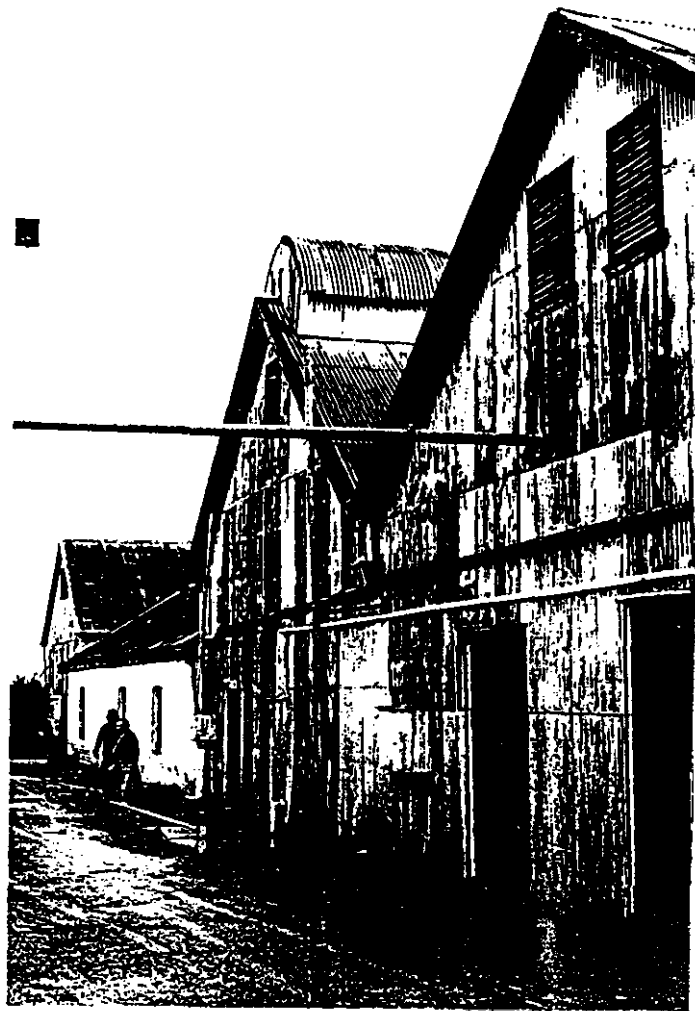
Recommended for inclusion on the Historic Buildings Council Register, National Estate Register, and for Planning Scheme Protection.

References:

- Wells, S., Fine Wines from the Desert, Quartet Books, (Melb), 1980.
- Mildura Cultivator, 3.6.1896

Issue No. 1:

May, 1988



Andrew C. Ward &amp; Associates

Building: Mildura Co-operative Fruit Co. Ltd  
(Irymple Branch)

Address: Fifteenth Street



Allotment Reference: Block F, Section 43, Lot 11

National Trust Register: -

National Estate Register: -

Historic Buildings Register: -

Location with significance area: -

Photographed: November, 1987

Name of Grantee:

Original Building Owner: Mildura Fruitgrowers Association

Present Building Owner: Mildura Co-operative Fruit Co. Ltd

Original Use: Packing House

Present Use: Packing House

Construction Date: 1902-1903

Andrew C Ward &amp; Associates

Architect:Builder:Description:

Extensive corrugated iron gable roofed packing sheds with original section distinguished by continuous roof monitor and later facade to Koorlong Avenue (and other walls) being of reinforced concrete construction with a central curved pediment. A continuous open shed to Fifteenth Street accommodates the rail siding.

History:

The original Packing Shed was erected in 1902-1903, a valuation of the premises prepared in January 1905 recording the principal elements, including main shed and office, rail siding and platform, stores and sweat box stand.

The Irymple Branch of the Mildura Co-operative Fruit Co. Ltd was the second Packing House taken over from the Mildura Fruitgrowers' Association, but did not commence packing shareholders' fruit until the 1906 season.

Two vineyards adjoining the Packing House were purchased later to enable extensions to be made.

In 1939 the Packing House was enlarged and all the galvanised iron walls were replaced by concrete walls. Shortly after this the whole of the machinery was reconstructed and today two modern packing units are in operation capable of packing 150 tons per day.

In 1952 a further extension brought the floor space of the Packing House, Dehydrator and Trading Store to 80,500 square feet. In this year the "Fitzpatrick" cleaning machine for the removal of foreign substance from fruit was evolved. A modern Service Department for the building of machinery and repairs to growers' plant was also opened.

Significance:

The Irymple branch building is of note as possibly the oldest Packing House in the district, its original form and frontage to the rail siding being clearly visible. It recalls the role of the former Mildura Fruitgrowers Association, established in 1891, and is the oldest packing shed retained by the Mildura Co-operative Fruit Co. Ltd.

Andrew C Ward & Associates

Recommendations:

Recommended for planning scheme protection.

References:

The Mildura Co-operative Fruit Company Limited, Golden Jubilee 1905-1955.

K. Voullaire's and company records, including annual reports.

- Aerial view held by Co-op, 1936.

Issue No. 2.

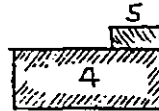
May, 1988

# Branch Buildings

£ s d

|   |  |         |
|---|--|---------|
| 1 | Main Shed & Office including<br>ground floor timber floor under eaves<br>& at door & closets | 440 - - |
| 2 | Platform & Ramp  | 43 - -  |
| 3 | Store room   | 40 - -  |
| 4 | Chemical Store   | 22 10 - |
| 5 | Closets  | - - -   |
| 6 | Small Eop stand  | 6 - -   |
| 7 | Railway siding including timber fence<br>rails & graveling                                   | - - -   |

£ 750 10 -  
787  
563 10

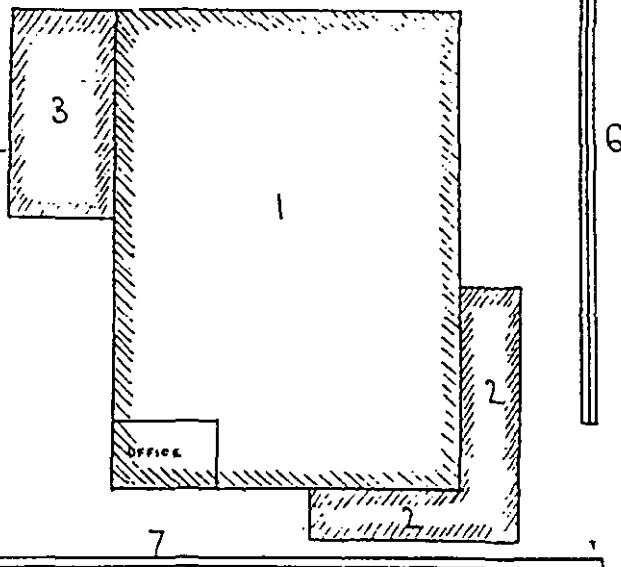


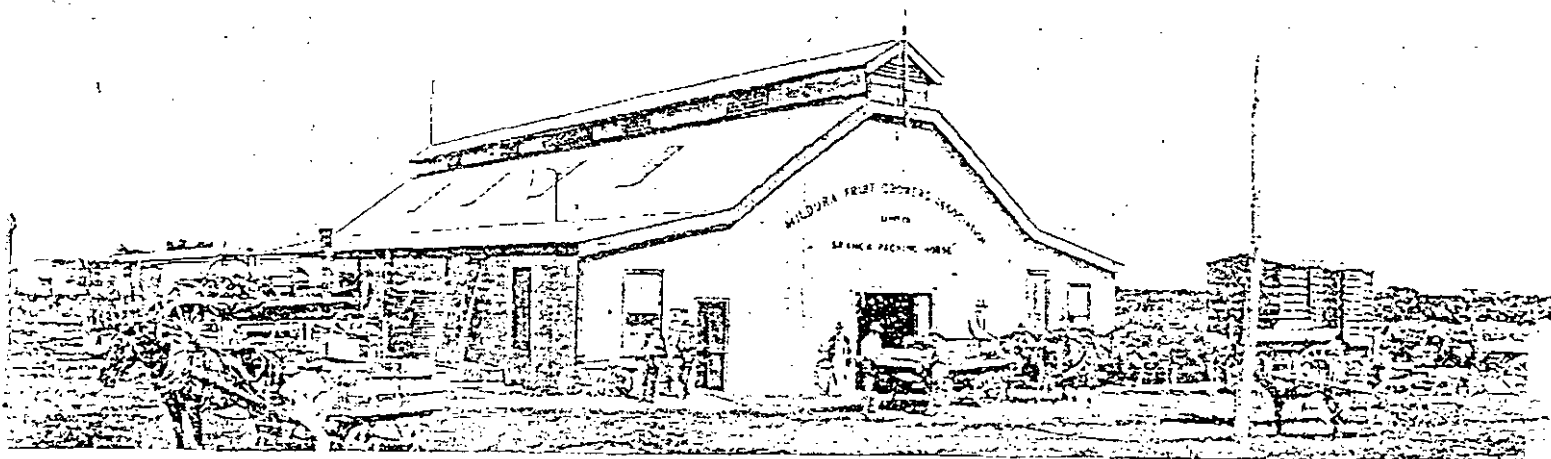
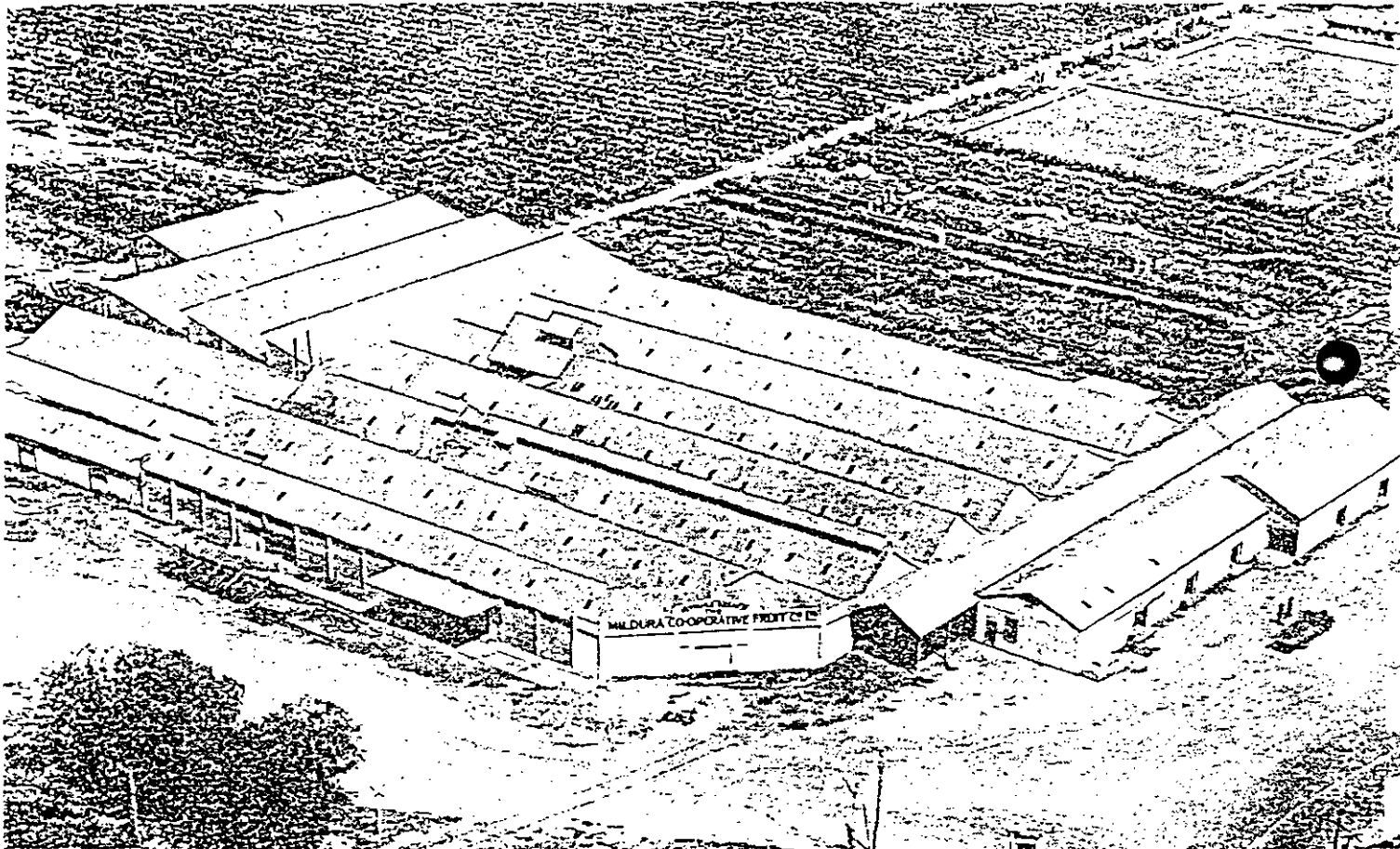
aim Rail way

Sketch showing

Position Buildings etc

at Branch M. E. G. A L<sup>d</sup>





Irymple Branch at time of Amalgamation with Mildura Fruitgrowers' Association, 1905.

Andrew C. Ward &amp; Associates

Building:

Former Wesleyan Church

Location:

Sandilong Avenue, Irymple

Allotment Reference:

Block F, Section 45

Historic Buildings Council Register:

Recommended

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

-

Photograph Date:

November 1987

Original Purchaser from CBL:Grantee:

G. &amp; W.B. Chaffey



Original Owner: -

Present Owner: -

Original Use: Church

Present Use: Sunday School

Construction Date: 1891

Architect: Sheridan and MacFarlane

Builder: Brown & Sons

Description: A timber framed and clad church with porch, belfry and fretted barges. The distinctive belfry has a cast iron finial, sheet metal roof, fascias with trefoil motifs, and posted frame with lancet arched infills and diagonal linings to panels below the arches. Inside, the original colour scheme includes the phrase "Come ye before Him and rejoice" on a scroll above the altar (removed). Internal timber linings include diagonal boarding to the dado.

Condition: Fair

Integrity: Good

History: The Irymple Valley land was opened for settlement in 1890 and by 1893 most of the land north of Sandilong Avenue and east of Fifteenth Street had been sold off. The Wesleyan Church was built in 1891 at a cost of £300 and was also used as a primary school until the opening of the Irymple State School. Early members of the Church included the family of E.J. and M. Roberts (Edward J. Roberts was an early blockholder in the Valley, Chairman of the Mildura Fruitgrowers Association Limited and later manager of the Irymple Packing Co.). In 1962 the Roberts family erected the present memorial church in front of this building.

Significance: The former Wesleyan Church (Irymple) is important at the State level as a substantially intact small timber church with decorative belfry and barges and intact interior. It is of note also as the sole remaining church of Messrs. Sheridan and MacFarlane who undertook other church work for the Wesleyans in the district. Its links with E.J. Roberts are of interest.

Recommendations: Recommended for inclusion on the Historic Buildings Register and for Planning Scheme Protection.

Andrew C Ward &amp; Associates

References:

- Mildura Cultivator, 25.7.1891, 25.10.1891.
- Methodist Spectator, 25.11.1898 (view), pp. 1104-5
- Mildura and District Historical Society - views c.1900, Marie Johnstone and Dyason Albums.

Issue No. 1:

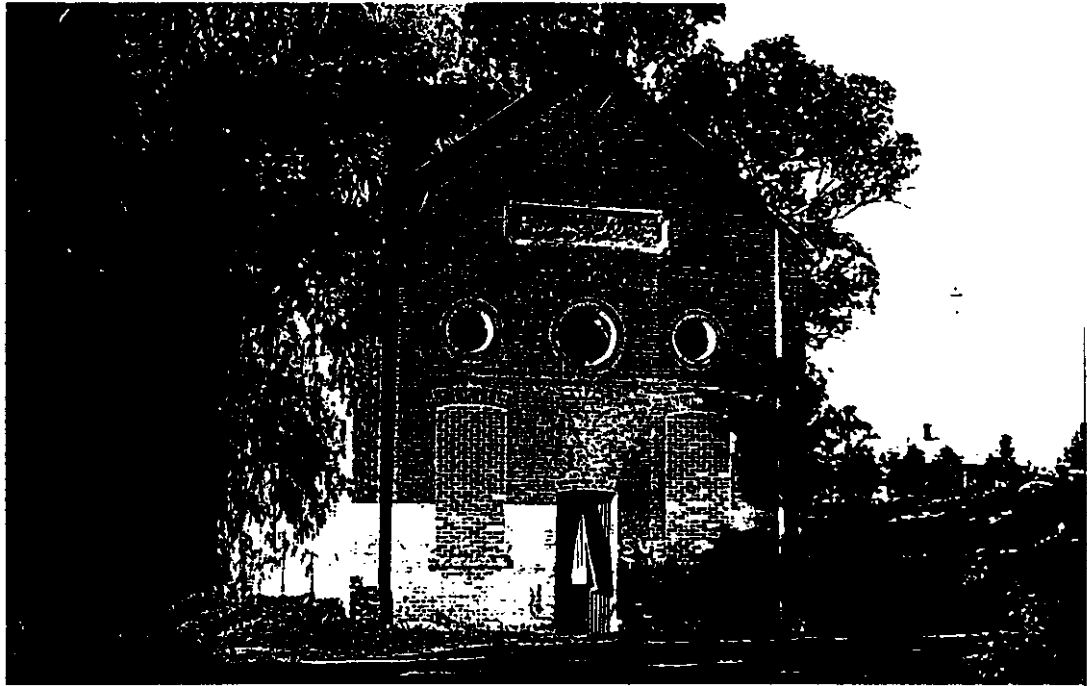
June, 1988.

Andrew C Ward &amp; Associates

Building: King's Billabong Pumping  
Station

Address: Cooke Street, Billabong

Allotment Reference: -



National Trust Register: -

National Estate Register: Recommended

Historic Buildings Register: Registered

Location within significance area: Kings Billabong reserve  
precinct

Photographed: 12.4.87, 22.4.87

Original Building Owner: Mildura Irrigation Co.

Present Building Owner: Shire of Mildura, leased to  
R. Skinner & J. Fumberger

Original Use: Engine house

Present Use: Abandoned

Construction Date: 1389

Architect:Builder:Description:

A rectangular red brick building with corrugated iron gable roof. The two long walls are articulated by brick piers (chamfered) creating five bays in which the openings are symmetrically placed. Within the bays are segmental arched windows which have been bricked up (except for the end bay on the west side) and there are circular windows above these. On the south end is a large opening with pointed arch, which has also been bricked up, and three circular windows, the middle window being larger than the other two. The north end has a centre door and a window either side. Both ends have a cement plaque and the remains of decorative timberwork in the gable end and at the bottom end of the barge boards.

Condition:

Good

Integrity:

Good (building only), enhanced by natural setting on edge of billabong.

History:

The Billabong pumps were the second in the series of pumps making up the Billabong irrigation system. Water was raised from King's Billabong to the 50' level. A temporary 50mm pump with portable engine operated until the Chaffey steam engine 2 x 500mm centrifugal pumps commenced operation in 1890. Although two more pumps and boilers were later added, these were replaced in 1934, and the station was closed down in 1955 when both Billabong and Nichols Point pumping stations were replaced by the new central station. Since then the building was for a time occupied by an art group but is now derelict.

Significance:

Although significantly degraded by the removal of the plant, the Billabong p.s. formed an essential and major part of the Chaffey Brothers' Billabong pumping system. It is crucial to contemporary interpretation of the original irrigation system and relates directly to the work of the Chaffeys. In these respects, the building is important at all levels.

Recommended Actions:

Ensure protection of building, and historic landscaped setting. Recommended for inclusion on the National Estate Register and for planning scheme protection.

References:

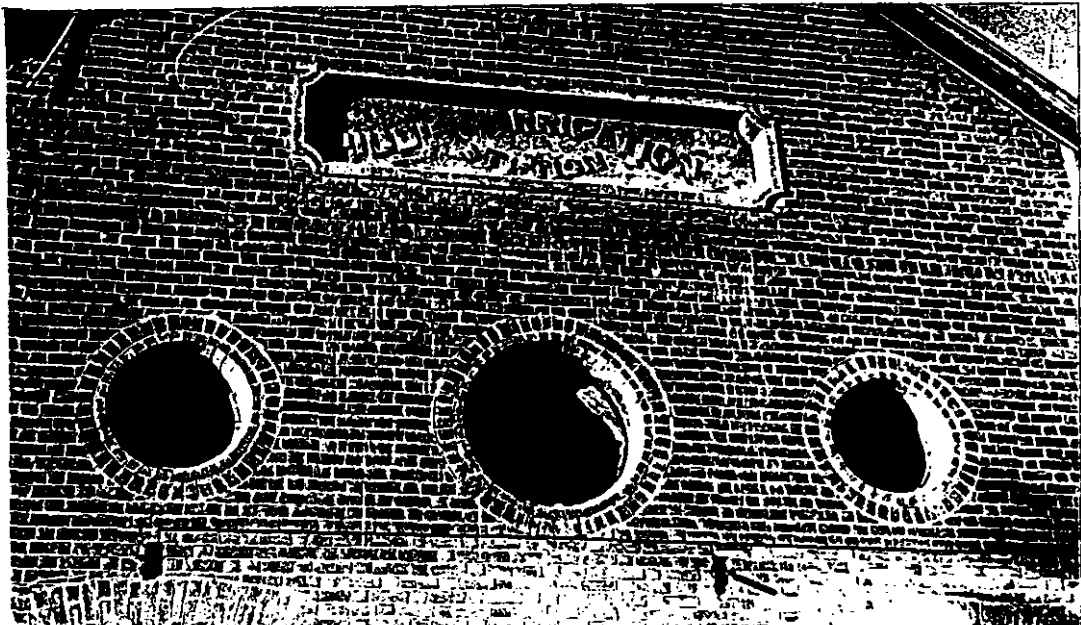
M.D.H.S. View, No. 6258

F.M.I.T. handout

Mildura Cultivator, 28-3-1889, 11-4-1889, 23-5-1889, 6-6-1889, 4-7-1889, 9-1-1890

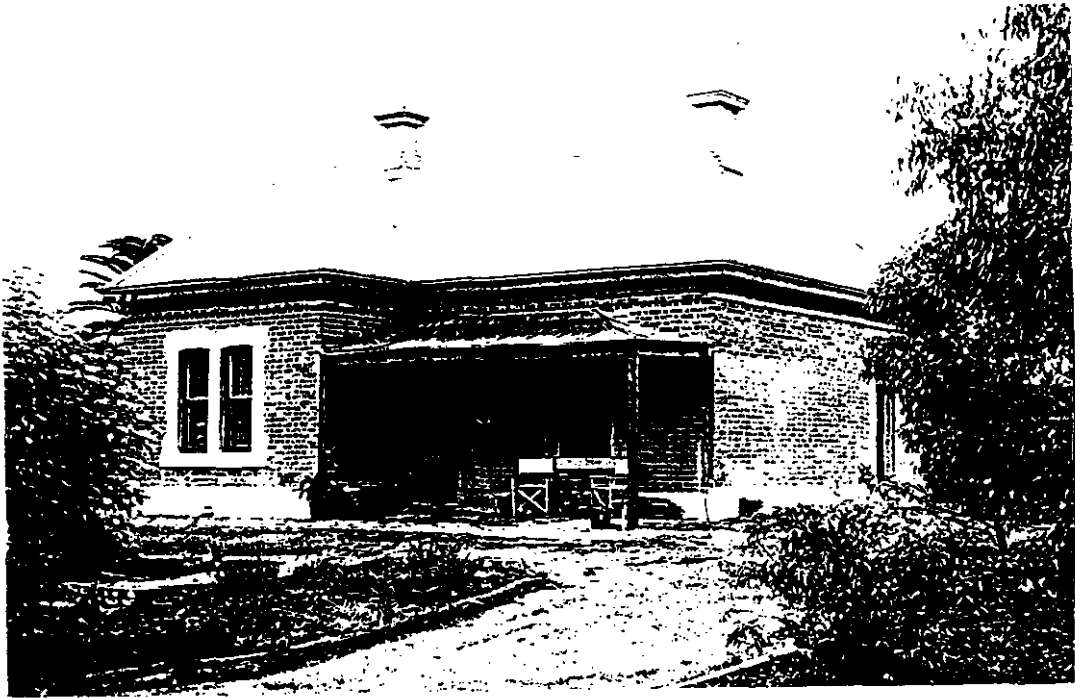
Issue No. 2

June 1988



Andrew C Ward &amp; Associates

Building: Former pumping station residences  
Location: Lots 34 and 332 Cooke Street  
Allotment Reference: Block F, Section 98A



Historic Buildings Council Register: Recommended  
National Estate Register: -  
National Trust Register: -  
Location within Precinct: Kings Billabong pumping station precinct  
Photograph Date: July, 1987  
Original purchaser from CBL:  
Grantee:

Original Owner: Chaffey Bros. Limited

Present Owner: (34) Mr. R. Skinner,  
P.O. Box 2096, Mildura 3500  
(332) Mrs. G.R. Milne  
P.O. Box 520, Mildura 3500

Original Use: Residential (engine drivers)

Present Use: Residential

Construction Date: 1890

Architect: D.T. Edmunds

Builder:

Description: No. 34 is a former pumping station staff residence, assymetrical and of red brick construction with classically inspired stuccoed dressings, timber posted verandah and bracketted eaves.

Condition: Good

Integrity: Good

Description: No. 332 is a former pumping station staff residence, classically inspired with double gable parapetted front facade stuccoed above the cornice mould with gables formed into pediments supported on plain pilasters above vermiculated panels.

Condition: Good

Integrity: Fair. The verandah has been removed and replaced with a flat roofed porch.

History: On 20.2.1890 tenders were called for the erection of three engine drivers' cottages at the King's Billabong and Nicholls Point pumping stations. By May, 1890, the "foundations" were completed.

Significance: These houses are important at the State level as a part of the former Kings Billabong pumping station complex and for its associations with the Chaffey Brothers. They form a visual unit with the pumping station and remain as the only surviving houses associated with the operation of the Chaffeys' pumping stations.

Recommendations:

Recommended for inclusion on the Historic Buildings Council Register and for planning scheme protection.

References:

Mildura Cultivator, 16.1.1890, 20.2.1890,  
29.5.1890

Issue No. 1

November, 1987





Andrew C Ward &amp; Associates

Building: Limestone Cottage and outbuildings  
Address: Benetook Avenue, Koorlong.  
Allotment Reference: Block F, Section 134



National Trust Register: -  
National Estate Register: -  
Historic Buildings Register: -  
Location within Significance Area: -

Andrew C Ward &amp; Associates

Photographed: September, 1987

Name of Grantee: G. & W.B. Chaffey

Original Building Owner: A. McDonald (?)

Present Building Owner: Messrs. F.C., S., G. & M.A. Dimasi  
P.O. Koorlong, 3501

Original Use: Block House

Present Use: Block House

Construction Date: 1891 (?)

Architect:

Builder:

Description: A gable roofed limestone cottage with  
bullnosed verandah and concrete lean-to  
section at rear. A concrete outbuilding  
with skillion roof adjoins.

Condition: Fair

Integrity: Good

History: Mildura Cultivator of 5-12-1891 refers  
to a limestone house of A. MacDonald in  
20th Street, between Benetook and  
Etiwanda Avenues, Koorlong.

Significance: This limestone cottage is the only  
intact limestone cottage at Koorlong,  
other structures of limestone being the  
dal Farra house (q.v.), stone stores and  
ruins. It is of local importance for  
this reason.

Recommendations: Recommended for planning scheme  
protection.

References:

Issue No. 1 November, 1987

Andrew C Ward & Associates

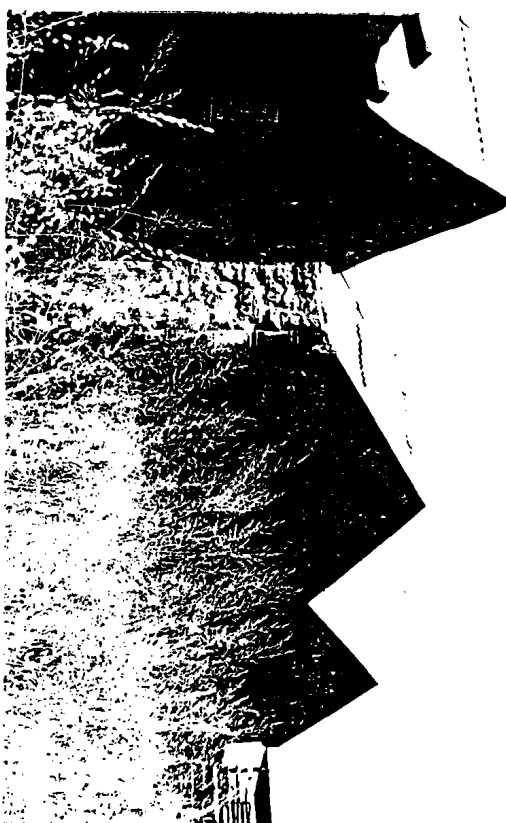
Building:

Storage Sheds

Address:

Benetook Avenue

Allotment Reference:



National Trust Register:

-

National Estate Register:

-

Historic Buildings Register:

-

Location within significance area:

-

Photographed:

November, 1987

Name of Grantee:

Original Building Owner:

Present Building Owner:

Original Use:

Storage

Present Use:

Storage

## Andrew C Ward &amp; Associates

Construction Date:Architect:Builder:Description:

A group of gable roofed limestone storage sheds using construction techniques noted elsewhere in the district and consisting of reinforced corner columns, coarsed and random rubble limestone construction and cement barges with circular and rectangular gable vents.

Condition:

Good

Integrity:

Good

History:Significance:

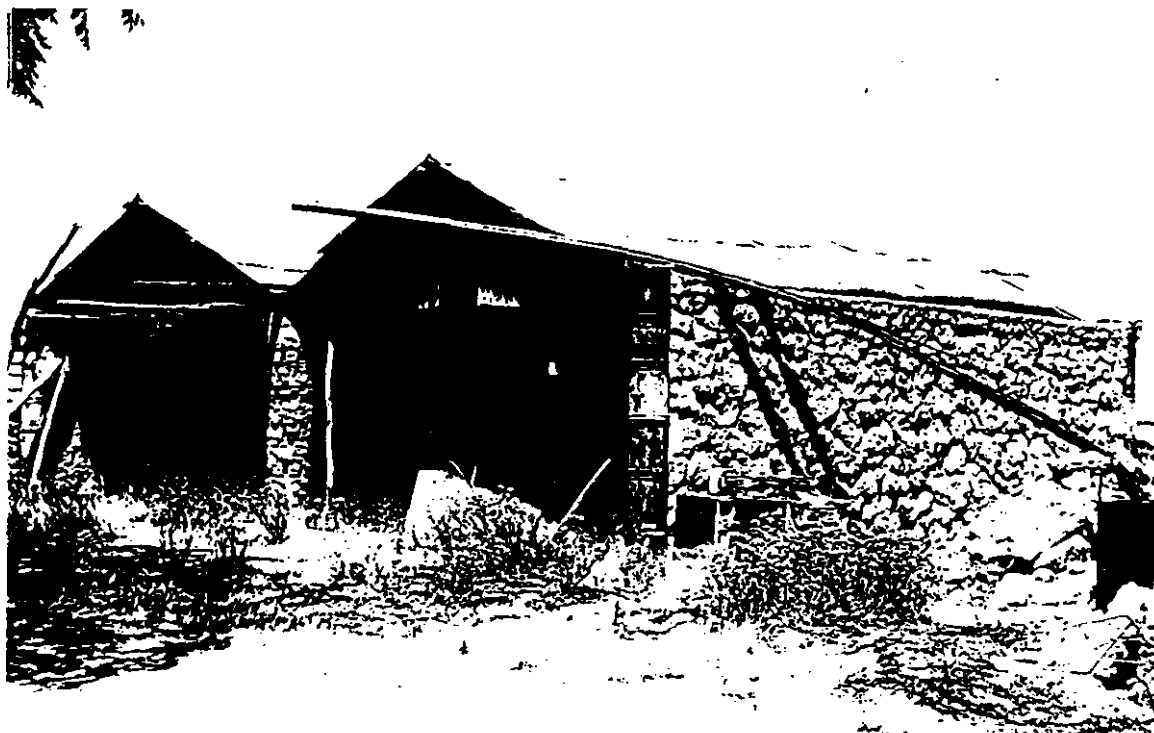
These sheds are of significance in that they contribute to the special character of the Koorlong locality which is noted for its limestone buildings.

Recommendations:

Recommended for planning scheme protection.

References:Issue No. 1

November, 1987



Andrew C Ward &amp; Associates

Building: Former Downey (spelling?) residence  
Location: Twenty Third Street  
Allotment Reference: Block F, Section 130, Lots 1 and 11



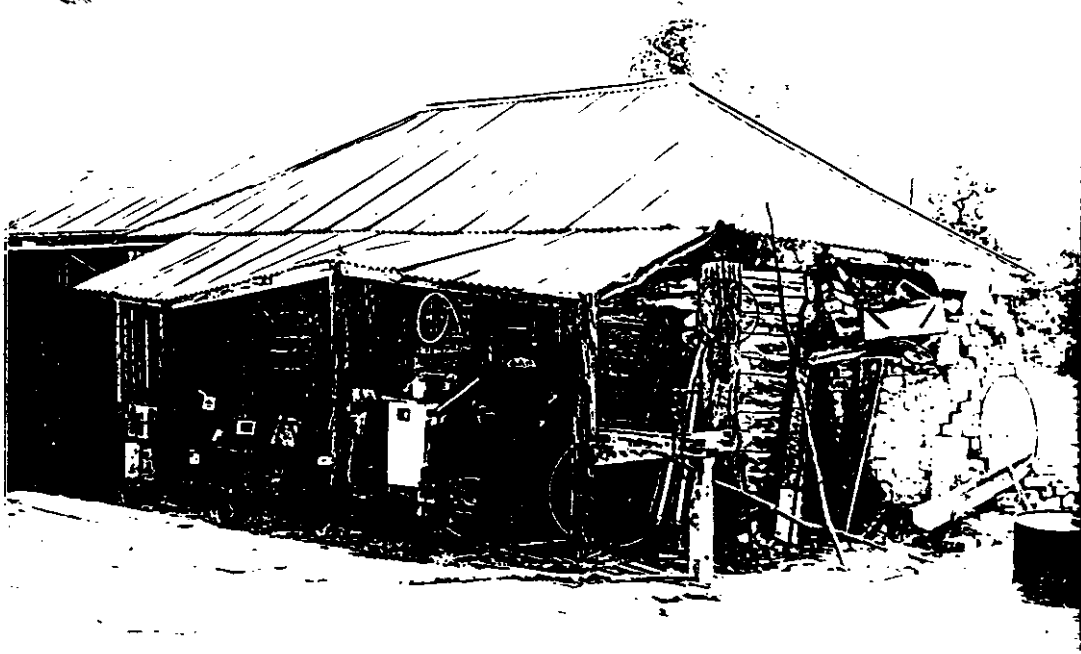
Historic Buildings Council Register: -  
National Estate Register: -  
National Trust Register: -  
Location within Precinct: -  
Photograph Date: September, 1987  
Original purchaser from CBL:  
Grantee: W.B. & G. Chaffey

## Andrew C Ward &amp; Associates

|                           |   |
|---------------------------|---|
| <u>Original Owner:</u>    | Downey  |
| <u>Present Owner:</u>     | Q. Dal Farra  |
| <u>Original Use:</u>      | Block House   |
| <u>Present Use:</u>       | Block House   |
| <u>Construction Date:</u> | pre 1930  |
| <u>Architect:</u>         |   |
| <u>Builder:</u>           |   |
| <u>Description:</u>       | A two storeyed stone residence and outbuildings with cement rendered barges and poured concrete corner columns in round tin can forms. The window heads are formed by concrete lintels and louvred openings ventilate the roof spaces of the main residence, with circular vents serving a similar purpose in the outbuildings. |
| <u>Condition:</u>         | Good  |
| <u>Integrity:</u>         | Fair. Substantial, sympathetic additions have been provided to the main residence.  |
| <u>History:</u>           | The ground floor (original) portion of this house is believed to have been built by Mr Downey, of stone obtained from this property. It was sold to Mr Tassone in 1930, passing to the dal Farra family in 1951. The second storey additions have been built by Mr dal Farra since that time.                                   |
| <u>Significance:</u>      | The former Downey residence is the largest of a small group of exposed limestone dwellings at Koorlong and makes a key contribution to the character of the settlement.   |
| <u>Recommendations:</u>   | Recommended for planning scheme protection.   |
| <u>References:</u>        | Mrs dal Farra   |
| <u>Issue No. 1</u>        | November, 1987  |

## Andrew C Ward &amp; Associates

Building: Former "Kulnine" Homestead  
Location: "Kulnine" Homestead

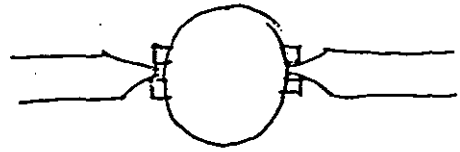


Allotment Reference:  
Historic Buildings Council Register: Recommended  
National Estate Register: Recommended  
National Trust Register: --  
Location within Precinct: Kulnine station precinct  
Photograph Date: 24.2.87  
Grantee:  
Original Owner: John Crozier  
Present Owner: A. Scown  
Original Use: Homestead  
Present Use: Vacant  
Construction Date: c. 1847  
Architect:  
Builder:

## Andrew C Ward &amp; Associates

Description:

A two roomed drop log structure of Murray Pine with hipped corrugated iron clad roof and posted verandah. The chimney has been part demolished. Two windows face the verandah on the south elevation and two doors face north. The logs are dropped into slots formed on the vertical pine poles as follows:-



Inside, the partition wall dividing the building into two rooms is also of pine logs, as is the roof frame. The floor has a concrete slab and the east room with fireplace and surround was the living room. Samples of internal finishes show white-wash, newspapers and hessian. There is no ceiling.

Condition:

Poor, drop logs are falling out of position.

Integrity:

Good

History:

John Hawdon discovered "Kulnine" station in the Wimmera district of Port Phillip in January, 1847, applying for a lease to run 1,000 cattle and 5,000 sheep over 90 square miles in that year. It is believed that this building is the original homestead of 1847 (A. Scown), drawing upon memories of "Smithy", son of a shepherd at "Kulnine" who had spent his life at the station, died 1986). It was replaced at an early date by the stone house, nearby.



Significance:

The original "Kulnine" homestead building is believed to be the first European built dwelling in the Mallee, and is typical of the early station homesteads of the pastoral era, commencing in the Mallee in 1847. It is similar to "Cow Plains" homestead, near Cowangie, and to the "Kulkyne" homestead, destroyed by fire. It is important, also, for its association with John Crozier, for a time by far the largest lease holder in the Shire area and therefore also the original head station building for the largest run in the Mallee.

Recommendations:

Recommended for inclusion on the Register of Historic Buildings, the Register of the National Estate, and for planning scheme protection. It is urgently recommended that a conservation analysis of the building be undertaken with a view to ensuring that suitable stabilising measures are taken as soon as possible.

References:

- PRO Pastoral run files 490, 491.
- A. Scown

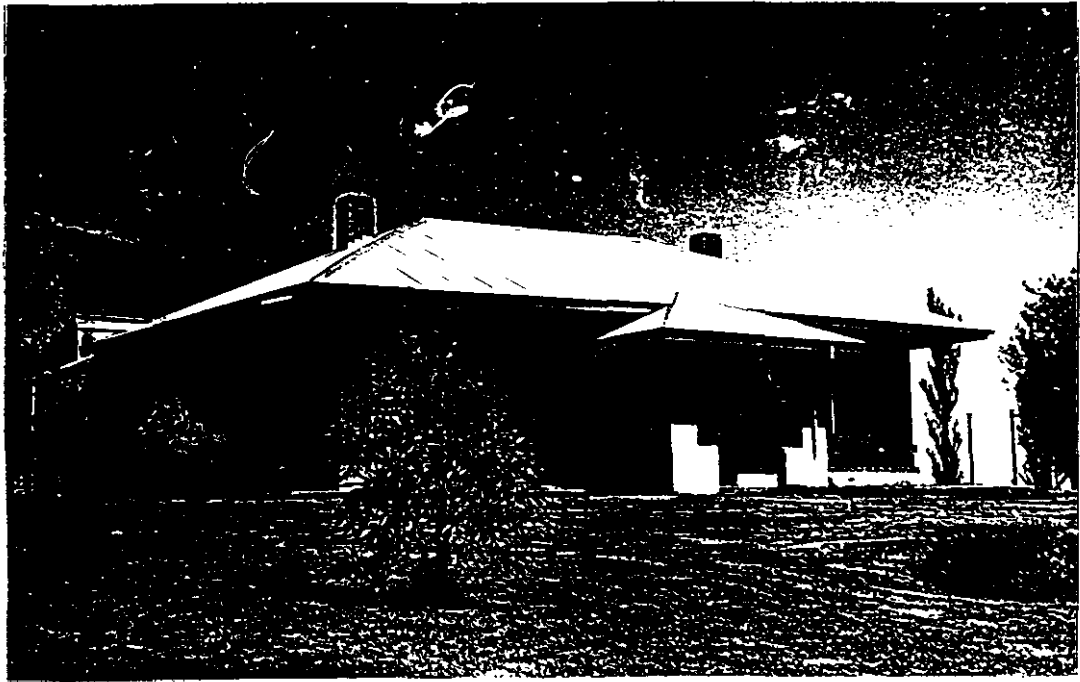
Issue No. 1:

September, 1987.



Andrew C Ward &amp; Associates

Building: "Kulnine" Homestead  
Location: Wallpolla Creek, near Lake  
 Cullullpraire

Allotment Reference:

Historic Buildings Council Register: Recommended  
National Estate Register: --  
National Trust Register: --  
Location within Precinct: "Kulnine" Station precinct  
Photograph Date: 24.2.87  
Grantee:  
Original Owner: J. Crozier  
Present Owner: A. Scown  
Original Use: Homestead  
Present Use: Homestead  
Construction Date: c. 1850  
Architect:  
Builder:

## Andrew C Ward &amp; Associates

Description: A single storeyed hip roofed stuccoed stone residence with front porch, overlooking the Wallpolla Creek.

Condition: Good

Integrity: Poor

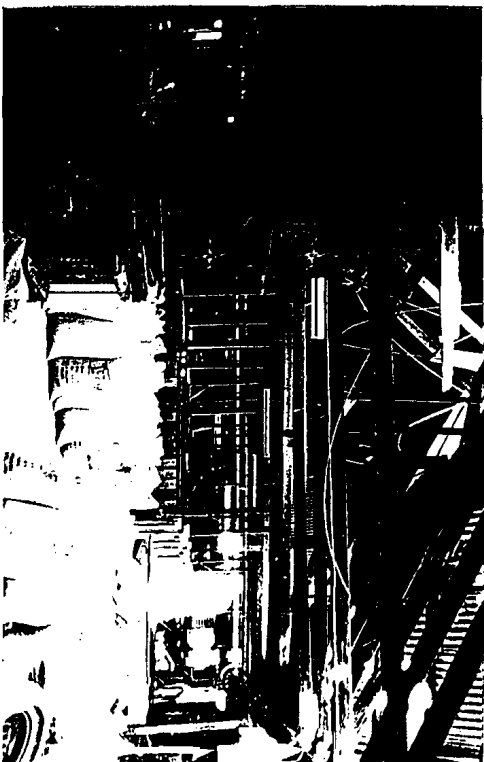
History: Believed to have been built shortly after the first homestead (q.v) of Mannum store, brought to the site by riverboat, c.1850. It was burnt out in 1947 and has since been completely rebuilt.

Significance: Of significance as the homestead for the "Kulnine" station and a logical contributor to the character of the "Kulnine" station precinct.

Recommendations: Recommended for inclusion on the Register of Historic Buildings and for planning scheme protection.

References: A. Scown

Issue No. 1: September, 1987.

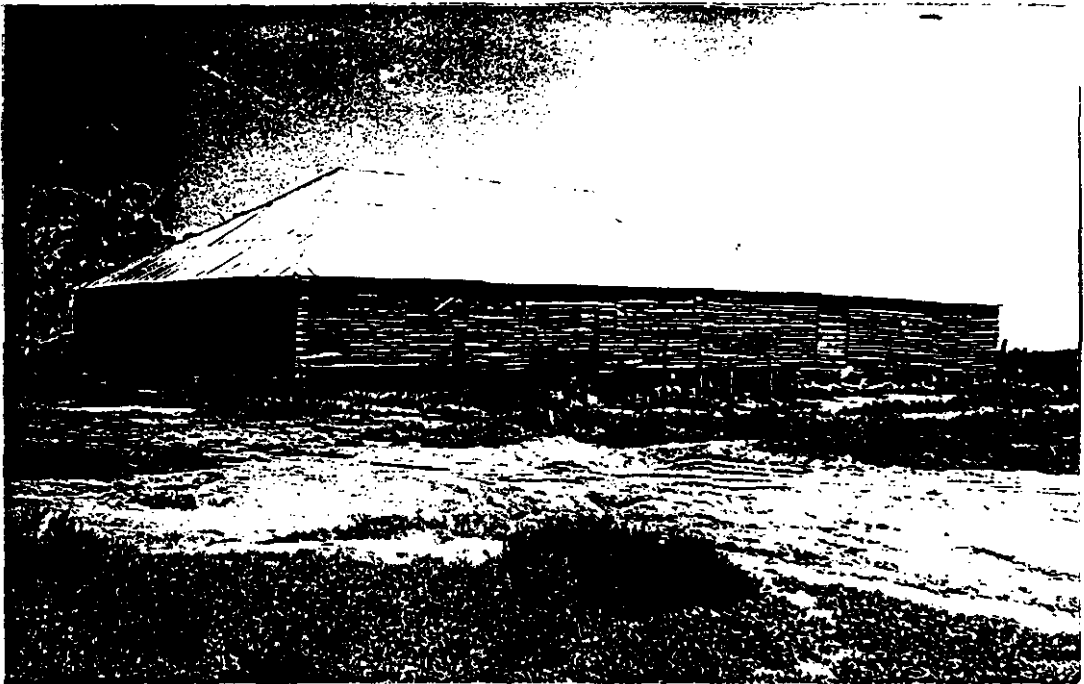


C

C

Andrew C Ward &amp; Associates

Building: Woolshed, "Kulnine" station  
Location: "Kulnine" homestead

Allotment Reference:

|   |                            |
|---|----------------------------|
| <u>Historic Buildings Council Register:</u> | Recommended                |
| <u>National Estate Register:</u>            | Recommended                |
| <u>National Trust Register:</u>             | --                         |
| <u>Location within Precinct:</u>            | "Kulnine" station precinct |
| <u>Photograph Date:</u>                     | 24.2.87                    |
| <u>Grantee:</u>                             |                            |
| <u>Original Owner:</u>                      | John Crozier               |
| <u>Present Owner:</u>                       | A. Scown                   |
| <u>Original Use:</u>                        | Woolshed                   |
| <u>Present Use:</u>                         | Store                      |
| <u>Construction Date:</u>                   |                            |
| <u>Architect:</u>                           |                            |
| <u>Builder:</u>                             |                            |

## Andrew C Ward &amp; Associates

Description:

A large, hip roofed sawn timber framed and weatherboard clad woolshed with corrugated iron roof, and engine room (now demolished). the stumps are sections of tree trunks and the oregon frame is believed to have been brought in by paddle steamer. Inside, the wool press (labelled "Crozier's via Morgan") is in situ, along with the stalls, wool sorting tables, shearers' stations and pulleys and shaft.

Condition:

Good

Integrity:

Good

History:

The woolshed is believed to have been built 1847 to 1850 and was used in conjunction with a large wool store (now demolished) situated at the nearest point to the woolshed on the Murray River. In the 1880's it serviced a station running 80-90,000 sheep.

Significance:

The "Kulnine" woolshed is important for its place in the largest pastoral run in the Mallee, expressed in particular by its huge scale. It is also of note as an extremely early building in the Mallee and forms part of a shearing and wool transshipment process well expressed by the surviving relics at "Kulnine".

Recommendations:

Recommended for inclusion on the National Estate Register and the Register of Historic Buildings, and for planning scheme protection.

References:

A. Scown

Issue No. 1:

September, 1987.

Andrew C Ward &amp; Associates

Building:

Former Wool Store Site

Location:

Murray River, "Kulnine" station

Allotment Reference:Historic Buildings Council Register:

Recommended

National Estate Register:

--

National Trust Register:

--

Location within Precinct:

"Kulnine" station precinct

Photograph Date:

24.2.87

Grantee:Original Owner:

John Crozier

Present Owner:Original Use:

Wool Store

Present Use:

Vacant site

Construction Date:

1847 - 1850

Architect:Builder:

Description:

A site overlooking a broad expanse of the Murray River within which river boats could turn, at the junction with the Wallpolla Creek. Tree trunk stumps remain sufficient to suggest the size of this building.

Condition:

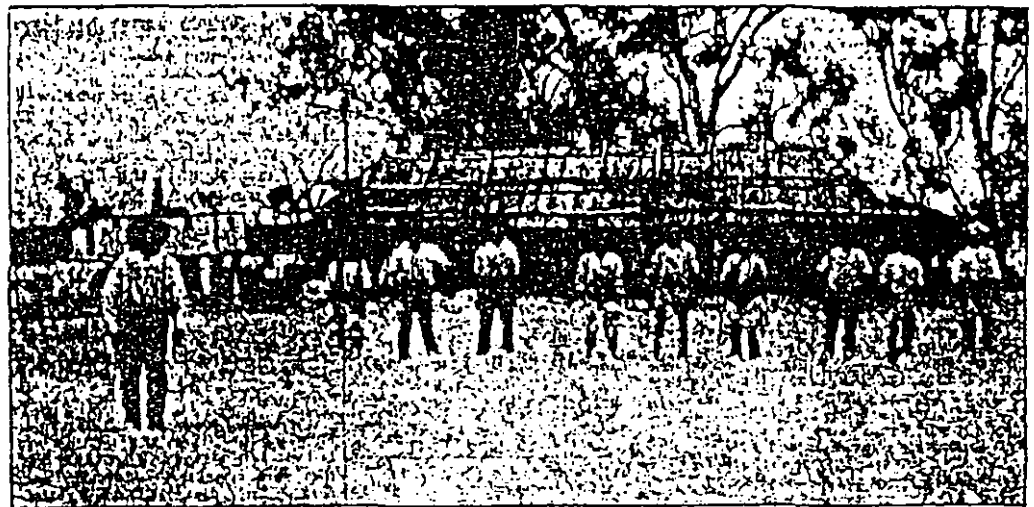
--

Integrity:

Poor

History:

The wool store, which operated in conjunction with the "Kulnine" woolshed (q.u.) was the point of despatch for the station's wool clip, the woolshed being situated on the Wallpolla Creek, which was navigable to a more limited extent than the Murray. It is believed to have been built simultaneously with the woolshed. the view below may be of the former wool store :



An Old-time Station Scene

-- In the days when the wool was scoured before marketing. In the photograph, the yard is snow-white with the precious fleeces spread to dry.

Significance:

The wool store formed an essential part of the wool shearing and transhipment process and adds to the interpretive value of the "Kulnine" homestead complex.



## Andrew C Ward &amp; Associates

Recommendations:

Recommended for inclusion on the Register of Historic Buildings and for planning scheme protection. Security of the site should be achieved by alerting agency responsible for the river bank reserve of its historic importance.

References:

A. Scown

Issue No. 1:

September, 1987.

Andrew C Ward &amp; Associates

Building:Red Gum post fence line  
(partially inspected)Location:Allotment Reference:Historic Buildings Council Register:

Recommended

National Estate Register:

--

National Trust Register:

--

Location within Precinct:

Kulnine Station precinct

Photograph Date:

24.2.87

Grantee:Original Owner:

John Crozier

Present Owner:

A. Scown

Original Use:

Fence line within "Libra" paddock

Present Use:

Derelict

Construction Date:Architect:Builder:

## Andrew C Ward &amp; Associates

Description:

An early fence constructed of red gum split logs with bull wire strands (top strand 1/4" diameter).

Condition:Integrity:History:Significance:

An example of a comparatively uncommon fence type used by the early run holders, using red gum instead of Murray Pine logs. Its proximity to the Murray River may have influenced the choice of materials.

Recommendations:

Recommended for inclusion on the Register of Historic Buildings and for planning scheme protection. It is also recommended that the extent of the fence be ascertained and that selected remnants be stabilised.

References:

- A. Scown
- Various maps : Department of Lands and Survey, e.g., 1911, 1919.

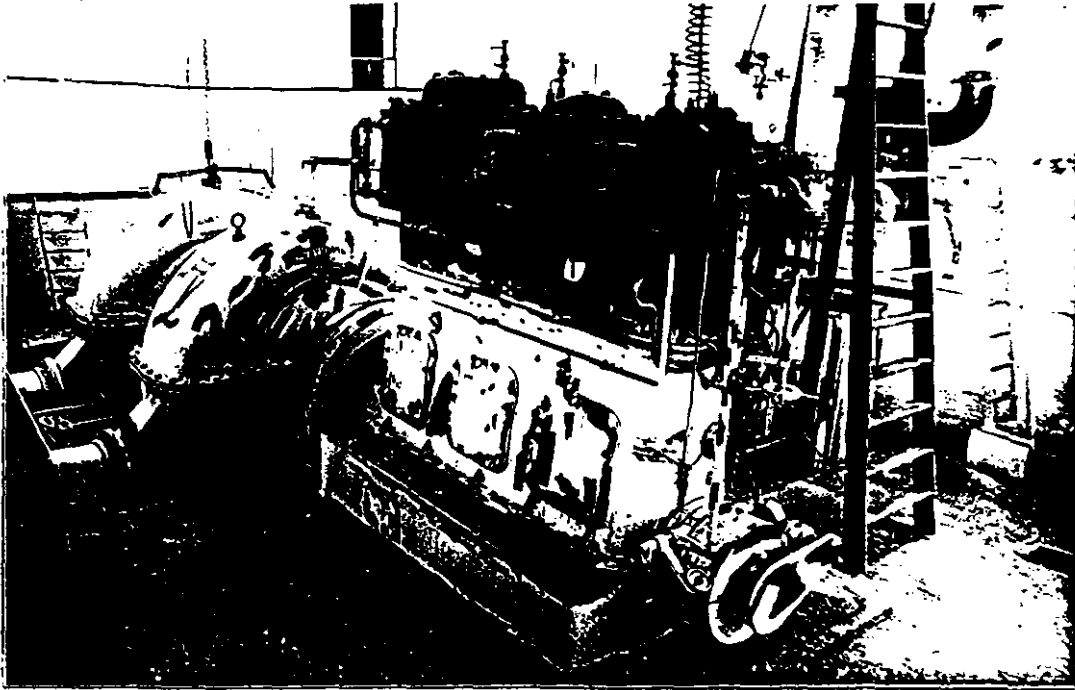
Issue No. 1:

September, 1987.

Andrew C Ward &amp; Associates

Building:

Millewa A Pumping Station

Location:Near Lock 9, Murray River, Kulnine  
EastAllotment Reference:Historic Buildings Council Register:

Registered

National Estate Register:

Interim List recommended

National Trust Register:

--

Location within Precinct:

"Kulnine" station precinct

Photograph Date:

April, 1986

Grantee:Original Owner:State Rivers and Water Supply  
CommissionPresent Owner:

Department of Conservation Forests &amp; Land

Original Use:Pumping station for Millewa stock  
and domestic water supply scheme.Present Use:Construction Date:

1924

Engineers:Steam Engine (Thompsons Foundry,  
Castlemaine)  
Pump (A.G.M. Michell)

## Andrew C Ward &amp; Associates

Builder:

Steam engine (Thompsons Foundry, Castlemaine)  
Pumps (Weymouth Pty. Ltd., Melbourne)

Description:

The buildings are of timber framed (?) construction, gable roofed, lined externally with corrugated iron, and internally, including the ceiling, with ripple iron. The boiler house water is raised 10 feet above lock 9 by the pumps. The pumping station plant consists of two pumps worked off a common shaft from a Thompsons (Castlemaine) triple expansion steam engine. Both pumps are manufactured by G. Weymouth Pty. Ltd., engineers, Melbourne, being designs, patented 30.11.1909, of A.G.M. Michell, a well known Australian designer. A flat belly pulley and belt drives a vacuum priming unit.

The pumps are 39" and were installed 1926, ex Cohuna. The engine is a double action triple expansion (cylinder dimensions 12" high pressure, 18" intermediate and 29=8" low, unit, builder's no. 408, operating at 250 RPM, 160 lb steam pressure, with a 12" stroke.)

The boiler plant incorporates two boiler drums over the water tubes and is underfired, the entire works being housed in brickwork, exhausting to a steel stack. The boilers are wood fired.

Condition:

Good. Restored (1987), equipment operational.

Integrity:

Good

History:

R. East (The Victorian Historical Magazine: November 1967) records the first year of operation as 1924, some 820 square miles being served at that time by means of the Millewa network of open channels. Approximately 700 farms were connected, some being as high as 270 feet above river level.

History:

In 1966 a report of the State Development Committee on the development of the Millewa recommended conversion from the open channel distribution to pipelines. This work, which was completed in 1975 necessitated the abandonment of the Millewa A station. In 1986, a joint project of the Shire of Mildura and the Sunraysia Branch of the Institute of Engineers used CEP funds to restore the station.

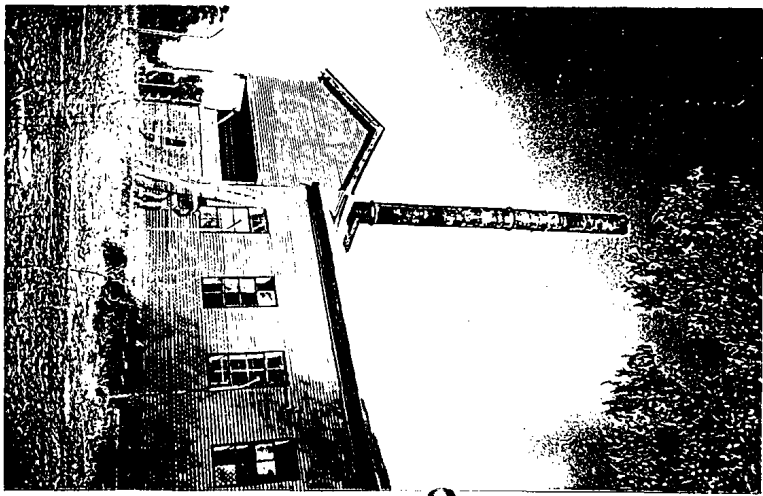
Significance:

The Millewa A pumping station is important not only for its role in facilitating settlement of the Millewa but also as an intact survivor of the steam powered era of water reticulation for domestic and stock purposes. In this respect, its survival is unique in the Mallee area. The association with Michell (1870-1959), well known for his design of the Michell thrust block, or slipper bearing, is of note.

Recommendations:References:

- R. East: "Water in the Mallee", article in The Victorian Historical magazine, November, 1967.
- Report on the State Development Committee on the Development of the Millewa Settlement Area, 19.10.1966.
- R.W.C. records
- Andrew C. Ward & Assoc. "Mallee Area Review, Study of Historic Sites", for the Land Conservation Council, 1986.

Issue No. 1:



Building:

"The Gables"

Location:

Cowanna Avenue



Allotment Reference:

White Cliffs Irrigation Settlement, Lot  
13

Historic Buildings Council Register:

Recommended

National Estate Register:

-

National Trust Register:

-



Location within Precinct: -

Photograph Date: November, 1986

Grantee: W.H. Bennett

Original Owner: W.H. Bennett

Present Owner: Mr. R.E. Bennett  
P.O. Box 116, Merbein, 3505

Original Use: Block house

Present Use: Block house

Construction Date: 1911-1914

Architect: W.H. Bennett (?) - designer

Builder: W.H. Bennett

Description: An unusual gable roofed symmetrical house with symmetrical extensions off the front middle portion, the enclosed verandah, round arched entry surmounted by a parapetted gable with the name "The Gables" in low relief and parapetted gable ends generally being distinctive and unusual elements in the district. The landscaped setting enhances the integrity of the building.

Condition: Good

Integrity: Good

History: Bennett burnt lime for his house in a kiln he erected on a nearby property, obtaining sand from a billabong near Cowanna Bend. He had spent seven years in South Africa, in the building trade at Johannesburg and "The Gables" reflects this influence.

Significance: An unusual and substantially intact block house, the South African influence adding interest. The mature landscaped setting is also an important element contributing to the special character of "The Gables".

Recommendations: Recommended for inclusion on the Historic Buildings Register and for planning scheme protection.

References: R. Bennett

Issue No. 1 November, 1987

Building: Merbein Main Pumping Station  
Location: Mildura - Merbein Road, Merbein



Allotment Reference:

Historic Buildings Council Register: --

National Estate Register: --

National Trust Register: --

Location within Precinct: --

Photograph Date: April, 1986

Grantee:

Original Owner: Former State Rivers and Water Supply Commission

Present Owner: Rural Water Commission

Original Use: Pumping station

Present Use: Pumping station

Construction Date: 1909

Engineers: Former S.R. & W.S.C.

Constructing Agency: Former S.R. & W.S.C.

## Andrew C Ward &amp; Associates

Description:

The building is timber framed and corrugated iron clad, with steel trusses forming a gable roof and a concrete pit accommodating the pumps. A gantry runs the length of the building. Internal cladding is ripple iron.

There are four units:

No. 1 centrifugal pump, Thompsons Engineering and Pipe Co. Ltd. (Castlemaine), 30"/33", installed 1937, and connected by drive shaft to a Metropolitan Vickers (Manchester and Sheffield) 600 BHP, 490 RPM electric motor.

No. 2 centrifugal pump, Harland Engineering (Braybrook) 30"/33", builders no. 6619, installed 1939, and connected by drive shaft to General Electric Co. Ltd. (Witton - England) 600 HP, 365 RPM electric motor.

No. 3 centrifugal pump, Thompson & Co. Pty. Ltd. (Castlemaine), designers and constructors, 36"SS, built 1.11.1920, installed 1940, and connected by drive shaft to a Metropolitan Vickers 600 BHP, 369 RPM electric motor.

No. 4 centrifugal pump, Thompsons 24"/27" CLC type, installed 1954, connected by drive shaft to English Electric Co. Ltd. 370/180 HP, 732/6/5 RPM electric motor.

The discharge lines have non return valves and by passes. The switchboard was built in 1937 by GEC.

Outside the station building a Geo W. Kelly and Lewis, building no 631, centrifugal pump is dismantled.

At the river, there are four recently built suction pipes on pile frames, the old pipes remaining in the yard. Sheet piling protects the bank.

The rising mains to the open channel are recent.

Condition: Good

Integrity: Fair, boiler house demolished c, 1954.

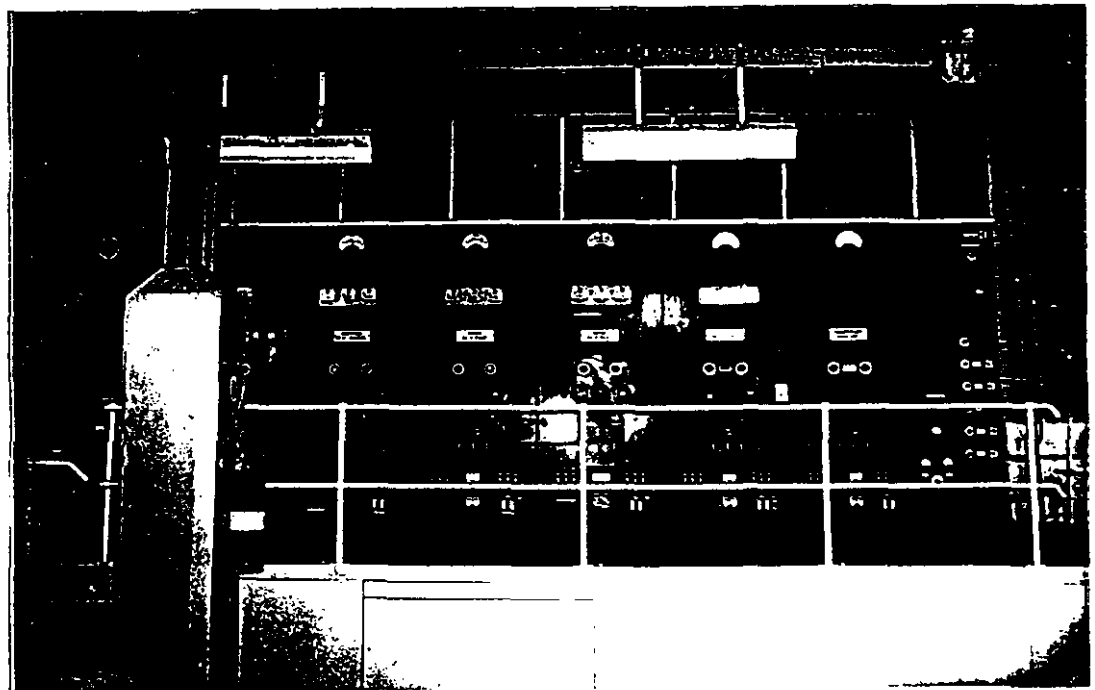
History:

Significance: In spite of conversion from steam to electric power, the Merbein main p.s. retains early centrifugal pumps (1920, 1937, 1939) and its original switchboard and is of local importance in these respects. The building was erected in the first year of settlement at Merbein, in 1909, and is one of the districts earliest buildings.

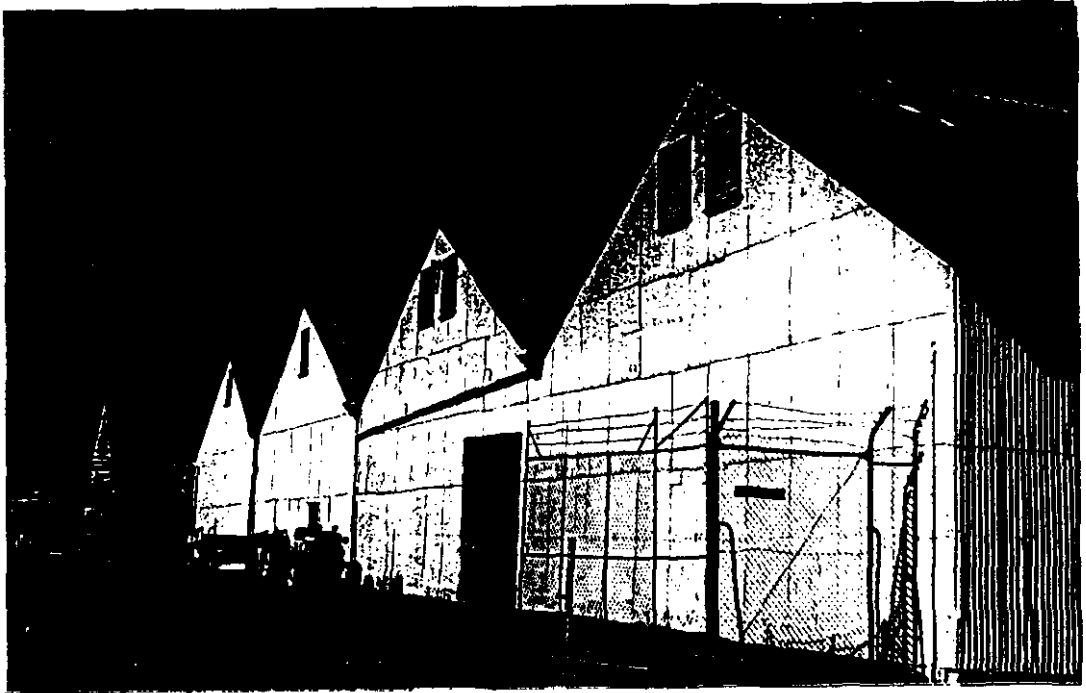
Recommendations: Recommended for planning scheme protection. The historic importance of the switchboard should be further investigated.

References: Andrew C. Ward & Assoc. : "Mallee Area Review - Study of Historic Sites" for the Land Conservation Council, 1986.

Issue No. 1: September, 1987.



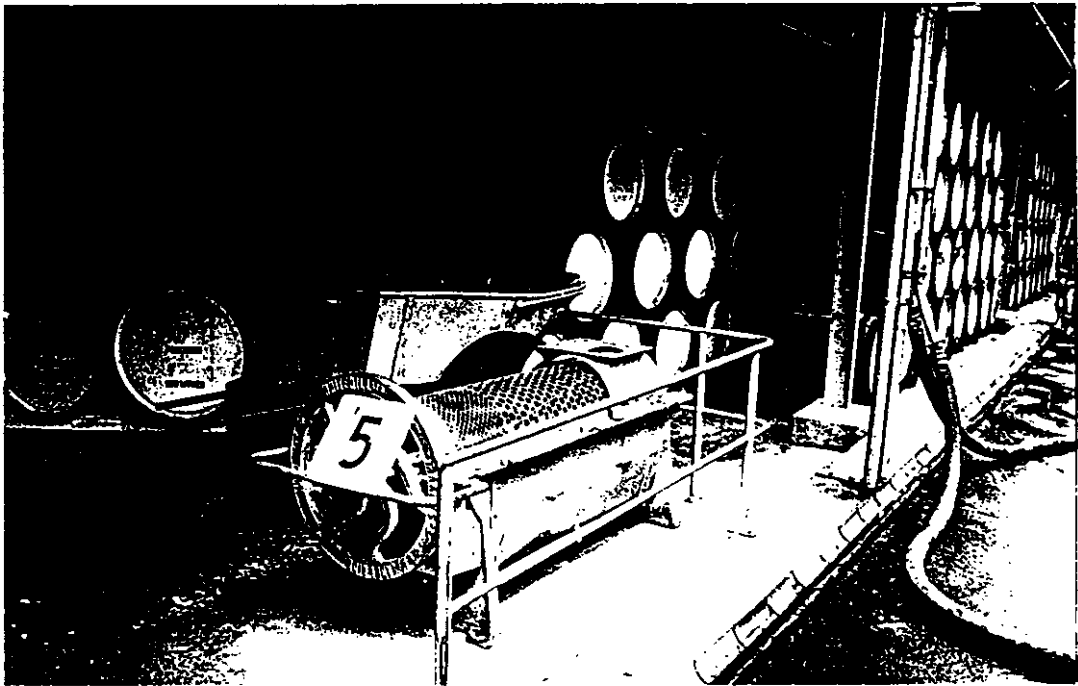




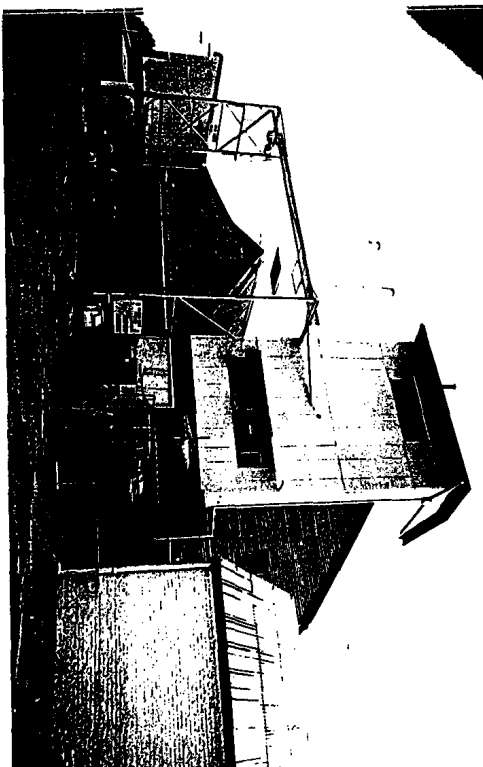
Wine Storage Sheds



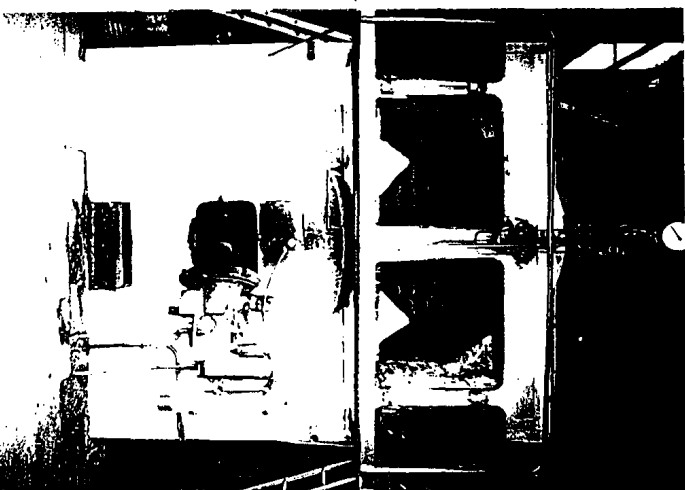
Bond Store



Early Grape Mill



Distillery and Boiler House

Oil Fired Boiler  
Boiler House





Brandy Pot Still Section

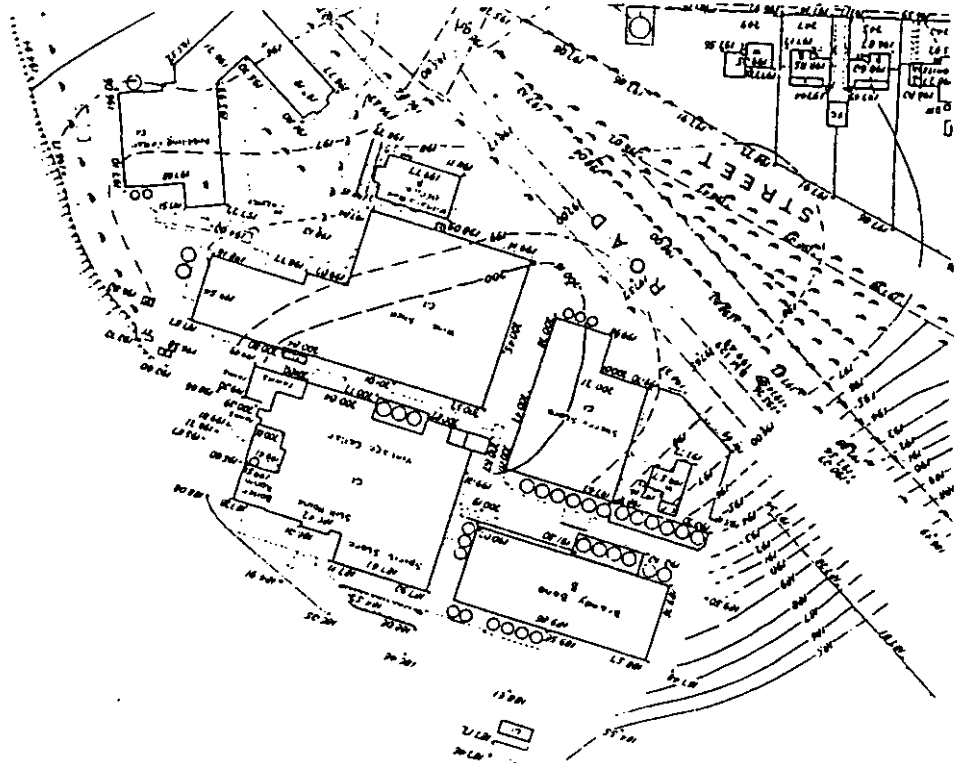


Building:

Mildura Wines Limited

Location:

River Road, Merbein

Allotment Reference:White Cliffs Irrigation  
Settlement Parish of Merbein,  
Lot No. 32C.Historic Buildings Council Register:

Recommended

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

-

Photograph Date:

November 1987

Grantee:Original Owner:Present Owner:Mildara Wines Ltd.,  
P.O. Box 396, Merbein, 3505Original Use:

Winery

Present Use:

Winery

Construction Date:

Construction commenced in 1913.

Architect:Builder:Description:

Mildara Wines Limited's premises at Merbein contain the following elements of historic interest:

1. The Bond Store. A reinforced concrete building with tapered r.c. buttresses, set into hill face and with timber king post trusses, mostly concealed by a.c. and timber strap ceiling linings. The roof is double gabled and corrugated iron clad, the centre (gutter) line being carried by tapered r.c. columns and beams strengthened by steel ties. Inside, the floor is occupied by oak maturation vats.

2. The Brandy Pot Still Section. A building with reinforced concrete base walls set into hillside and with timber framed and corrugated iron clad upper level, being about 15 metres high and accommodating 6 pot stills (painted) distilling brandy from white wine, manufacturers including Whitehill Ltd., distillery engineers, Adelaide and 2 continuous stills producing grape spirit, manufacturers including H.H. Jennings, Coppersmith, Adelaide.

3. The Boiler House. Recently reconstructed, including two oil fired boilers from Cowley's Eureka Ironworks, Ballarat, supplying steam to the continuous stills. A cliff of ash from the wood fired boilers, abandoned in 1962-63 adjoins and falls steeply to the Murray River flood plain.

4. Elevated Water Storage Tank. A reinforced concrete water tank, approximately 10 metres high and consisting of cylindrical tank with conical base supported on 4 r.c. columns with diagonal r.c. bracing. The former evaporative cooling tower surmounting the tank has been removed.

5. The Wine Stores. Oregon framed gable roofed corrugated iron clad structures accommodating oak and jarrah casks of varying capacity.

6. Grape Mill. Out of service, but formerly belt driven and used to crush grapes.

7. Marc Cart. An out of service hand cart used to convey the "must" of the crushed grapes to a press for distilling into grape spirit.

8. Red gum Pulley. Out of service. Formerly used in conjunction with shafting and belts to drive machinery.

9. Concrete fermentation vats. Large reinforced concrete vats with number in low relief on front.

A number of artefacts unrelated to the wine production process are displayed on the site. The Murray Pine boundary post marking the dividing line between The Mildura Run and the Cowra Run is of note.

Condition: Good

Integrity: Good

History: Following the failure of the Chateau Mildura Winery of Irymple, in 1908, William Chaffey was appointed chairman of the new Mildura Winery Pty. Ltd. in 1911. This company bought the assets of the former Chateau Mildura, obtained a distillers' license and re-opened the old winery. Under W.B. Chaffey's direction, it also secured land on the site of the present works, clearing the site and excavating for the cellars in 1913. In 1911, however, the distillery was in operation for 5 months (Sunraysia Daily, 15-3-1912, p.6). By 1914, the plant was available to process the first harvest of the settlement. The grape mill (see above) was first used in this season and remained in use until 1961. The Bond Store was built in 1913 and continues in use. The elevated Water Storage was also completed in 1913. The concrete vats were in use as early as ..... and the pot stills from the inception of distilling. They were upgraded in the 1930's and in 1956 a pot still and pot still rectifier erected at Irymple in the early 1900's was relocated to Merbein. In 1954 the company was renamed Mildura Winery Ltd. and in 1961 the present title, Mildara Wines Limited was adopted.

**Significance:**

The former Mildura Winery Pty. Ltd. is noteworthy at the regional level for its association with its chairman, W.B. Chaffey and for the comparatively intact nature of major elements on the site, including the Bond Store, the Brandy Stills, the elevated water tank, the boilers (?) and other plant which date from the earliest operations on this site. Their integrity is generally enhanced by the later works which place them in a development context. The imposing situation of the plant, overlooking the Murray River from the high cliffs of Merbein is important as is the boundary post which relates to the pastoral era and the division between the Mildura and Cowra station runs established in 1849. It also provides physical evidence of the extent of the Chaffey brothers' concession which terminated here on its western boundary.

**Recommendations:**

Recommended for inclusion on the Historic Buildings Register.

It is also recommended that the following elements be protected under Planning Scheme Provisions:

- the Bond Store
- the Brandy Pot Still Section,
- the Boiler House,
- the elevated water storage tank,
- the Murray Pine boundary post.

**References:**

- Mildara Wines Limited: Visitor's Passport, 1982.
- S. Wells, Fine Wines from the Desert, Mildara, the first ninety years, Quartet Books Australia Pty. Ltd., Melbourne 1980.
- Sunraysia Daily, 15-3-1912

**Issue No. 1:**

May, 1988

Andrew C Ward &amp; Associates

Building:

"Stretton"

Location:

Yelta Road (south side)

Allotment Reference:White Cliffs, Irrigation Settlement, pt.  
Lot 54.Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

-

Photograph Date:

November 1987

Original Purchaser from CBL:Grantee:

Frederick C. Lowe

Original Owner: Frederick C. Lowe

Present Owner:

Original Use: Block House

Present Use: Block House

Construction Date: 1913-1916

Design: F.C. Lowe

Builder: -

Description: A hip roofed concrete villa with bull nosed turned timber posted verandah to three elevations and decorated gablet over the lead lighted front door.

Condition: Good

Integrity: Fair, including avenue of Norfolk Island pines, forming a landmark in the district.

History: "Stretton" was designed by Frederick Lowe and built from concrete poured in situ.

Significance: "Stretton" is of local importance as an intact Edwardian block house using poured concrete wall construction and is of note also for its prominent avenue of Norfolk Island pines.

Recommendations: Recommended for Planning Scheme Protection.

References: -

Issue No. 1: June, 1988

Building: Meringur Public Hall  
Address: The North Road, Meringur  
Allotment Reference: Section F, Lot 3



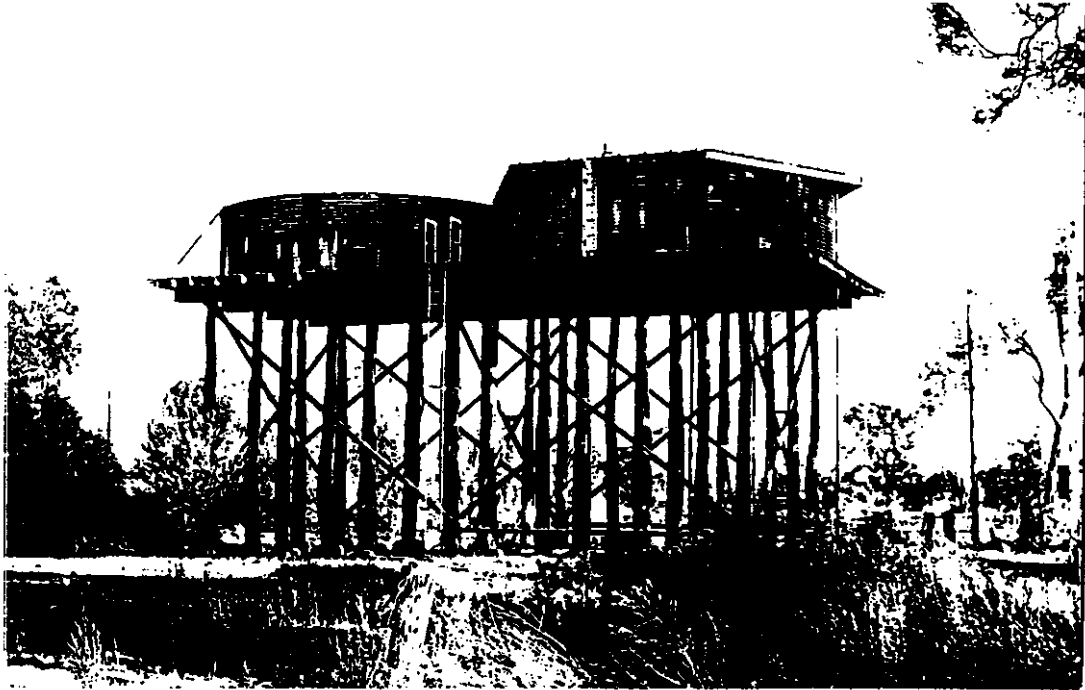
National Trust Register: -  
National Estate Register: -  
Historic Buildings Register: -  
Location within significance area: Meringur township historic precinct  
Photographed: April, 1986  
Name of Grantee:  
Original Building Owner:  
Present Building Owner: Shire of Mildura,  
 P.O. Box 366, Irymple, 3498



|                           |   |
|---------------------------|---|
| <u>Original Use:</u>      | Public hall (Bambill)   |
| <u>Present Use:</u>       | Public hall (Meringur)  |
| <u>Construction Date:</u> | 1928  |
| <u>Architect:</u>         |   |
| <u>Builder:</u>           |   |
| <u>Description:</u>       | A large timber framed gable roofed public hall with entrance porch surmounted by "bio box" and flag poles with stage at one end. The internal linings have been renewed.  |
| <u>Condition:</u>         | Good  |
| <u>Integrity:</u>         | Good, windows replaced.   |
| <u>History:</u>           | This building was erected at Bambill in 1928 to serve the settlers there, who had first arrived in 1925-26. It was relocated to its present site c. 1936 and is presently used for parties, football, CWA functions and TAFE College activities. It was formerly also used as a church. |
| <u>Significance:</u>      | The Meringur public hall recalls the former settlement of Bambill and is the largest building within the Meringur historic precinct. It is substantially intact.  |
| <u>Recommendations:</u>   | Recommended for planning scheme protection.   |
| <u>References:</u>        | <u>Millewa The First 50 Years</u> , Sunraysia Daily, Mildura, 1975.   |
| <u>Issue No. 1</u>        | November, 1987  |

Building: Tanks and stands: Meringur Town  
Water Supply

Location: within township



Allotment Reference:

|                                       |  |
|---------------------------------------|--|
| <u>Government Buildings Register:</u> | Recommended  |
| <u>National Estate Register:</u>      | --   |
| <u>National Trust Register:</u>       | --   |
| <u>Location within Precinct:</u>      | Meringur township precinct                         |
| <u>Photograph Date:</u>               | April, 1986  |
| <u>Grantee:</u>                       |  |
| <u>Original Owner:</u>                | Former State Rivers and Water Supply<br>Commission |
| <u>Present Owner:</u>                 | Rural Water Commission                             |
| <u>Original Use:</u>                  | Urban supply water storage                         |
| <u>Present Use:</u>                   | as above   |
| <u>Construction Date:</u>             | early 1920's                                       |
| <u>Engineers:</u>                     | Former S.R. & W.S.C.                               |
| <u>Constructing Agency:</u>           | as above   |

## Andrew C Ward &amp; Associates

Description:

Two corrugated iron tanks carried on large Murray pine poles supporting timber decks. Each pole is mounted on concrete footings and connected with steel straps, via bitumentised iron ant caps.

Condition:

Good

Integrity:

Good

History:

The Meringur township was settled in the early 1920's, and this structure dates from these years.

Significance:

The Meringur town water supply elevated storage is important as the last of the "first generation" of structures of this type in the Mallee, others having now been replaced by concrete storages. It is a dominant element in the Meringur township precinct.

Recommendations:

Recommended for inclusion on the HBC Register, and for planning scheme protection.

References:

Andrew C. Ward & Assoc. : "Mallee Area Review, study of Historic sites" for the Land Conservation Council, 1986.

Issue No. 1:

September, 1987.

Building: Former Meringur Station Building  
Location: Meringur

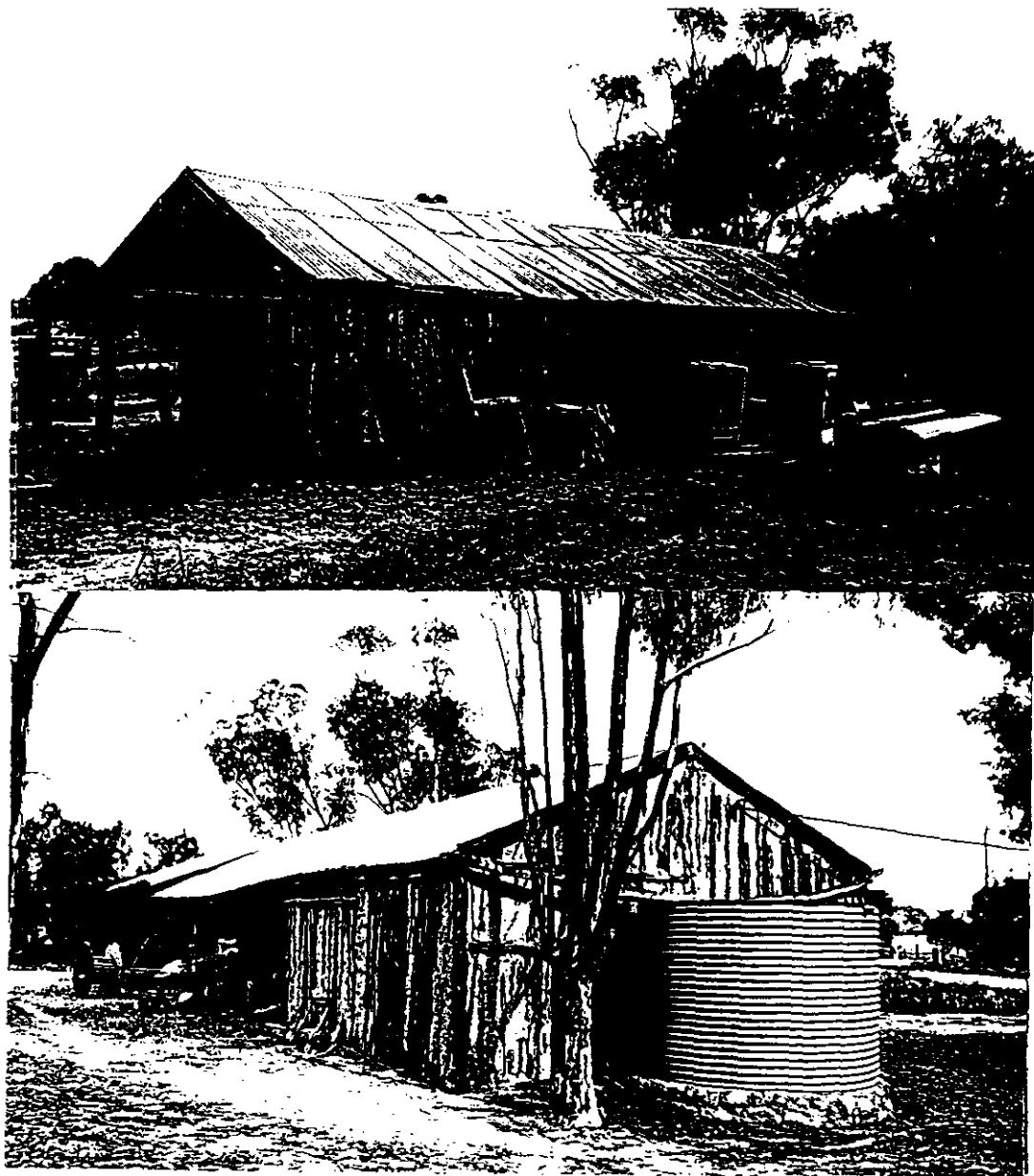


Allotment Reference: --  
Historic Buildings Council Register: Refer Recommendations  
National Estate Register: --  
National Trust Register: --  
Location within Precinct: Meringur township precinct  
Photograph Date: June, 1986  
Grantee:  
Original Owner: Victorian Railway's Department  
Present Owner:  
Original Use: Waiting shelter and office, Meringur  
Present Use: Stable  
Construction Date: c. 1925  
Architect: Victorian Railway's  
Builder:

|                         |  |
|-------------------------|--|
| <u>Description:</u>     | A small timber gable roofed combined waiting shelter and office, being an example of the 1921 Type A Departmental standard design.   |
| <u>Condition:</u>       | Poor   |
| <u>Integrity:</u>       | Good, including 1940's paint colour scheme.  |
| <u>History:</u>         | Probably provided at the opening of the line in 1925.  |
| <u>Significance:</u>    | This standard station building was closely and almost exclusively associated with the Mallee railways to Morkalla and Yelta. It forms a part of the Meringur township precinct and is one of three examples of its type to survive. Its importance could be enhanced by reinstatement at the former Meringur railway station platform. |
| <u>Recommendations:</u> | Recommended for planning scheme protection. Reinstatement as noted above is also recommended leading to a recommendation that it be considered for inclusion on the Register of Historic Buildings.  |
| <u>References:</u>      |  |
| <u>Issue No. 1:</u>     | September, 1987.   |

Building:

Pine Log and Pug barns

Location:Meringur, (grid ref. WH  
311007)Allotment Reference:

Meringur, Lot 18

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

-

Photograph Date:

November 1986

Grantee: H.A. Schilling

Original Owner: H.A. Schilling

Present Owner: H.A. Schilling  
P.O. Box Mennguir, 3496

Original Use: Farm outbuildings

Present Use: Farm outbuildings

Construction Date:

Architect:

Builder:

Description: Two pine log sheds consist of vertical Murray Pine log walls with corrugated iron clad gable roofs. A third vertical pine log structure with similar roof has pug (soil, water, straw mixture) placed between the poles.

Condition: Good

Integrity: Good

History:

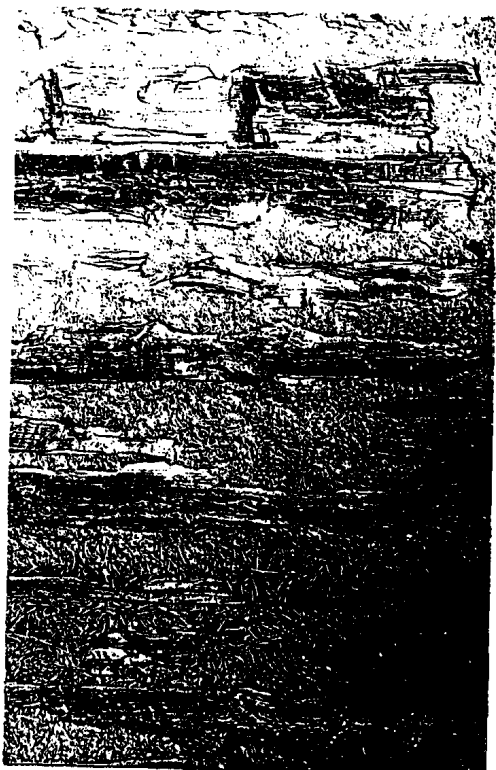
Significance: This group of outbuildings is typical of others in a less intact state throughout the Millewa. The use of pug may survive only at this location.

All three structures recall the once common practice of making shelters, including houses, out of materials available within the immediate vicinity. The nearby portable railway building, believed to have been relocated from Merringur is of interest.

Recommendations: Recommended for Planning Scheme Protection. It is also recommended that the former railway building be relocated to Merringur in conjunction with other recommendations (refer Merringur precinct recommendations).

References: -

Issue No. 1: May, 1988





## Andrew C Ward &amp; Associates

Building:

"Arlington"

Location:Cowra Avenue, (north side, Fifteenth to  
Sixteenth Streets)Allotment Reference:

Block F, Section 46, Lot 16

National Trust Register:

-

National Estate Register:

-

Historic Buildings Register:

Recommended

Location within significance area:

-

Photographed

1986

Grantee:

G. &amp; W.B. Chaffey

Original purchaser from CBL:

E.J. Lloyd

Original Owner: E.J. Lloyd

Present Owner: Messrs E.J., O.G. & R.O. Lloyd  
P.O. Box 41, Irymple, 3498

Construction Date: 1913-1914

Architect: Joseph Hogg (?) design

Builder: Joseph Hogg

Description: A large Edwardian red gum and oregon framed block house clad in "Wunderlich" pressed metal panels simulating concrete block. Other elements include a steeply corrugated iron clad roof, bullnosed verandah with turned timber posts, fretted brackets, half timbered gable ends and dominant elevated balcony surmounted by a gable roof formed by an extension of the main roof and situated above the lower level verandah. Inside, wall linings include sections of "Wunderlich" panels.

The design of this house allows for good ventilation by means of the high ventilated roof space, upper level balcony, wide hallway and breezeway separating the house from the kitchen.

Condition: Good

Integrity: Good, enhanced by mature landscaped setting and including pickers' quarters nearby.

History: E.J. Lloyd named his home after the Port Arlington area which he left, obtaining his allotment in 1890, and planting sultanas in the following year. "Arlington" was built in 1913-14, the semi-detached kitchen section being added in 1917.

Significance: "Arlington" is important at the regional level as an example the domestic architectural style for which the district is noted and which has encircling verandahs, high pitched roofs and observation balconies as its hall marks.

Recommendations:

Recommended for inclusion on the Historic Buildings Council Register and for planning scheme protection.

References:

E.J. Lloyd  
- Mildura on the Murray: a collection of district photographs from the Twenties, repub City of Mildura Arts Centre (1974).

Issue No. 1

November, 1987

Andrew C Ward &amp; Associates

Building:

"Imbarlee"

Location:San Mateo Avenue (between Fifteenth and  
Sixteenth Street)Allotment Reference:

Block F, Section 49, pt Lot 19

Historic Buildings Council Register: -National Estate Register: -National Trust Register: -Location within Precinct: -Photograph Date:

November, 1987

|                                     |  |
|-------------------------------------|--|
| <u>Original purchaser from CBL:</u> | W.H. Eyre  |
| <u>Grantee:</u>                     | W.B. & G. Chaffey  |
| <u>Original Owner:</u>              | George Wittman   |
| <u>Present Owner:</u>               | C.E. & L.B. Bell<br>P.O. Mildura South, 3500   |
| <u>Original Use:</u>                | Block House  |
| <u>Present Use:</u>                 | Block House  |
| <u>Construction Date:</u>           | 1907-1908  |
| <u>Architect:</u>                   |  |
| <u>Builder:</u>                     |  |
| <u>Description:</u>                 | An Edwardian timber framed block house with rusticated boarding, verandah with turned timber posts and distinctive roof vents formed by louvred and half timbered gables and dormers.  |
| <u>Condition:</u>                   | Good   |
| <u>Integrity:</u>                   | Good. Including landscaped setting and trefoil finished gate posts.  |
| <u>History:</u>                     | Lots 19 and 20 in Section 49 had been planted out in 1895, the land passing to E.B. McPherson by 1901.<br><br>In October, 1907, George Wittman called tenders for the erection of this building and in 1920 he sold his property to A.G. Kearn for £9,000. Wittman was the proprietor of the Mildura Langtree Avenue butchery from 1904. |
| <u>Significance:</u>                | "Imbarlee" is of note as an example of Mildura's distinctive domestic architectural style, which flowered during the Edwardian period and is expressed here in particular in the design of the ventilated roof.  |
| <u>Recommendations:</u>             | Recommended for Planning Scheme protection.  |
| <u>References:</u>                  | Royal Commission of 1896, p.262<br><u>Mildura Cultivator</u> , October 1907 (var.)<br>Rate Books<br>J. Smith, <u>Cyclopedia of Victoria</u> , 1904.  |
| <u>Issue No. 2</u>                  | May, 1988  |

Andrew C Ward &amp; Associates

Building:

"Wonwonda"

Location:San Mateo Avenue (south side, between  
15th and 16th Streets)Allotment Reference:

Block F, Section 48

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

-

Photograph Date:

November, 1987

Original Purchaser from CBL:Grantee:

G. &amp; W.B. Chaffey

Original Owner:

P.R. Bell

Present Owner:Original Use:

Block House

Present Use:

Block House

Construction Date: 1891

Architect: D.T. Edmunds

Builder:

Description: A single fronted hip roofed late Victorian timber residence, with bracketted eaves and built-in verandah.

Condition: Good

Integrity: Good. Rear wing demolished following white ant infestation, original verandah replaced.

History: -

Significance: "Wonwonda" is a substantially intact late Victorian timber block house and a known work of local architect, D.T. Edmunds.

Recommendations: Recommended for Planning Scheme Protection.

References: Mildura Cultivator, 27.6.1891

Issue No. 1: June, 1988

Andrew C. Ward &amp; Associates

Building:

"St. Ives"

Location:Walnut Avenue, (north side between 17th.  
Street and Dow Avenue)Allotment Reference:

Block E, Section 46

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

-

Photograph Date:

November 1987

Original Purchaser from CBL:Grantee:

G. &amp; W.B. Chaffey

Original Owner:

Hugh and Ada G. Johnstone

Present Owner:



Andrew C Ward &amp; Associates

Original Use: Block House

Present Use: Block House

Construction Date: 1909

Architect: -

Builder: J. Hogg

Description: A large timber framed block house with ashlar boarding, verandah with scalloped "ladder frame" decoration and turned timber posts to three elevations and high corrugated iron clad gabled roof with half timbering on "Wunderlich" linings.

Condition: Good

Integrity: Good. Including landscaped setting.

History: -

Significance: A substantially intact Edwardian block house representative of other similar large houses in the district.

Recommendations: Recommended for Planning Scheme Protection.

References:

Issue No. 1: June, 1988

Andrew C Ward &amp; Associates

Building: Nichols Point Pumping Station  
Address: Cureton Avenue, Nichols Point  
Allotment Reference:



National Trust Register: -  
National Estate Register: Recommended  
Historic Buildings Register: Recommended  
Location within significance area: Nichols Point Pumping station precinct  
Photographed: 12 .4.87  
Original Building Owner: Mildura Irrigation Company  
Present Building Owner: F.M.I.T. Leased to Nichols Point Scout Group  
Original Use: Engine house  
Present Use: Scout hall  
Construction Date: 1839  
Architect:  
Builder:

Description:

A rectangular red brick building with corrugated iron gable roof. The two long walls are articulated by brick piers, forming bays in which there were originally segmental arched windows. Some of the window openings have been partially bricked up, while some are still full length. On the north end a former large opening with pointed arch has been bricked up, above which is a circular window. On the south end there is a little of the decorative timber gable end remaining.

Condition:

Good

Integrity:

Fair (building only)

History:

The Nichols Point pumps were the third in the series making up the Billabong irrigation system. Water was lifted from the 50' level to the 70' and 85' channels. The temporary pump of 1888 was replaced in 1889 by the permanent pumps. In 1897 a further plant was installed to lift to the 92' level. Various improvements were made, and when the station was closed down in 1955, the 250mm pump was retained to lift to the 92' channel. Since then the engine and pumps have been removed and the building converted for use as a hall.

Significance:

Although significantly degraded by the removal of the plant and subsequent building alterations, the Nichols Point p.s. formed an essential and major part of the Chaffey Brothers' Billabong Pumping System. It is crucial to contemporary interpretation of the original irrigation system and relates directly to the work of the Chaffeys. In these respects, the building is important at all levels.

Recommended Actions:

Recommended for inclusion on the National Estate Register, Historic Buildings Council Register and for Planning Scheme protection.

References:

F.M.I.T. handout  
MDHS View No. 5410  
Mildura Cultivator, 28-3-1889, 2-5-1889,  
6-6-1889, 11-7-1889, 1-8-1899, 8-8-1889,  
29-8-1889.

Issue No. 2

June, 1988

Andrew C Ward &amp; Associates

Building:

'Denbigh'

Location:

Cureton Avenue, Nichols Point.

Allotment Reference:Historic Buildings Council Register:

Recommended

National Estate Register:

--

National Trust Register:

--

Location within Precinct:

--

Photograph Date:

12.4.1987

Grantee:Original Owner:

Leander Howlett Iredale

Present Owner:

L. Marlais

Original Use:

Private dwelling

Present Use:

Private dwelling

Construction Date:

Completed 1912 (took approx. 8 years to build)

Architect: (Designer)

L.H. Iredale

Builder:

L.H. Iredale with help from sons Eric, Howard and Victor.

## Andrew C Ward &amp; Associates

Description:

A substantial villa residence constructed of reinforced concrete. It is Italianate in style with a verandah on the eastern corner, retaining its decorative cast iron frieze, round circled windows, and a parapet. It has solid concrete floors, and the original flat roof has been covered with a roof of shallow pitch. The front door has a stained glass panel and has stained glass surrounds.

Condition:

Good

Integrity:

Good

History:

L.H. Iredale worked as a stonemason in Melbourne prior to moving to Mildura in July 1889 to take up a 20 acre property. He designed his home himself and it is believed to be similar to those which he had built in Melbourne. Originally the house had a flat roof with outside stair access on the eastern side behind the bay window. Both the roof area and verandah formerly had concrete balustrading, and the roof area had a small shelter over the front portion of the house with a seat within. The house and property remained in the family until 1952 when it was sold to the Marlais family. At this stage some of the concrete decoration was in poor condition and the roof leaking, and repairs were undertaken somewhat changing the character of the house. Some of the original trees remain in the garden including the two palm trees and cedar.

Significance:

'Denbigh' is a distinctive villa residence in the Italianate style and is unusual when compared with other Edwardian block houses of the day. It is picturesquely situated on sloping land overlooking the Murray River and is of interest, also, as a concrete house, retaining some of its early plantings.

Andrew C Ward & Associates

Recommendations:

Recommended for inclusion on the  
Register of Historic Buildings and  
for planning scheme protection.

References:

Issue No. 1:

September, 1987

Andrew C Ward &amp; Associates

Building: Former "Carrap", "Villa Marguerite"  
Location: Corner Cureton and Cowra Avenues  
Allotment Reference: Block F, Section 18, Lots 1, 2, pt.3



Historic Buildings Council Register: -  
National Estate Register: -  
National Trust Register: -  
Location within Significance Area: -  
Photograph Date: July, 1987  
Original purchaser from CBL: F.G. Hodge  
Grantee: W.B. & G. Chaffey

Original Owner: F.G. Hodge

Present Owner: A.P. & A. Callipari,  
P.O. Nicholls Point, 3501

Original Use: Block House

Present Use: Derelict

Construction Date: 1890

Architect: F.W. Pickering

Builder:

Description: Edwardian styled timber residence with "half timbered" gables, roof vent, and verandah to two elevations.

Condition: Poor

Integrity: Fair, verandah part rebuilt, part built in, tower removed.

History: Tenders were called for the construction of "Carrap", designed by F.W. Pickering, an architect recently arrived from London, in October, 1889. By November, 1890, this residence, built for F.G. Hodge, had been completed and his block was planted in the same year. By 1901, "Carrap" had passed to Michael J. Paul who named it "Villa Marguerite". Subsequent owners included Fred Richardson, selling to J.R. Clifford in 1918.

Significance: "Carrap" was described in the contemporary press as being one of the "nicest places on the settlement", its distinctive tower and half timbered gables being its principal features, and causing it to be a fine example of Mildura's local architectural style. Its present condition, however, detracts significantly from its level of importance.

Recommendations: Recommended for planning scheme protection. Restoration recommended.

References: Mildura Cultivator, 21.11.89, 15.11.90,  
21.11.90, 13.3.90, 29.5.90, 17.7.90, 6.1.92.

MDHS View No. 6025  
Royal Commission of 1896, p.249

Issue No. 2 June, 1988



Andrew C. Ward &amp; Associates

Building:Nicholl's Point School  
building and rotunda.Location:

Fifth Street, Nicholl's Point

Allotment Reference:Block F, Section 8, Lots 16,  
18.Historic Buildings Council Register:

Recommended

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

-

Photograph Date:

July 1967

Grantee: -

Original Owner: Minister for Education

Present Owner: Minister for Education

Original Use: School and shelter

Present Use: School and shelter

Construction Date: 1907 (school building)

Architect: A. Thomson (rotunda)  
S.E. Bindley - PWD (School Building)

Builder: -

Description: A red brick and stuccoed gable roofed school building with half timbering motif to gable ends and eaves brackets in the Edwardian manner. The rotunda is timber framed with central post and octagonal on plan having a faceted pyramidal corrugated roof. The shelter is open to the weather with vertical timber linings to a c.1 metre high perimeter wall. A lower posted verandah encircles the rotunda.

Condition: Good

Integrity: Good

History: Parents approached the Mildura Board of Advice for a school for the 42 children at Nichol's (now Nicholl's) Point in 1890, and in 1892 the school opened in the Methodist Church on the corner of 5th. Street and Koorlong Avenue. Designed in 1905 by S.E. Bindley, the school consisted initially of two classrooms, two rooms for hats and coats and a lavatory. It was opened in 1907 on the opposite corner block and has since been extended.

Significance: The Nicholl's Point School building is a substantial early brick building in the district which recalls its founding years. The rotunda compares with similar structures at the Merbein Primary School (Jenner Street), the design of which is a bold expression of the harsh Mallee climate and of note as an example of the work of local architect and former Shire engineer, Alexander Thomson.

Recommendations:

Recommended for Planning Scheme Protection.  
Rotunda recommended for inclusion on the  
Historic Buildings Council register.

References:

- Education Department of Victoria, Vision  
and Realisation, The Government Printer,  
(1973), Vol. 2.

Issue No. 1:

May, 1988



Andrew C Ward &amp; Associates

Building: "Lumeah"  
Location: Fifth Street, (between Sandilong and Karadoc Avenues, south-west side)  
Allotment Reference: Block F, Section 21 -



Historic Buildings Council Register: Recommended  
National Estate Register: -  
National Trust Register: -  
Location within Precinct: -

Photograph Date: July, 1987

Original purchase from CBL:

Grantee:

Original Owner:

Present Owner: Mrs. E.A. Dakis  
P.O. Box 843, Mildura, 3500

Original Use: Block House

Present Use: Block House

Construction Date: 1912

Architect:

Builder: G. Giddings

Description: Single fronted timber block house in the Edwardian bungalow style with high pitched roof, verandah to three elevations, ashlar boarding and bay windows to front elevations and verandah carried on chamfered posts with caps, fan brackets and ladder frame decoration. Flydoor is original.

Condition: Good

Integrity: Good, including palms and pine plantings, also in front of former Campbell house in Sandilong Avenue.

History: "Lumeah" was the residence of Colin Campbell, and is similar to "Fairholme", built nearby for another member of the Campbell family by the same builder in 1912.

Significance: "Lumeah" is important at the regional level as a substantially intact block house, representative of many within the district, enhanced by its mature landscaped setting which is also typical of other early block houses.

Recommendations: Recommended for inclusion on the Historic Buildings Register and for planning scheme protection.

References: Ms A. Campbell

Issue No. 1 November, 1987

Andrew C. Ward &amp; Associates

Building:

Former Smith residence

Location:

Corner Fourteenth Street and Morpung Avenue, Nicholls Point

Allotment Reference:

Block F, Section 40, Lot 11

Historic Buildings Council Register:

Recommended

National Estate Register:

-

National Trust Register:

-

Location within Significance area:

Andrew C Ward &amp; Associates

Photograph Date: November, 1987

Name of Grantee:

Original Building Owner: Smith

Present Building Owner: Mrs. M.H. Blake  
P.O. Box 16, Irymple, 3498

Original Use: Block House

Present Use: Block House

Construction Date:

Architect:

Builder:

Description: An Edwardian style house in pise construction with rendered finish adopting the victorian assymmetrical villa form with projecting wings to two elevations linked by a bullnosed verandah, the decorated main gables presenting a combination of Victorian and Edwardian decorative devices.

Condition: Good. Some verandah posts poor.

Integrity: Good. Original colour scheme of walls and architraves in evidence, with walls finished in red ochre to resemble bricks.

History: At time of 1896 Royal Commission, land was unplanted and belonged to J. Johnstone and J.S. Putne. By 1913 W.T. Henshilwood was the owner. Later additions are sympathetic and in brick.

Significance: The former Smith residence is of note at the regional level as a sophisticated Edwardian styled block house using pise construction which was formerly not uncommon in the district but is believed to be rare, today.

Recommendations: Recommended for inclusion on the Historic Buildings Council Register and for Planning Scheme Protection.

References: Royal Commission of 1896  
Rate Books

Issue No. 2 May, 1988

Andrew C Ward &amp; Associates

Building:

"Oruru"

Location:Off Karadoc Avenue (above former  
Nicholl's Point pumping station)Allotment Reference:

Block F, Section 9, Lots 5-6

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

-

Photograph Date:

July 1987

Original Purchaser from CBL:Grantee:

G. &amp; W.B. Chaffey

Original Owner:

Thomas Wilkinson

Present Owner:



Original Use: Block House

Present Use: Block House

Construction Date: During period 1890-1896

Architect: -

Builder: -

Description: A small timber gable roofed block house with bay window and posted verandah.

Condition: Good

Integrity: Good

History: Thomas Wilkinson, a farmer from New Zealand, visited Mildura in 1890 and purchased a 20 acre block which he had planted out within 12 months of his arrival. Shortly afterwards, other members of his family purchased adjoining lots.

Significance: "Oruru" is of local importance as an early timber block house surrounded by mature gardens and plantings.

Recommendations: Recommended for Planning Scheme protection.

References: - Smith, J., The Cyclopedia of Victoria, 1905, Vol. 3, pp. 292-293.

Issue No. 1: June, 1988

## Andrew C Ward &amp; Associates

Building: Nowingi Iron Clad Catchment

Location: Immediately west of Nowingi railway station ground

Allotment Reference:

Historic Buildings Council Register: Recommended

National Estate Register: Recommended

National Trust Register: --

Location within Precinct: --

Photograph Date: April, 1986

Grantee:

Original Owner: Former State Rivers and Water Supply Commission

Present Owner: Department Conservation Forests & Lands

Original Use:

Present Use:

Construction Date: c. 1923

Engineer: A.S. Kenyon

Constructing Agency: Former S.R. & W.S.C.

Description:

Concrete catchment tank with sloping slides, spanned by Lanarkshire Steel Co. Ltd. r.s.j.'s at c. 1.8m centres, sheeted over with corrugated iron. A concrete chute links the tank with the catchment drain, located at the low end of the sheet iron crink locked catchment, measuring 60 feet x 192 feet. The No. 8 Douglas pump and stand have been removed, but the pump feed pipe remains, (loose).

Condition:

Derelict

Integrity:

Good, pump stand demolished as noted.

History:

This is one of the early iron clad catchments, the first, near Nowingi, being built in 1927. It was built c. 1928 to serve as a public water supply associated with the Nowingi railway settlement, and remained in use in 1967 (R. East: "Water in the Mallee"). It has since been abandoned.

Significance:

A substantially intact iron clad catchment, representative of some 24 that were built in areas outside the bore area and to which channel supplies of water could not be economically extended. This catchment is an important survivor of a unique method of water retention in the Mallee, and is also of importance for its association with the failed Nowingi railway settlement.

Recommendations:

Recommended for inclusion on the Government Buildings Register, the National Estate Register and for planning scheme protection.

References:

Andrew C. Ward & Assoc. : "Mallee Area Review - Study of Historic Sites" for the Land Conservation Council, 1986.

Issue No. 1:

September, 1987.

Andrew C Ward &amp; Associates

Building: former Pirlta Post Office  
Location: Pirlta, (grid ref. WG 818963)



Allotment Reference: Merrinee, Lot 32  
Historic Buildings Council Register: -  
National Estate Register: -  
National Trust Register: -  
Location within Precinct: -  
Photograph Date: November 1986  
Grantee: F.L.H. Wurfel  
Original Owner: F.L.H. Wurfel  
Present Owner: G.F. Wurel,  
35 Walnut Avenue, Mildura,  
3500  
Original Use: House and Post Office  
Present Use: Vacant

Construction Date:Architect:Builder:Description:

A standard design former State Rivers and Water Supply Commission settler's house consisting of corrugated iron clad gable roof extending to form a verandah and timber clad framed house with built-in lean-to section at rear.

Condition:

Fair

Integrity:

Good

History:

The Pirlta District was settled commencing in 1924, F. Wurfel occupying his land about this time. By 1945 Mrs. E.M. Wurfel and Mr. G. F. Wurfel were running the Pirlta Post Office, which was closed in 1964.

Significance:

The former Pirlta Post Office is of note as a typical standard timber settler's home in the Millewa, many of which were built during the 1920's. Most have now been removed or are substantially altered. This building is also of local importance as the last remaining building associated with the Pirlta township.

Recommendations:

Recommended for Planning Scheme Protection.

References:

Australian Post Office.

Issue No. 1:

May, 1988

Building: Psyche Bend Pumping Station  
Address:  
Allotment Reference:



National Trust Register: -  
National Estate Register: interim list  
Historic Buildings Register: Registered  
Location within significance area: Psyche Bend reserve precinct  
Photographed: 22.4.87  
Original Building Owner: Mildura Irrigation Co.  
Present Building Owner: First Mildura Irrigation Trust  
Original Use: Engine house  
Present Use: Abandoned  
Construction Date: 1889-1890

Architect: George Tolley, secretary of the Irrigation Company, (foundations), D.T. Edmunds (building).

Builder:

Description: A simple rectangular red brick building set upon a fourteen foot deep base of concrete. It is of brick in cement construction to a level, which when built, was the highest flood line known. It is roofed with corrugated iron and has gable ends. The two long walls are divided into six bays by brick piers which have round headed windows symmetrically placed within the bays except for one bay on the east side which has a set of large doors opening onto the riverfront, where there used to be a wharf, and the end bay on the west side which has a door. The windows are casements with a semi-circular fanlight which have ransoms dividing them into four segments. On the southern end are two windows, as on the sides, and a circular window above them. On the northern end is a large opening with semi-circular head, now bricked in, and a circular window above this. On the southern end are the remains of a decorative timber gable end with finial and barge board with patterned bottom. Inside the building is much of the original pumping machinery.

Condition: Good

Integrity: Good (building and plant)

History: The Psyche Bend pumps were the first in the series of pumps making up the Billabong irrigation system. Water was pumped from the Murray River into King's Billabong. Initially this was undertaken by temporary pumps on the 'Jane Eliza'. In 1889 work began on the building which was to house the Chaffey steam engine 4 x 1000mm centrifugal pumps. Three only of the pumps were completed and pumping commenced in 1890. Various improvements were made to the pumps, but they were replaced in 1959 by the new electric pumps nearby. Since then the building has not been in use.

Significance: A. This building and plant is important at the State level for its association with the Chaffey Brothers, the Billabong irrigation system and as the only intact example of the Tangye steam engine and pumps, designed by George Chaffey for the Mildura Irrigation Colony. The historic landscaped setting of this building should be preserved. The building should be secured and the plant maintained in clean condition.

Recommended Actions:

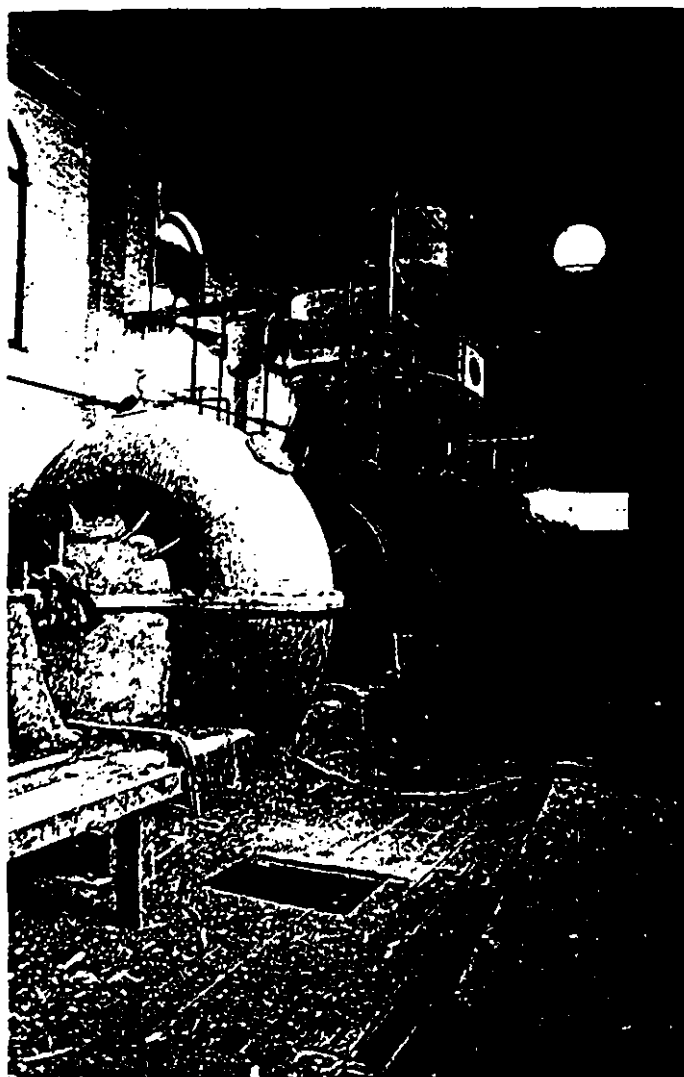
Recommended for inclusion on the National Estate Register and for Planning Scheme protection.

References:

F.M.I.T. handout  
Mildura Cultivator, 1889  
1896 Royal Commission  
MDHS: Views Nos. 6257, 6236

Issue No. 2

June 1988



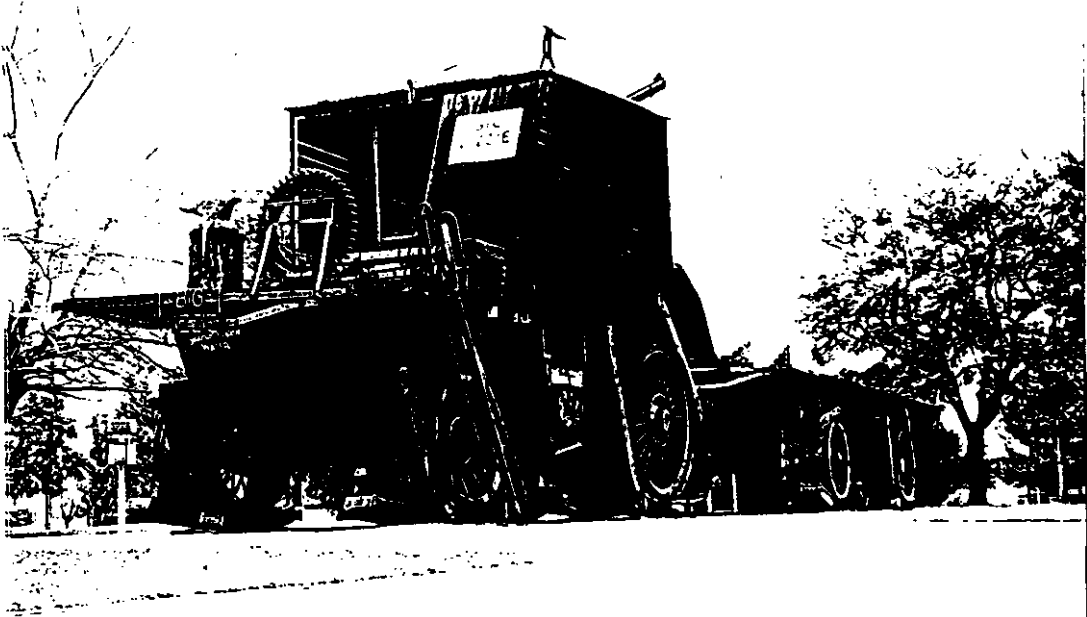


Item:

'Big Lizzie'

Address:

Barclay Square, Red Cliffs

National Trust Register:

-

National Estate Register:

Recommended

Historic Buildings Register

Recommended

Location within Significance Area:

Indi Avenue precinct

Photographed:

12.4.87

Builder:

Frank Bottrill

Original Owner:

F.Bottrill

Present Owner:

Shire of Mildura

Original Use:

'Desert Train'

Present Use:

Historical display

Construction Date:

1915-1916

Description:

A road train now comprising the tractor 'Big Lizzie', and one trailer. The prime mover is 34' long, 11' wide, and 18' high. It was originally powered by a 60h.p. Blackstone crude oil engine. The trailer is 30' long, 10' wide and 7' high. Both the tractor and trailer have patent dreadnaught wheels with six pedrails per wheel.

Condition:

Good

Integrity:

Good

History:

Frank Bottrill patented his design for the dreadnaught wheel in 1906, and manufactured scrub clearing tractors using them. 'Big Lizzie' was intended to be used as a road train working to and from Broken Hill, because of its ability to travel over difficult terrain. Ralph Falkner provided the financial backing. 'Big Lizzie' never arrived in Broken Hill, its first trip terminating in Mildura in October, 1917. It was used for wheat carrying from the Millewa in the 1918 and 1919 harvests, and undertook land clearing at south and west Merbein in 1918, and Birdwoodton in 1919. In late 1920 it was contracted to clear land for the Red Cliffs settlement, and completed this in 1924 when it travelled to Glendenning Station near Balmoral. Due to financial problems Bottrill had to leave 'Big Lizzie' on the property when his sharefarming venture fell through. One of the trailers was sold, but the remaining trailer and tractor were brought back to Red Cliffs in 1971 in time for the Red Cliffs Jubilee celebrations in October, 1971.

Significance:

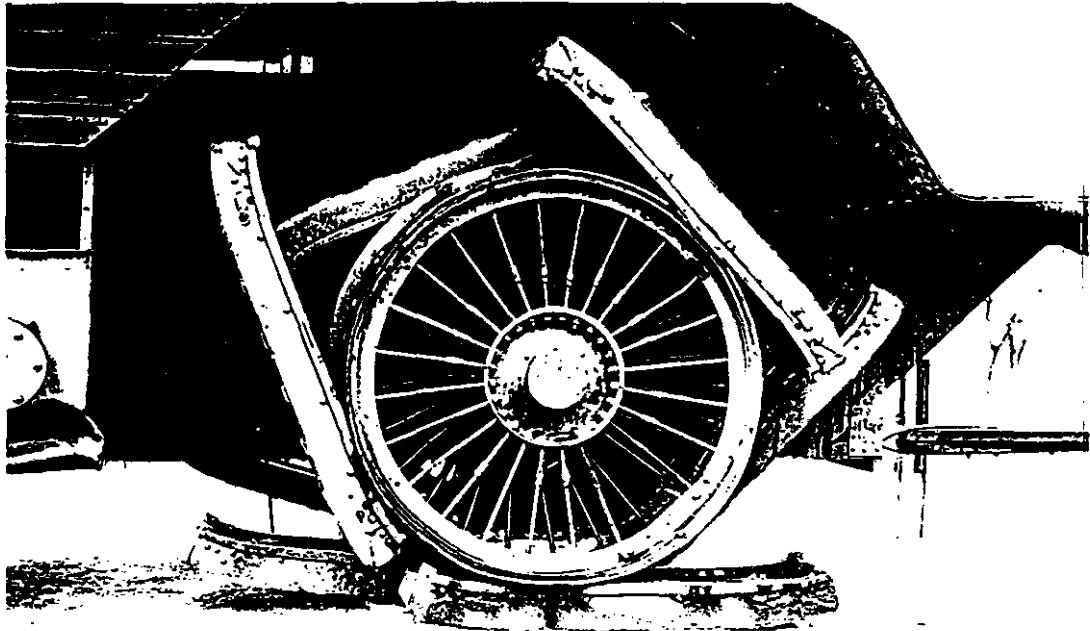
A. The significance of "Big Lizzie" at the State level arises from its role in clearing land in the Mallee and for its unique design as an early prime mover. It is especially significant at the local and regional levels for its role in the development of the district.

Recommended Actions:

Recommended for inclusion on the National Estate Register, Historic Buildings Register, and for planning scheme protection.

References:

Ron Haslin, Big Lizzie: The Story of a man and a machine, Sunnyland Press, Red Cliffs, 1982.



Building:

Former "Diggerland Theatre"

Location:Indi Avenue, corner Ilex  
Street, Red Cliffs.Allotment Reference:

Section 1, Lots 26-27.

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

Barclay Square Precinct.

Photograph Date:

September 1987

Grantee:Original Owner:Diggerland Ltd. Moving Picture  
ProprietorsPresent Owner:Mr. G. Pipicella  
P.O. Box 18, Red Cliffs, 3496Original Use:Picture theatre and functions  
venuePresent Use:

Vacant

Construction Date: 1922

Architect: A.D. Thomson

Builder: John Corbett and Sons

Description: A reinforced concrete theatre with corrugated iron clad gable roof attached to a two storeyed hip roofed reinforced concrete front portion with pedimented decoration to upper level verandah (now built in) with the construction date "1922" in low relief. Architectural detail is consistent with that applied to California Bungalows at the time.

Condition: Good

Integrity: Good

History: In April 1922 the Diggerland Ltd. Moving Picture Proprietors of Mildura was registered with a capital of £8,000 and £1.0.0 shares. Subscribers to the Memorandum of Articles were William Paul Crockett, Robert Irvine Hillard, Jack Lever Jnr, Howard Castleton Bussell and Bryan O'Neill. The temporary structure of the Diggerland Theatre over the railway line was dismantled in early July and the material used in the erection of the new building in the permanent township. It was estimated that it would cost c.£5,000. Tenders were called for the lease of two shops in the front of the theatre on 9.10.1922 (Sunraysia Daily). The official opening took place on 2.2.1923.

Significance: The former "Diggerland Theatre" is important as the social hub of the Red Cliffs township for many years, being the venue not only for picture shows, but beauty contests, musical evenings and balls. It is the largest reinforced concrete building in the district, that method of building being common for a period. It is also of interest as an example of the work of local architect and engineer, A.D. Thomson. It is a key building in the Barclay Square precinct.

Recommendations: Recommended for Planning Scheme Protection.

References: - Chandler, M.J., Against the Odds, the story of the Red Cliffs Settlement, T. & V. James Offset Printing (Mildura), 1979.

Issue No. 1: May, 1988

Andrew C Ward &amp; Associates

Building: Redcliffs A Re-Lift Pumping Station  
Location: Woomera Avenue, Redcliffs



Allotment Reference: S.R. & W.S.C. Easement within public Park and Recreation reserve on Murray River bank.

Government Buildings Register: Recommended

National Estate Register: --

National Trust Register: --

Location within Precinct: --

Photograph Date: April, 1986

Grantee:

Original Owner: State Rivers and Water Supply Commission

Present Owner: Rural Water Commission

Original Use: Pumping station

Present Use: Pumping station

Construction Date: 1922

Engineers: S.R. & W.S.C.

## Andrew C Ward &amp; Associates

Constructing Agency:

Former S.R. &amp; W.S.C.

Description:

The building is of timber framed construction with corrugated iron linings, gable roofed and is situated over the concrete lined pump pit. A store adjoins.

There are three pump units, installed in 1922, with Metropolitan Vickers (Manchester and Sheffield) electric motors powering Johnson and Son, engineers, Tyne Foundry, South Melbourne, centrifugal pumps, operating at 480 rpm. The discharge pipes contain a non-return valve and butterfly valve controlling water entry into the delivery channel.

Condition:

Good, in operation.

Integrity:

Good, switchboard replaced c. 1986.

History:

The Redcliffs A re-lift was built in 1922 to raise water from the main channel filled by the Redcliffs Main Pumping Station.

In 1918, A.S. Kenyon, SR & WSC engineer, had submitted a report to the Commission on developing 4000 ha of Murray frontage land under irrigation in the Redcliffs area. Surveys began in January, 1920, and the first harvest produced 570 tons of dried fruit.

Significance:

The Redcliffs A re-lift is a substantially intact pumping station, dating from the earliest years of settlement in the area, having continuously served the district since 1922. Its survival is unusual.

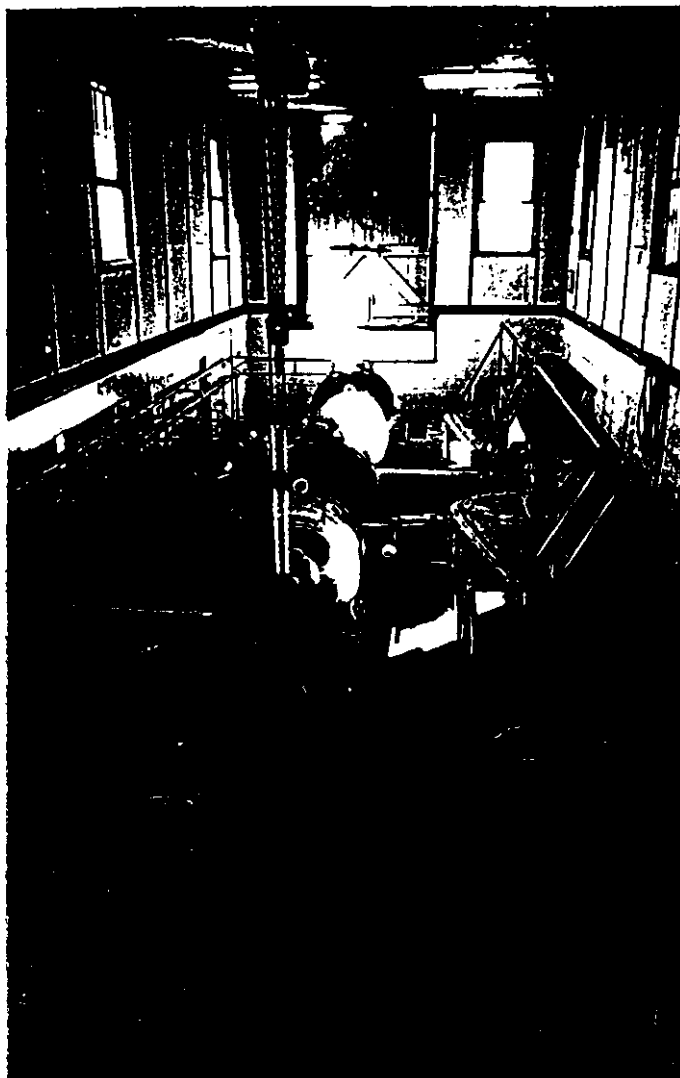
It is of interest also as an early electrically powered p.s., built two years before the Millewa A po.s. which is steam powered presumably on account of its remote location and the amount of water being raised.

Recommendations:

Recommended for inclusion on the Register of Historic Buildings and for planning scheme protection.

References:

Rural Water Commission  
Gold Jubilee - Redcliffs  
"Soldier Settlement in Sunraysia:  
The Redcliffs Experience 1919-1939"  
- D. Farrell (1983)  
Andrew C. Ward & Assoc : "Mallee  
Area Review - study of Historic  
Sites", for the Land Conservation  
Council, 1986.

Issue No. 1:



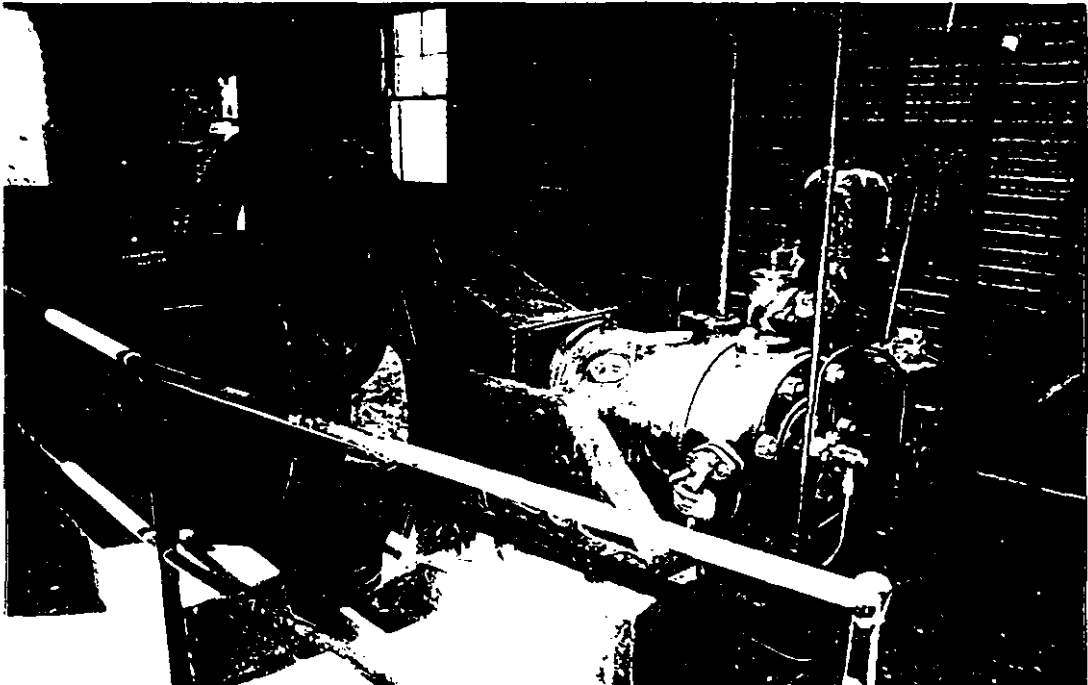
Andrew C Ward &amp; Associates

Building:

Old Redcliffs Urban Pump

Location:

Woomera Avenue, Redcliffs

Allotment Reference:

S.R. &amp; W.S.C. Easement within public park and Recreation Reserve on Murray River bank.

Historic Buildings Council Register:

Recommended

National Estate Register:

--

National Trust Register:

--

Location within Precinct:

--

Photograph Date:

April, 1986

Grantee:Original Owner:

Former State Rivers and Water Supply Commission

Present Owner:

Redcliffs Historical Society

Original Use:

Urban water supply pumping station

Present Use:

Historical display

Construction Date:

1929

## Andrew C Ward &amp; Associates

Engineers:

Former S.R. &amp; W.S.C.

Constructing Agency:

Former S.R. &amp; W.S.C.

Description:

The building is timber framed, gable roofed, with corrugated iron cladding.

The residual oil engine, installed in 1929 to power the pump, is in situ, and out of service. It was manufactured by Ronaldson Bros. and Tippet Pty. Ltd. of Ballarat, buildings no 7799. It is an oil fired simple engine driving a crankshaft by means of a piston rod with two speed flat belt drive and flywheel, now replaced by an electric motor. The motor is connected to the centrifugal pump, manufactured by Thompsons Engineering, Castlemaine, by a drive shaft.

Condition:

Good

Integrity:

Good. Not operational.

History:

Built in 1929 to provide a reticulated water supply to the town area, this installation, was out of service by .....

It is now in custody of the Redcliffs Historical Society.

Significance:

The old Redcliffs urban pump is a substantially intact facility which has been associated with the town of Redcliffs since 1929.. The engine is a unique power source for the control of a pump, in the Mallee Area, and is a sizeable unit by any standards.

Recommendations:

Recommended for inclusion on the Register of Historic Buildings and for planning scheme protection.

References:

Andrew C. Ward & Assoc. "Mallee Area Review - Study of Historic sites" for the Land Conservation Council, 1986.

Issue No. 1:

September, 1987.

Andrew C Ward &amp; Associates

Building: Abandoned Log Tank  
Location: Trinita

Allotment Reference:

Government Buildings Register: Recommended

National Estate Register: --

National Trust Register: --

Location within Precinct: --

Photograph Date: June, 1986

Grantee:

Original Owner:

Present Owner:

Original Use: Water storage

Present Use: Abandoned

Construction Date: c. 187

Designer:

Builder:

Description:

A cypress pine walled log tank, now filled in, but with posts for former railing enclosure still standing.

Condition:

Poor

Integrity:

Fair

History:

The pre-European track which ran from Kulkyne through Tiega towards Pine Plains was later used by whites and served as a bullock dray route during the pastoral era, having watering points located at strategic positions. The Old Kia tank was one of these, replacing an earlier earth tank, location confirmed, and now replaced by a Rural Water Commission tank.

Significance:

In the absence of other known sites within the Mallee having early log tanks, which were at one time quite common, this example is the only remaining remnant of a method of storing water, unique in Victoria to the Mallee area.

Recommendations:

Recommended for inclusion on the Register of Government Buildings and for planning scheme protection. It is further recommended that a conservation analysis be undertaken of this structure with a view to stabilising the remnants.

References:

- J. Jardine ("Old Kia").
- Andrew C. Ward & Assoc. "Mallee Area Review Study of Historic Sites", for the Land Conservation Council, 1986.

Issue No. 1:

Building:'Our Lady of Lourdes" Catholic Church,  
WerrimullAddress:Allotment Reference:National Trust Register:

Classified

National Estate Register:

Recommended

Historic Buildings Register:

Recommended

Location within significance area:

-

Photographed:

11.4.87

Name of Grantee:Original Building Owner:

Catholic Parish of Werrimull

Present Building Owner:

Catholic Parish of Merbein

|                           |   |
|---------------------------|---|
| <u>Original Use:</u>      | Church  |
| <u>Present Use:</u>       | Church  |
| <u>Construction Date:</u> | 1933-1934   |
| <u>Architect:</u>         | J. O'Connell  |
| <u>Builder:</u>           | Arthur Zaetta   |
| <u>Description:</u>       | <p>A small Romanesque style church constructed of local limestone and roofed with terra cotta tiles. The body of the church is rectangular and is flanked on the northern side by a squat tower containing an empty porch, and vestry with a portico linking the two. The loggia is supported by concrete columns with very abstracted corinthian capitals. Concrete moulding also forms the archway to the west door, and the corbel table around the top of tower, and across the western gable end. There is a wheel window in the west wall, whilst the other windows have arched heads excepting the upper windows in the tower. The masonry was originally tuckpointed, but pointing is now on the north side only.</p> |
| <u>Condition:</u>         | Good  |
| <u>Integrity:</u>         | Good  |
| <u>History:</u>           | <p>Early Catholic settlers in the Millewa had to travel to Mildura to attend mass, However from 1927 services were held at various venues in the Millewa and in 1928 the Werrimull Hall was first used. The Parish of Werrimull was formed in 1932 with Father John Leyden as the first and only Parish priest. The church was completed in 1934, and opened and blessed by Father Scanlon, of Mildura, on July 22nd, 1934. In 1948, the Parish of Werrimull, no longer being viable, was rejoined to the Parish of Mildura. In 1965 it became part of the new Parish of Merbein.</p>   |

Significance:

This church is important at the State level as a skillfully conceived and executed building in a comparatively rarely used ecclesiastical architectural style. It is also important locally as a focus for Catholic worship and as an unexpectedly grandiose design in this small remote community.

Recommended Actions:

Recommended for inclusion on the National Estate and Historic Buildings Registers and for Planning Scheme protection.

References:

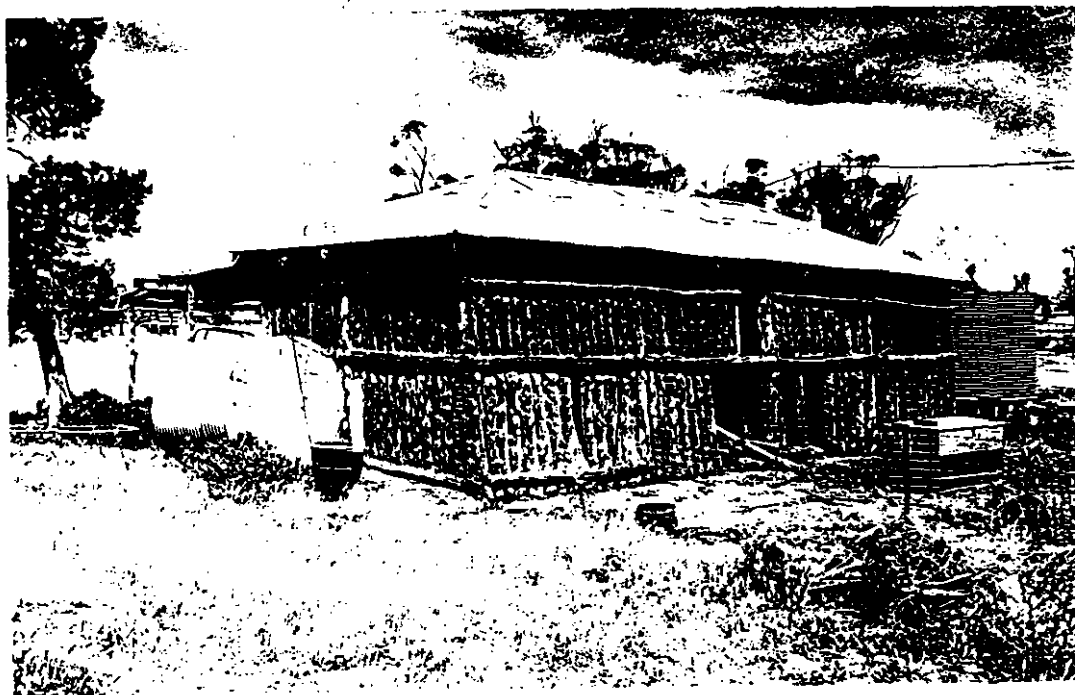
Golden Jubilee pamphlet, 1984  
Sunraysia Daily, Tuesday, July 24, 1934  
National Trust FN5119  
Welcome Back Committee: Millewa the  
First Fifty Years, (Mildura) Sunraysia  
Daily, 1975.

Issue No 1

May, 1987

Building:

3 Pine Log Barns

Location:Werrimull, (grid ref: WG  
494966)Allotment Reference:

Werrimull, Lot 29

Historic Buildings Council Register:

-

National Estate Register:

-

National Trust Register:

-

Location within Precinct:

-

Photograph Date:

November 1986

Grantee:

-

Original Owner:

L.E. Bailey

Present Owner:E.F & H.L. Yales  
P.O. Box 10, Werrimull, 3496Original Use:

farm outbuildings

Present Use:

farm outbuildings



Construction Date:Architect:Builder:Description:

3 vertical Murray Pine log barns, in varying condition, the most intact having a hipped corrugated iron clad roof and vertical log wall construction with mid rails and log ends secured at this point as well as at the top and bottom of walls. Secondary horizontal logs tie the vertical logs together, whilst the whole structure has a pine log frame.

Condition:

Good (structure described above)

Integrity:

Good (structure described above)

History:Significance:

These pine log barns are representative of others in the Millewa, the barn described having construction features not observed elsewhere in the region.

Recommendations:

Recommended for Planning Scheme Protection.

References:Issue No. 1:

May, 1988

Building: Yelta Railway Station building  
Location: Yelta station



Allotment Reference: Railway reserve, Yelta  
Historic Buildings Council Register: Registered  
National Estate Register: --  
National Trust Register: ---  
Location within Precinct: ---  
Photograph Date: April, 1986  
Grantee: --  
Original Owner: Victorian Railway's Department  
Present Owner: State Transport Authority (V-Line)  
Original Use: Waiting shelter and office  
Present Use: Abandoned  
Construction Date: Early 1920's  
Architect: Victorian Railways  
Builder:

Description:

A small timber gable roofed combined waiting shelter, with seat, and lockable office, being an example of the 1921 Type A Departmental standard design.

Condition:

Fair

Integrity:

Good

History:Significance:

This standard station building was closely and almost exclusively associated with the Mallee railways, being once common on the Morkalla line. Yelta is the last in situ example of its type, others from Werrimul and Meringur having been relocated to nearby properties.

Recommendations:

Recommended for planning scheme protection. Maintenance is also urgently recommended.

References:

Ward, A., Donnelly, D., "Victoria's Historic Railway Stations", Vol 4A, 1981.

Issue No. 1:

September, 1987.