|  |
| --- |
| **Park View** |
| Prepared by: Trethowan Architecture |

|  |  |
| --- | --- |
| **Address: 25 Brennans Road East, Arthurs Creek** | |
| **Name**: Park View | **Survey Date:** 2015 |
| **Place Type:** Individual | **Architect:** Unknown |
| **Grading:** Significant | **Builder:** Unknown |
| **Extent of Overlay:** To the title boundary | **Construction Date:** From c1890 |

A picture containing grass, outdoor, tree, sky

Description automatically generated

**Historical Context**

The first squatters arrived in the Arthurs Creek area in 1837. The Reid’s run ‘Hazel Glen’, where the original stone and mud house survives, lay on the southwest. The Bears’ ‘New Leicester’ lay on the northwest, the Macfarlane’s ‘Ard Chattan’ lay between Running Creek and Arthurs Creek, and the Smiths ‘Glen Ard’ lay to the west of Running Creek (Hicks 1988:6). Most of the land west of the Plenty River was sold by the mid-1840s. The land to the east, including the Arthurs Creek area, which was forested and hilly with poor sedimentary soils, was ‘cattle country’ and remained under grazing leases for longer (Hicks 1988:13).

The more open undulating country between the Yan Yean Reservoir and Arthurs Creek/Deep Creek was bought at Crown Land sales in the mid-1860s (PROV, VPRS 16171/P1/6, Linton-2). Under the 1860 Land Act, the remaining grazing leases were revoked. The eastern margin of the Parish of Linton, including the Arthurs Creek locality, was surveyed in 1856 but remained unsold. Lots 16, 17 and 24 of this survey were the first to be selected in c1861 by C. Vaughan, M. McLaughlin and W. Watson (Department of Crown Lands and Survey, 1856). The remainder of the Arthurs Creek area became the Upper Plenty Farmers’ Common (later Whittlesea Common) in 1861. An area to the east of Arthurs Creek was proclaimed as the Arthurs Creek Common in 1871 (*Vic Gov Gazette*, 26 March 1861, No.48:632; PROV, VPRS 0242/P0, file C90869). Most of the European settlers in the area were orchardists and dairy farmers, the most famous of which were the Ryders and Drapers (PROV, VPRS 16171/P1/6, Linton-2). The homesteads of the 1860s such as those of the Ryders and Murphys were typically slab huts (PROV, VPRS 627/ P1, Unit 235, File No 19301). Butter, eggs and poultry were often the first source of income.

A village began to appear in the early 1870s, with the Primitive Methodist church established in 1873, the school opened in 1876 and the Mechanics’ Institute in 1878. The Arthur’s Creek Fruitgrowers’ Association formed in 1890 and held meetings and competitive exhibitions of fruit at the Mechanics’ Institute (*Argus,* 14 May 1890:6).Daily mail services started in 1889. By 1899 George Murphy had built a post office and store (*E&WSA& DCVA,* 26 April 1918 :3; Payne 1975:191). The settlement would expand little after this point. In the late 1880s there were 1500 acres under fruit within a three-mile radius of Arthur’s Creek. The extension of the railway to Yan Yean in 1889 made transport to market easier and quicker (*Argus,* 21 October 1889:9).

Poor prices during the Depression compounded the decline, and by the late 1930s all but the largest and most progressive orchards were unprofitable. Orchards were cleared and the land turned over to sheep. Markets for lamb and wool were variable and while the larger farms survived on sheep, the smaller holdings reverted to dairying and pigs. By the 1970s beef cattle were becoming more profitable. Orcharding continued at Glen Ard, which by 1975 was reputedly the largest orchard in southern Victoria (Five Pear Trees, Apted's Glen Ard Orchard, 120997). The township had about 350 residents at the 1996 census (Hunter-Payne, 2008).

**History**

The Park View homestead is located on the east side of Deep Creek, north of Brennans Road East on Lot 28D, Parish of Linton.

Thomas and Elizabeth Anne Murphy migrated from County Armagh to Australia in 1856 with three children, William, Sarah and Thomas Jnr. They farmed first at Clifton Hill, followed by dairying at Somerton. Information provided by James T Murphy, Thomas Murphy’s descendant, indicated that the Murphys had moved to Arthurs Creek in 1864 and purportedly settled in Arthurs Creek (Payne 1975, p.79). In 1867 Thomas Murphy applied for a Section 42 occupation licence for the 80-acre Lot 28E (*Argus*, 28 June 1867:3). Thomas’s daughter, Sarah, applied for an occupation license under Section 42 for Lot 28D and Lot 27C combined 57 acres, was approved in 1869 (*Argus*, 4 November 1869:1; *Illustrated Australian News for Home Readers*, 4 November 1869:1). Up until January 1875 she resided with her father on his adjoining land, Lot 28E. In 1875 when she applied to purchase 28D and 27C, she had recently married Edward Bunker and had gone to live with him on his selection on the Yarra River near Kangaroo Ground. Lots 28D and 27C were at this stage heavily timbered and contained no buildings. The Queenstown constable who examined the holding for the Lands Department believed that Sarah’s father, was working the land. Sarah obtained freehold under Section 31 in 1876, under the name Sarah Bunker (PROV, VPRS 627/P0, 19301). This land was transferred to Thomas Murphy in 1877(CT: V969 F636).

|  |
| --- |
|  |
| Figure 1: Country Lands in the Parish of Linton adjoining the Yan Yean Reservoir’, 1857. Lot 28 D is indicated with a circle. Source: PROV, VPRS16171/1/6, Linton-2(Psh) LOImpL3000-2. |

When Thomas Murphy died in 1886, the block made up of the north part of Lot 28D and Lot 27G was unimproved apart from some fencing (*Argus*, 30 April 1886:1, PROV, VPRS 28/P2, 32/171). Ownership of this 30-acre block was transferred from the estate of Thomas Murphy to David Murphy in 1889 (CT: V969 F636; CT: V2194F714). David returned to Arthurs Creek c1889 and married Christina Mann, a daughter of the neighbouring Mann family, in 1890. The Park View homestead was probably built around this time (*EO&S&EBR,* 19 December 1890:3). David, along with Joseph and William became members of the Arthur’s Creek Fruitgrowers Association and appeared as exhibitors of fruit from the early 1890(*EO&S&EBR*, 12 April 1895:2; *Mercury and Weekly Courier*, 18 March 1897 :3).

The Murphy family was deeply embedded in local community life. Joseph Murphy was an active member of the Mechanics’ Institute and Free Library committee for nearly fifty years, including the last fifteen years as president. He was also a regular member and attendant of the Methodist Church (*Hurstbridge Advertiser*, 24 April 1936:5). In 1903 David was a committee member of the Arthur’s Creek branch of the National Citizens’ Reform League (*EO&BER*, 9 October 1903:2). He was elected to the Arthur’s Creek School Committee in 1911 (*EO&BER*, 14 April 1911:2).

Joseph Murphy’s son Joseph Gordon Murphy acquired part of his property, the southern part of Lot 28D and Lots 28C and 28F, in 1935 (CT: V1590 F957). He sold this land out of the family in 1938 (CT: V5974 F765).Joseph Murphy died at ‘Park View’ in 1936 at the age of 73, leaving a widow, two sons and two daughters (*Advertiser* 24 April 1936:5).

David Murphy continued to reside at Park View (*Argus*, 7 April 1937: 1; September 1938:5; *Advertiser* 16 June 1939:4). When he died in 1942 the 30-acre part Lot 28D and Lot 27C contained “an old weatherboard dwelling house and outbuildings consisting of a barn, a shed, a cowshed and dairy and a stable - all very old …” (PROV, VPRS28/P3, 335/441). For the next few years David’s daughter Violet lived at Park View (*Argus,* 1 February 1944:2). William Edward Murphy acquired the land from the executors of David Murphy’s will in 1951 (CT: V2194 F714).

**Description & Integrity**

Park View consists of a weatherboard farmhouse comprising a central wing with a double hipped roof and a perpendicular projecting gable roofed wing at either end. A skillion roofed verandah runs across the front of the central wing between the end two wings. The central wing of the residence with the verandah across the front has a central front door and a timber framed double hung window either side. The front elevations of each gable wing has twin timber framed double hung windows.

To the rear of the residence is a large shed with a gable roof. The roof and walls are clad in corrugated iron. This may have been the stables or barn. There are other outbuildings on the site that may date from an early period.

|  |
| --- |
|  |
| Figure 2: Aerial view of Park View. Source: Nearmap, 2022 |

**Comparative Analysis**

Within the Shire of Nillumbik, the following examples are comparable to the subject site:

Thornholme Residence, 180 Doctors Gully Rd, Doreen (HO192) is significant as a Victorian (c1870) and Edwardian-era farm complex associated with the pioneering Creighton family, who have been in the district since the mid-nineteenth century (TEH 2016:68). The complex comprises a variety of weatherboard buildings including a house (extended), stables, cottage and woolshed, with a variety of later outbuildings.

Thornholme and Park View are comparable as examples of nineteenth-century farming properties that are associated with significant pioneering families. The complex at Thornholme retains several original structures and elements, providing evidence of the variety of structures required for farming. Similarly, the outbuildings within Park View may also be indicative of early family activities within the site.

|  |
| --- |
|  |
| Figure *3*: Timber stable complex at Thornholme. Source: Shire of Whittlesea Heritage Study, 1991. |

Cleir Hills at 1394 Heidelberg-Kinglake Road St Andrews (HO63) is a late Victorian farming site that comprises a drop-slab barn, a weatherboard house, mature pencil pine tree and indigenous plants. The site is historically significant as it is associated with the pioneering orchardist and nurseryman William Gray of Allwood (HO61). It serves as a reminder of the importance of farming to Nillumbik’s past and is a rare surviving example of a timber slab farm building in a Metropolitan context. The barn is historically and technically significant as an excellent demonstration of the kinds of building that would have been erected by the Shire's early settlers. The place is a comparable example to Park View as a farm associated with late nineteenth century orchardist and farming activities within the Shire of Nillumbik. Its surviving building fabric is likewise indicative of the late nineteenth-century development of orchard industry of the Shire.

|  |
| --- |
|  |
| *Figure 4:* Drop-slab barn at Cleir Hills in 1992. Source: *Bick, Shire of Eltham Heritage Study,* 1992. |

Allwood Residence (HO61) at 901 Heidelberg-Kinglake Road Hurstbridge, constructed in c1894, is historically and aesthetically significant to the Shire of Nillumbik. The c1894 house is historically significant as it was built for William Gray (a prominent local figure, politician and orchardist) on the site that formed part of the homestead of pioneer Henry Hurst, after whom Hurstbridge was named. The house is historically and aesthetically significant because it is one of the oldest buildings in the area and an example of a standard late 19th century/early 1900s timber home as well as a reminder of the nature of early settlement in the area and the start of Hurstbridge's development (Criteria B, D & E).

The c1900 front garden is historically significant because it is associated with both William Gray and Henry Hurst (Criterion H). It is historically and aesthetically significant because the site operated as a commercial nursery and illustrates fashions typical of the late 19th century (Criterion E). The front garden is aesthetically significant. It includes an ornamental garden arch placed on the axis of the front door and a less formal area to the front of the site, featuring scattered and mixed planting, including two Cabbage Tree Palms and two Thread Palms. The Cabbage Tree Palms are aesthetically significant as the largest such specimens in the Shire (Criterion B). The rear garden is more utilitarian and features informal planting of Peppercorn trees

As such, Allwood Residence is historically comparable to Park View in terms of its date and association with the late nineteenth century orchardists. Further to this, Allwood Residence retains a higher degree of aesthetic significance as a more elaborate farm with an ornamented garden setting.

|  |
| --- |
|  |
| Figure 5: Allwood Residence with the mature trees. Source: Bick, Shire of Eltham Heritage Study, 1992. |

Weatherboard farmhouse and outbuildings at 760 Hurstbridge-Arthurs Creek Road, Arthurs Creek (HO89) were constructed in c1905. The site is historically significant because it was associated with the MacMillan family of orchardists over a long period of time and has strong links with Eltham's fruit growing industry. The farmhouse is historically and aesthetically significant as one of a small number of pre 1920s weatherboard dwellings in the rural areas of the former Shire of Eltham, and one of the most substantial (Criteria A, B & E). Similar to Park View, the farmhouse and outbuildings are associated with the early orchardists of the Nillumbik Shire, and serve as the surviving example of the Shire’s orchard industry in the early twentieth century.

The comparative analysis indicates that Park View is historically significant as a representative example of the new wave of development in the late 19th and early 20th centuries within the Shire of Nillumbik. Although it was purchased and established by a member of the pioneering Murphy family, it was one of the later orchard properties to be established after the initial settlement of the area in the 1860s and 1870s. Park View is aesthetically significant for its surviving Edwardian timber farmhouse and associated large and small outbuilding demonstrating the workings of the farm and orchard. Park View is comparable to several similar heritage places within the Shire of Nillumbik. As such, it is of historic and aesthetic significance at a local level.

**Assessment Against Criteria**

Criteria referred to in *Practice Note 1: Applying the Heritage Overlay,* Department of Planning and Community Development*,* revised July 2015, modified for the local context.

*CRITERION A: Importance to the course or pattern of the Shire of Nillumbik’s cultural or natural history (historical significance).*

Park View is historically significant as a representative example of the new wave of development in Arthur’s Creek in the late 19th and early 20th centuries. Although it was purchased and established by a member of the pioneering Murphy family, it was one of the later orchard properties to be established after the initial settlement of the area in the 1860s and 1870s. It is important for its association with the orcharding industry, demonstrating the period of renewal in fruit growing in the area in the early 20th century. A topographic map from the 1930s shows that David and Joseph Murphy’s combined orchards were among the largest in the area. Park View is historically significant for its associations with Arthurs Creek family the Murphys and as a farm property in the district. (Criteria A)

*CRITERION B: Possession of uncommon, rare or endangered aspects of the Shire of Nillumbik’s cultural or natural history (rarity).*

*CRITERION C: Potential to yield information that will contribute to an understanding of the Shire of Nillumbik’s cultural or natural history (research potential).*

*CRITERION D: Importance in demonstrating the principal characteristics of a class of cultural or natural places or environments (representativeness).*

Park View is significant as a representative of an orcharding and farm complex, demonstrated by its surviving Edwardian timber farmhouse and associated outbuildings demonstrating the workings of the farm and orchard. Features of note on the farmhouse include the form with central wing and perpendicular gable wings at each end, verandah between the two end wings, weatherboard cladding and timber framed double hung windows. The outbuildings, if they are early, may contribute to the representative significance of the place.

*CRITERION E: Importance in exhibiting particular aesthetic characteristics (aesthetic significance).*

*CRITERION F: Importance in demonstrating a high degree of creative or technical achievement at a particular period (technical significance).*

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

*CRITERION H: Special association with the life or works of a person, or group of persons, of importance in the Shire of Nillumbik’s history (associative significance).*

**Grading and Recommendations**

Recommended for inclusion in the schedule to the Heritage Overlay of the Nillumbik Planning Scheme.  
  
Recommendations for the Schedule to the Heritage Overlay (Clause 43.01) in the Nillumbik Planning Scheme:

|  |  |
| --- | --- |
| **External Paint Colours**  *Is a permit required to paint an already painted surface?* | No |
| **Internal Alteration Controls**  *Is a permit required for internal alterations?* | No |
| **Tree Controls**  *Is a permit required to remove a tree?* | No |
| **Victorian Heritage Register**  *Is the place included on the Victorian Heritage Register?* | No |
| **Incorporated Plan**  *Does an Incorporated Plan apply to the site?* | No |
| **Outbuildings and fences exemptions**  *Are there outbuildings and fences which are not exempt from notice and review?* | No |
| **Prohibited uses may be permitted**  *Can a permit be granted to use the place for a use which would otherwise be prohibited?* | No |
| **Aboriginal Heritage Place**  *Is the place an Aboriginal heritage place which is subject to the requirements of the Aboriginal Heritage Act 2006?* | No |

**Identified By**

Samantha Westbrooke Pty Ltd, Dr. Peter Mills and Trethowan Architecture

**Proposed Extent**

To the property boundaries.

**A picture containing automaton, engine

Description automatically generated**

**References**

*Advertiser (Hurstbridge),* as cited.

*Argus*, as cited.

*Australasian*, as cited.

*Eltham and Whittlesea Shires Advertiser and Diamond Creek Valley Advocate (E&WSA& DCVA)*, as cited.

*Evelyn Observer & Bourke East Record (EO&BER)*, as cited.

*Evelyn Observer & South & East Bourke Record (EO&S&EBR)*, as cited.

Graeme Butler & Associates 1996, *Nillumbik Shire Heritage Review – Environmental History*. Shire of Nillumbik,

Great Britain. War Office. General Staff. Australian Section & Australia. Army. Survey Corps 1930, Victoria, Yan Yean, Govt. Printer, Melbourne

Hermes Records for ‘Five Pear Trees, Apted's Glen Ard Orchard’, Shire of Nillumbik, accessed March 2022, as cited.

Hicks, Paul. 1988*. Plenty Valley Historical Survey*. Melbourne: Ministry for Planning and Environment.

Hunter-Payne, G. 2009, *Arthurs Creek,* <https://www.emelbourne.net.au/biogs/EM00093b.htm>, accessed online 23 March 2022.

*Illustrated Australian News for Home Readers*, as cited.

Meredith Gould Conservation Consultants 1991, *Whittlesea Heritage Study prepared for the City of Whittlesea*.

*Mercury and Weekly Courier*, as cited.

Murphy, James T 1971. *Early settlers of Arthurs Creek, Victoria*. Arthurs Creek, Vic.: The Author.

Payne, J.W. 1975. *The Plenty: A Centenary History of the Whittlesea Shire*. Kilmore: Lowden.

PROV, VA2620 Registrar of Probates, Supreme Court, VPRS 28/P3 Probate and Administrative Files, File 335/441 probate of David Murphy.

PROV, VA538 Department of Crown Lands and Survey, VPRS627 Land Selection Files, Section 31 land Act 1869, File 19301 Sarah Murphy. On Lot 28 D Parish of Linton.

*Reporter (Box Hill)*, as cited.