

CITY OF BAYSIDE HERITAGE REVIEW

LANDSCAPE CITATIONS



VOLUME 4

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Volume 4

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CITY OF BAYSIDE HERITAGE REVIEW

LANDSCAPE CITATIONS

VOLUME 4

Allom Lovell & Associates
Conservation Architects
35 Little Bourke Street
Melbourne 3000

and

John Patrick Pty Ltd
Landscape Architects
Landscape Heritage Consultants
304 High Street
Kew 3101

March 1999

This report is **Volume 4** of a set, comprising:

Volume 1	Thematic History
Volume 2 Part I	Building Citations: Datasheets A-F
Volume 2 Part II	Building Citations: Datasheets G-N
Volume 2 Part III	Building Citations: Datasheets O-Z
Volume 3	Heritage Overlay Precincts
Volume 4	Landscape Citations
Volume 5	Heritage Overlay Schedule

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CONSULTANTS

This report was prepared by:

John Patrick *John Patrick Pty Ltd*

Susan Tallon

Simon Howe

EXECUTIVE SUMMARY

OVERVIEW

The Bayside Heritage Review was commissioned by the City of Bayside to examine heritage structures, precincts and landscapes within the former Cities of Sandringham, Brighton and those parts of the former Cities of Moorabbin and Mordialloc—Cheltenham, Highett and Beaumaris—which now form the City of Bayside. In addition, a thematic history of the municipality was prepared.

Review of Andrew Ward's two previous studies, the *City of Brighton Urban Character and Conservation Study* (1986) and the *City of Sandringham Heritage and Conservation Study* (1989) formed one component of the study. This was supplemented by additional survey work undertaken by Allom Lovell & Associates Pty Ltd and John Patrick Pty Ltd in parts of the former Cities of Moorabbin and Mordialloc which had never before been surveyed and in sections of the municipality which had been covered by the Ward studies.

The review is contained within 5 volumes, as follows:

Volume 1 Thematic History

Volume 1 contains a thematically arranged history of the municipality which is intended to form a historical context, or framework, for the study as a whole, and with particular reference to the nature of the municipality's building stock. The chapters discuss survey and settlement, housing, institutions, industry and commerce, local government and leisure within the municipality. In addition, brief biographical details of influential local people are provided.

Volume 2 Building Citations

All buildings identified in the two previous studies were re-assessed and a street-by-street survey was undertaken in those parts of the former Cities of Moorabbin and Mordialloc which had never before been surveyed. Additionally, a number of other structures in Sandringham and Brighton, not previously assessed by Ward, were identified. Buildings graded A or B, according to revised criteria, were recommended for Heritage Overlay protection. Buildings graded C were considered to still be of importance within the municipality and should be retained, but they were not considered to be of sufficient significance as to warrant planning scheme protection.

Structures which have been graded A or B have data sheets contained in Volume 2: Building Citations. In the case of buildings identified in a previous study, Andrew Ward's data sheet has been reviewed, altered and/or augmented with additional information as appropriate.

A and B grade buildings within proposed Heritage Overlay precincts have not been recommended for individual protection as it is considered that the control exercised by the precinct would be equivalent. This approach was adopted in the Yarra heritage review and accepted by the panel for Amendment L78.

A total of 508 structures located outside proposed Heritage Overlay Precincts have been recommended for individual Heritage Overlay protection in the City of Bayside Planning Scheme.

Volume 3 Heritage Overlay Precincts

Eighteen areas already identified in the former cities of Brighton and Sandringham were re-assessed. Those parts of the former Cities of Moorabbin and Mordialloc, now within the City of Bayside and which had never been the subject of any heritage study, were surveyed.

The boundaries of previously proposed precincts have been revised, and maintained or have been reduced in area or rejected. The existing citations have been revised and augmented as necessary, and

additional citations prepared for new precincts. Precincts which have been rejected in relation to a heritage control, may be worthy of consideration as neighbourhood character areas.

Following the review, 27 precincts have been recommended for Heritage Overlay protection in the City of Bayside Planning Scheme.

Volume 4 Landscape Citations

A survey of the City of Bayside was conducted to identify landscapes of heritage significance. The landscapes identified in this volume are those of historic or cultural significance within the municipality.

The majority of sites identified are either private gardens scattered throughout the municipality, or remnants plantings (generally trees) of these gardens or individually significant trees. A number of public parks have also been identified and recommended for Heritage Overlay protection.

A total of 50 landscapes have been recommended for Heritage Overlay protection. Of these, 13 landscapes have citations in Volume 5: Landscape Citations, whilst 37 are associated with individually significant buildings and the relevant information is included on the citations in Volume 2: Building Citations.

Volume 5 Heritage Overlay Schedule

This volume contains a schedule of all heritage places (individual buildings, areas and landscapes) recommended for heritage overlay protection.

RECOMMENDATIONS

Following the review, the following recommendations are made:

- All buildings graded A and B located outside precincts and which are listed within Volume 2 are recommended for Heritage Overlay Protection under the Bayside Planning Scheme.
- All precincts described in Volume 3 are recommended for Heritage Overlay Protection under the Bayside Planning Scheme.
- All landscapes which are listed in Volume 4 and which are located outside precincts are recommended for Heritage Overlay Protection under the Bayside Planning Scheme.

NOTE

It should be noted that in the future there may be additional places which will be of sufficient merit to warrant protection. These places will be identified through future research, and in consideration of their comparative rarity in relation to other lost examples and, particularly in relation to more contemporary examples, changing appreciation with the effluxion of time.

1.0 INTRODUCTION

1.0 Introduction

A survey was conducted throughout the City of Bayside to identify landscapes of heritage significance. The primary objective was to identify sites that had not previously been recorded within the old municipalities of Brighton, Sandringham, Mordialloc and Moorabbin. None of these areas had been thoroughly covered in previous studies, namely Ward (1989) City of Sandringham and Ward (1991), City of Brighton. Consequently, a complete survey was required to identify significant landscapes, and to bring them into line with the built elements within the City of Bayside, so as to produce a comprehensive heritage program.

The landscapes identified in this volume are those of historic or cultural significance within the City of Bayside. Most of the sites identified have contributory significance for their amenity value, but this in itself is not merit for inclusion within this study.

The majority of sites identified are early private gardens scattered throughout the municipality, or remnants of these, generally consisting of trees remnant from these early gardens. While a number of these trees are associated with historic houses, many are the only remnant element of the site. Kamesburgh and Billilla provide fine examples of largely intact remnant gardens associated with late 19th century houses. An overall management strategy in the form of a significant tree register and associated guidelines is required to ensure the ongoing conservation of these important heritage assets.

A number of sites identified are public open space, particularly early parks in the Brighton and Sandringham areas. This has highlighted the need for an overall conservation management plan for parks identified within this study, beyond those individual recommendations for each site. Many of these parks are of particular significance for their early associations with the local community, and are important as open space within these populated suburbs.

1.1 Designation of Landscapes

Grade A Landscapes

Grade A landscapes are those with a high degree of cultural significance within the City of Bayside. These landscapes merit inclusion on the Victorian Heritage Register and/or the Register of the National Estate.

Grade B Landscapes

Grade B landscapes are integral to the cultural significance of the City of Bayside as a whole, through their integrity, their historical associations and/or environmental richness. These landscapes are substantially intact or with strong characteristics which underlie the historic nature of the area.

Grade C Landscapes

Grade C landscapes are those which contribute to the historical character of their locality. Generally these landscapes have been altered or neglected, or provide important fragments of older landscapes. Many of these landscapes consist of remnant trees. These landscape sites are recommended for planning scheme protection.

1.2 Citations

A physical description and assessment is provided for each site, addressing its condition and identifying potential problems as well as steps which should be undertaken to correct them.

2.0 SUMMARY LIST

Sites denoted with a * have been included in Volume 2: Building Citations.

Suburb	Street	No.	Site	VHR	RNE	NT	Grade
Sandringham	Abbott Street	56	Tree, Waratah Lodge				C
Sandringham	Abbott Street	108	Tree				C
Brighton	Bagley Street	5	Tree				C
Hampton	Banfield Street		Street Trees				C
Sandringham	Beach Road		Sandringham Beach Park				A
Beaumaris	Beach Road, Coral & Point Avenues		Remnant Bushland				A
Sandringham	Opposite 423 Beach Road		Road Reserve				B
Brighton	Black Street	17	Former Congregational Church*	Yes			B
Brighton	Boxshall Street		Former Municipal Offices*				C
Sandringham	Bridge Street	83	Tree				C
Brighton	Carpenter Street (between William & Durrant Streets)		Street Trees				C
Cheltenham	Charman Road		Old Cheltenham Cemetery				A
Brighton	Corner of Chavasse Street & New Street		Park				C
Sandringham	Cheltenham Road		Royal Melbourne Golf Course				C
Brighton	Church Street		St Andrews Cemetery & Church Yard	Yes	Yes	Yes	A
Black Rock	Ebden Avenue	36	Black Rock House*	Yes	Yes	Yes	B
Brighton	Glyndon Avenue	14	Garden				C
Sandringham	Between Grange Road & Brighton Street		A J Steele Reserve				C
Brighton	Grosvenor Street	38	Tree				C
Brighton	Halifax Street	70	Garden, Tanderace*				C
Brighton	Halifax Street	26	Garden, Billilla*	Yes		Yes	A
Hampton	Hampton Street	312-314	Tree				C
Moorabbin	Kelly Avenue	20	Tree				C

City of Bayside Heritage Review: Landscape Citations

Brighton	Kinane Street	9	Tree				C
Hampton	Linacre Road	19	Garden, Cowi Cowi*				C
Sandringham	Love Street	5	Street Tree				C
Brighton	Corner of Merton Street & St Kilda Street		Remnant Tree				C
Brighton	Middle Crescent	12	Garden, Seagrove*				C
East Brighton	Corner of Milroy Street & Mavis Avenue		Landcox Park				C
Brighton East	Outside 46 Murray Street		Street Tree				C
Brighton	New Street	292	Trees				C
Brighton	New Street	368	Irwin				C
Brighton	New Street	417	Garden, Colombo*				B
North Brighton	Newbay Crescent	10	Tree				C
Brighton	North Road	78	Garden, Kamesburgh	Yes	Yes	Yes	A
East Brighton	North Road	230	Trees, Clonaig*				C
Brighton	North Road (between St Kilda Street and railway line)		Streetscape				B
Cheltenham	Park Road		Cheltenham Park		Yes		A
Cheltenham	Park Road		Victoria Golf Club*				B
Hampton	South Road	26	Garden				C
Hampton	South Road	52	Garden				C
Brighton	South Road		Castlefield, Haileybury College*				B
Brighton	South Road	163	Garden, St Leonard's College*				C
Brighton	The Esplanade		Brighton Beach Gardens				A
East Brighton	Union Street		Street Reserve				C
Sandringham	Vincent Street	55	Tree				C
Bcaumaris	Wall Street	6	Street Tree		Yes		B
Cheltenham	Wangara Road		New Cheltenham Cemetery				A
Brighton	Were Street	20	Garden, Winmarleigh*				C
Brighton	Adjacent to 16 Westley Avenue		Street Trees				C

3.0 DATASHEETS

Site:	Tree, Waratah Lodge	Significance:	C
Address:	56 Abbott Street, Sandringham	Melway Map Ref:	76 H9
Access:	Restricted	Survey Date:	27/8/98



Intactness:		Condition:	
G[]	F[]	P[x]	G[x] F[] P[]
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[]
National Trust	[]	Heritage Overlay Controls	[x]

Description

A mature tree located in the front of the Waratah Lodge grounds. The Lodge, for War Veterans, occupies two residential blocks with the tree forming the central feature.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

A mature African Olive (*Olea europaea ssp. africana*) in the grounds of the Lodge is an example of an early garden planting. The specimen, classified on the National Trust (Victoria) Register of Significant Trees, has a wide spreading canopy extending over the carriageway, and screening the main entrance to the Lodge. Although there are minor patches of dieback in the canopy, the tree appears to be very healthy.

Potential Threats

The removal of branches overhanging the street space, reducing the form of the canopy

Management Steps

The preparation of a management plan outlining maintenance steps to secure the amenity contribution of this outstanding tree. This should be prepared in conjunction with the owners of the site.

Significance

This African Olive (*Olea europaea ssp. africana*) is of local interest to the City of Bayside as an example of an early garden planting. The specimen is significant for its outstanding form, age, and impressive contribution to the streetscape.

Reference

National Trust (Victoria) Register of Significant Trees.

Site:	Tree	Significance:	C
Address:	108 Abbott Street, Sandringham	Melway Map Ref:	76 J9
Access:	Unrestricted	Survey Date:	27/8/98



Intactness:

G[] F[] P[x]

Condition:

G[x] F[] P[]

Existing Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 National Trust []

Recommended Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 Heritage Overlay Controls [x]

Description

A mature tree situated outside the front fence, remnant of an early garden planting. The small timber front fence is a more recent addition to the property, constructed to accommodate the tree.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

A mature Irish Strawberry Tree (*Arbutus unedo*) possibly remnant of an early garden planting. The specimen is situated between the front fence of the property and the footpath, and is performing extremely well in this position. There is no appearance of dieback, and the tree has an outstanding multi-trunked, spreading form.

Potential Threats

Considering its relatively vulnerable position, any construction works in the street or front of the property is a potential threat to the health of the specimen. In addition, there is the threat of physical damage to both the trunk and canopy, as a result of construction works and in particular, damage from pedestrian traffic.

Management Steps

Inform the owner of the significance of the tree and seek their assistance in the protection and adequate maintenance of the specimen to ensure its long-term amenity value. Any works carried out to the street space or front of the property should be sympathetic to the health of the tree.

Significance

The Irish Strawberry Tree (*Arbutus unedo*) at the front of the property is of local interest to the City of Bayside as an early garden planting. The specimen is significant for its outstanding form, and impressive contribution to the property and the surrounding streetscape.

Site:	Tree	Significance:	C
Address:	5 Bagley Street, Brighton	Melway Map Ref:	76 E2
Access:	Restricted	Survey Date:	25/8/98



Intactness:

G[] F[] P[x]

Condition:

G[x] F[] P[]

Existing Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 National Trust []

Recommended Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 Heritage Overlay Controls [x]

Description

A mature tree and fence, possibly remnants of an early garden. The rest of the garden plantings are recent additions, however the mature tree dominates the property.

Remnant Fabric (Man Made)

An iron palisade and masonry fence along the front of the property appears to be original, and has recently been re-painted.

Remnant Fabric (Vegetation)

A mature Monterey Cypress (*Cupressus macrocarpa*) situated in the front garden of the property appears to be well over 100 years old. There are no signs of any significant dieback or limb loss, and the specimen has an excellent spreading form.

Potential Threats

Any future works to the street space may disrupt the root system of the tree due to its positioning at the front of the garden. The specimen may be removed or damaged to accommodate future building works.

Management Steps

Inform the owners of the significance of the tree and seek their assistance in its ongoing management.

Significance

The Monterey Cypress (*Cupressus macrocarpa*) on this site is of local interest as an example of an early garden planting. It is significant for its age, size, outstanding form, and overall contribution to the streetscape.

Site:	Street Trees	Significance:	C
Address:	Bamfield Street (south side, between Essex & Hampton Streets), Hampton	Melway Map Ref:	76 F8
Access:	Unrestricted	Survey Date:	27/8/98



Intactness:		Condition:	
G []	F [x]	P []	G [x]
			F []
			P []

Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[]
National Trust	[]	Heritage Overlay Controls	[x]

Description

A mature street tree planting on the south side of the street.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

Fifteen mature Canary Island Palms (*Phoenix canariensis*) planted as street trees on the south side of Bamfield Street. The Palms all show similar maturity and height, making an impressive visual impact on the streetscape.

Potential Threats

The removal of any of the specimens would reduce the integrity of the planting, particularly if the specimens are replaced with taxa not in-keeping with the current planting. Infill planting with a second species, reducing the impact of the planting.

Management Steps

The preparation of a detailed management plan is essential to ensure the long-term amenity value of these specimens. Included in this plan should be specifications for the removal and replacement of specimens with the same species. This should be included as part of an overall street tree management plan for the City of Bayside.

Significance

The street tree planting of Canary Island Palms (*Phoenix canariensis*) is of local interest as an early and intact street tree plantation, utilising a species rarely planted in such numbers. The Palms are significant for their age, maturity, uniformity and the impressive contribution to the local area.

Site:	Sandringham Beach Park	Significance:	A
Address:	Beach Road, Sandringham	Melway Map Ref:	76 F7, F8, F9, G10
Access:	Unrestricted	Survey Date:	8/9/98



Intactness:

G[] F[x] P[]

Condition:

G[x] F[] P[]

Existing Heritage Listings:

Victorian Heritage Register	[]
Register of the National Estate	[]
National Trust	[]

Recommended Heritage Listings:

Victorian Heritage Register	[]
Register of the National Estate	[]
Heritage Overlay Controls	[x]

Description

A belt of predominantly native vegetation between the foreshore and Beach Road. While some areas have been altered with the inclusion of carparks and other recreational areas, vast belts remain intact. Included within the park, are the gardens surrounding the Sandringham Bandstand Rotunda. The Rotunda was a gift from Dr Thomas Garnet Stirling Leary to the people of Sandringham in 1926. The garden contains a number of mature trees.

Remnant Fabric (Man Made)

Small bluestone walls surrounding garden beds in the Rotunda Garden. The Bandstand Rotunda, erected in 1926.

Remnant Fabric (Vegetation)

Remnant belts of native vegetation exist along the length of Sandringham Park, listed on the Register of the National Estate, where it is classed as Historic with a legal status of an Indicative Place. These belts are dominated mainly by Coast Banksia (*Banksia integrifolia*) and Coast Tea Tree (*Leptospermum laevigatum*). A number of mature trees exist within the Bandstand Rotunda Garden, namely salt-pruned Golden Monterey Cypress (*Cupressus macrocarpa* 'Aurea') and Canary Island Palm (*Phoenix canariensis*).

Potential Threats

The reduction of native vegetation to accommodate further carparking. The removal of existing vegetation or garden specimens and replacing them with taxa not in-keeping with the existing species.

Management Steps

The preparation of a detailed management plan outlining the maintenance required to ensure the long-term heritage and amenity value of the park. This should be included as part of an overall management plan for significant parks within the City of Bayside.

Significance

Sandringham Beach Park is of regional significance as a predominantly intact belt of native coastal vegetation, and associated gardens. The site contributes significantly to the surrounding landscape, and to the heritage and amenity value of the region.

Reference

Register of the National Estate.

Site:	Remnant Bushland	Significance:	A
Address:	Beach Road, Coral & Point Avenues, Beaumaris	Melway Map Ref:	86 B8. C8. C9
Access:	Unrestricted	Survey Date:	17/9/98



Intactness:

G[] F[x] P[]

Condition:

G[x] F[] P[]

Existing Heritage Listings:

Victorian Heritage Register	[]
Register of the National Estate	[]
National Trust	[]

Recommended Heritage Listings:

Victorian Heritage Register	[]
Register of the National Estate	[x]
Heritage Overlay Controls	[x]

Description

Point Avenue Precinct consists of a coastal reserve containing remnant indigenous bushland, and plantings in Point and Coral Avenues. The coastal reserve is accessible from Beach Road, through Point Avenue and Coral Avenue.

Remnant Fabric (Man Made)

The main access roads, Point Avenue and Coral Avenue, consist of unsealed gravel, maintaining the bushland character of the area.

Remnant Fabric (Vegetation)

The dominant species found in this precinct are Coast Banksia (*Banksia integrifolia*), Sallow Wattle (*Acacia longifolia*), Coast Tea Tree (*Leptospermum laevigatum*) and Drooping She-oak (*Allocasuarina verticillata*). The unsealed approaches into this bushland maintain and enhance the character of the area. Plantings along these approaches are random, consisting of the same species found in the road reserve. Nature strips are relatively wide. The precinct also incorporates an embankment area on the eastern side of Beach Road. A considerable section of this bushland has been reduced due to the addition of a carpark and other recreational facilities.

Potential Threats

Further carparking in the embankment area. The removal of remnant vegetation, particularly on the eastern side of Beach Road. Sealing the gravel access roads leading into the bushland area, degrading the character of the area. Further housing development in the precinct, unsympathetic to the remnant vegetation.

Management Steps

Ensure future development is sympathetic to the character of the area. The preparation of a management plan to ensure the long-term amenity and historical contribution of the precinct. This should form part of an overall management plan for bushland reserves in the City of Bayside.

Significance

The remnant bushland in Beach Road, Coral Avenue and Point Avenue Precinct is of regional significance as a largely intact coastal reserve containing remnant indigenous species. The character of the reserve is heightened by unsealed road approaches and random indigenous nature strip plantings. The reserve is culturally significant for its age and as an example of remnant coastal bushland within the region.

Reference

Andrew C Ward & Associates – Point Avenue Area of Cultural Significance

Site:	Road Reserve	Significance:	B
Address:	Opposite 423 Beach Road, Sandringham	Melway Map Ref:	86 C9
Access:	Unrestricted	Survey Date:	28/8/98



Intactness:

G[] F[] P[]

Condition:

G[] F[] P[]

Existing Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 National Trust []

Recommended Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 Heritage Overlay Controls []

Description

Remnant native vegetation along a road reserve. The site consists of a mature native tree which has been fenced off from pedestrian traffic. Native grasses have recently been planted under the specimen, with a layer of mulch over this area.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

A remnant Coast Banksia (*Banksia integrifolia*) is situated within the road reserve. The specimen is recorded on the National Trust (Victoria) Significant Tree Register as an example of remnant native vegetation and for its outstanding size. Much of the canopy and major limbs facing the carriageway have been removed to accommodate cables and vehicle clearance, significantly altering the form of the tree. The overall health of the tree appears to be declining.

Potential Threats

Although the tree has been fenced off from pedestrian traffic, no protection has been given from vehicular traffic. Consequently, the tree may suffer physical damage from passing traffic. Another threat may be the premature removal of the tree, due to its declining health.

Management Steps

An initial assessment of the health of the tree should be included as part of an overall management plan for significant reserves within the City of Bayside.

Significance

The Coast Banksia (*Banksia integrifolia*) is of local significance as an example of remnant native vegetation along the road reserve. The specimen is significant for its age, size and overall contribution to the heritage and amenity of the streetscape.

Reference

National Trust (Victoria) Register of Significant Trees.

Site:	Tree	Significance:	C
Address:	83 Bridge Street, Sandringham	Melway Map Ref:	76 H8
Access:	Restricted	Survey Date:	27/8/98



Intactness:

G[] F[] P[x]

Condition:

G[] F[X] P[]

Existing Heritage Listings:

Victorian Heritage Register	[]
Register of the National Estate	[]
National Trust	[]

Recommended Heritage Listings:

Victorian Heritage Register	[]
Register of the National Estate	[]
Heritage Overlay Controls	[x]

Description

A mature tree in the front garden, with the balance of the garden consisting of recent plantings.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

A mature Irish Strawberry Tree (*Arbutus unedo*) in the front garden is extremely old and has a wide-spreading canopy. There are a number of patches of dieback within the canopy. This is possibly an indication that the tree is beginning to decline.

Potential Threats

The greatest threat is the premature removal of the tree, based on the patches of dieback. Considering the tree is positioned quite close to the street, any future street works are likely to have a detrimental effect on the tree.

Management Steps

Inform the owner of the importance of the tree and seek their assistance in its management.

Significance

The Irish Strawberry Tree (*Arbutus unedo*) is of local interest as an example of an early garden planting within the area. The specimen is significant for its age and form and its contribution to the streetscape.

Site:	Street Trees	Significance:	C
Address:	Carpenter Street (between William & Durrant Streets), Brighton	Melway Map Ref:	67 F10
Access:	Unrestricted	Survey Date:	26/8/98



Intactness:		Condition:	
G[]	F[x]	P[]	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[]
National Trust	[]	Heritage Overlay Controls	[x]

Description

A street tree planting along a section of Carpenter Street. The trees are positioned on the nature strip/embankment to the railway line. The roadway has obviously been widened quite recently, as the trees extend out past the boundary of the carriageway. A number of mixed shrubs behind the street trees act as a screening of the railway line from the road.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

Five Red Ironbarks (*Eucalyptus sideroxylon*) planted as street trees. The trees appear to be the same age, and three are in excellent health while the other two are showing signs of stress. A possible cause of stress to these specimens could be the re-positioning of the carriageway.

Potential Threats

Works in the road appear to have caused decline of the two specimens. There is the possibility of the three healthy trees declining. The street space directly underneath the trees is used as a parking area, subjecting the trees to continual compaction with the added concern of physical damage to the trunks.

Management Steps

The preparation of a management plan is necessary to monitor the health and safety of the trees. Regular assessment by a qualified arborist is essential. Removal and replacement strategies should be considered, with replacement trees positioned further away from the carriageway. This would form part of an overall management plan for street trees within Bayside.

Significance

The street tree planting of Red Ironbarks (*Eucalyptus sideroxylon*) is of local interest for its maturity, form and impressive contribution to the streetscape.

Site:	Old Cheltenham Cemetery	Significance:	A
Address:	Charman Road, Cheltenham	Melway Map Ref:	86 H2
Access:	Restricted	Survey Date:	8/9/98



Intactness:

G [] F [x] P []

Condition:

G [x] F [] P []

Existing Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 National Trust []

Recommended Heritage Listings:

Victorian Heritage Register [x]
 Register of the National Estate [x]
 Heritage Overlay Controls [x]

Description

Old Cheltenham Cemetery is a fine example of a traditional 19th century cemetery, laid out in a formal manner. The site contains graves from the mid-19th century. The cemetery was superseded by the opening of the New Cheltenham Cemetery in the 1930's.

Remnant Fabric (Man Made)

The main entrance to the site is defined by a red brick and iron fence. The major paths are paved in asphalt with red brick gutters, secondary paths are paved in red brick. The majority of graves are marked by stone headstones, though there are a number of more elaborate sculptural memorials. Grave surrounds are predominantly brick or stone, with some iron detailing featured on a few graves.

Located within the cemetery are reinterments from the first Melbourne General Cemetery, moved in the early 1920's to allow for extensions to the Queen Victoria Market (Sagazio, 1992). An octagonal rotunda is located centrally within the site.

Remnant Fabric (Vegetation)

Within the grounds of the cemetery are a number of mature trees, including Camphor Laurel (*Cinnamomum camphora*), Flowering Gum (*Eucalyptus ficifolia*) and Bhutan Cypress (*Cupressus torulosa*). The majority of these trees, particularly the Flowering Gums, make an impressive contribution to the landscape and appear to be associated with the early history of the site. Garden plantings at the entrance to the site represent more recent additions.

Potential Threats

Loss of headstones and headstone inscriptions due to vandalism or neglect. Failure to replace senescent trees with the same species, or introduction of inappropriate new species, altering the heritage character of the place. Failure to maintain existing mature trees, leading to their early decline and removal.

Management Steps

Preparation of a detailed conservation management plan for the site, identifying elements of significance, and outlining measures for their ongoing conservation. The plan would include guidelines for the introduction of plantings that would not unduly impact on the heritage character of the place. The plan would outline appropriate measures for the conservation of grave details and monuments.

Significance

Old Cheltenham Cemetery is of regional significance as fine a example of a 19th century cemetery, closely tied to the history of the region. The cemetery contains reinterments from Victoria's first major cemetery, Old Melbourne Cemetery. The site reflects Victorian burial practices and grave styles. Mature plantings located within the cemetery are significant for their age, form and the impressive contribution they make to the site.

Reference

Sagazio, C [ED]. (1992). *Cemeteries: our heritage*. National Trust of Australia (Victoria), East Melbourne.

Site:	Park	Significance:	C
Address:	Corner of Chavasse Street & New Street, Brighton	Melway Map Ref:	67 D11
Access:	Unrestricted	Survey Date:	26/8/98



Intactness:	Condition:
G[] F[] P[x]	G[x] F[] P[]

Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register []	Victorian Heritage Register []
Register of the National Estate []	Register of the National Estate []
National Trust []	Heritage Overlay Controls [x]

Description

Small pocket park containing two mature trees. The only other feature within this park is a small park bench.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

Two mature Sugar Gums (*Eucalyptus cladocalyx*) are located within the park. They appear to be early plantings. The specimen at the front of the park appears to be in excellent health, with a wide-spreading canopy and no obvious dead wood. The tree to the rear of the park is also an excellent specimen, however there is evidence of some dead wood in the canopy.

Potential Threats

Both specimens are positioned quite close to the footpath and carriageway. Any future works to the street space is likely to disrupt the root systems of both trees. Failure to replace the trees as they senesce with the same species will erode the character of the site.

Management Steps

Ensure that both specimens are retained on the site for the duration of their useful amenity life. Regular assessment of the health and safety of both trees is vital, an initial step being the removal of present dead wood. These measures would form part of an overall management plan for significant parks within the City of Bayside.

Significance

The two Sugar Gums (*Eucalyptus cladocalyx*) are of local interest as examples of early park plantings. Both trees are significant for their age, form and contribution to the streetscape.

Site:	Royal Melbourne Golf Course	Significance:	C
Address:	Cheltenham Road, Sandringham	Melway Map Ref:	86 C3
Access:	Restricted	Survey Date:	8/9/98



Intactness:

G[] F[x] P[]

Condition:

G[x] F[] P[]

Existing Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 National Trust []

Recommended Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 Heritage Overlay Controls [x]

Description

Remnant Fabric (Man Made)

None noted. A detailed investigation of the site may reveal elements of significance.

Remnant Fabric (Vegetation)

This site provides an example of traditional golf course planting. A number of mature trees are located throughout, predominantly Southern Mahogany Gum (*Eucalyptus botryoides*) and Monterey Cypress (*Cupressus macrocarpa*). Other plantings are more recent and consist mainly of mixed Eucalypts. Of note, are impressive row plantings of mature Monterey Cypress along the road boundaries of the golf course. These provide an effective screening from the roadway, while also providing a wind break.

Potential Threats

The notable boundary plantings of Monterey Cypress are likely to be entering the final stage of their life span. Removal and replacement with another species would alter the strong character imparted on the landscape by these landmark plantings.

Management Steps

Inform the managers of the course of the importance of the mature trees on the site and seek their assistance in implementing a management program to maximise their amenity life.

Significance

Royal Melbourne Golf Club is of local significance as a prominent and early golf course within a broad geographic area featuring many other courses. It provides an excellent example of traditional golf course plantings. The row planting of Monterey Cypress (*Cupressus macrocarpa*) along the road boundaries are significant for their age, uniformity and their impressive contribution to the surrounding landscape.

Site:	St Andrews Cemetery & Church Yard	Significance:	A
Address:	Church Street, Brighton	Melway Map Ref:	67 D11
Access:	Unrestricted	Survey Date:	24/8/98



Intactness:	Condition:
G[] F[x] P[]	G[x] F[] P[]

Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register [x]	Victorian Heritage Register [x]
Register of the National Estate [x]	Register of the National Estate [x]
National Trust [x]	Heritage Overlay Controls [x]

Description

A small church yard cemetery containing more than 300 burials, most interred prior to 1860. The first interment took place in 1844. At this time there was not a permanent church building on the site, the earliest part of the existing church was built in 1856-57 (Sagazio, 1992). The cemetery was used throughout the 19th and early 20th centuries. Sagazio notes that in 1962 the gravestones recorded 81 burials, yet Parish registers reveal there were more than 300. Also of note is that those interred at this cemetery were from families of financial means, and almost all Anglican. The cemetery contains one recorded Catholic burial, Catherine Caffrey, died 1852.

Remnant Fabric (Man Made)

The cemetery contains a number of fine headstones and ornate iron cemetery surrounds. Some headstones are so badly weathered as to be illegible. The grandest memorial is that of J.B. Were, a grey granite obelisk standing on a black marble base. Other notable Brighton citizens are buried on the site.

Garden beds and paths are bordered predominantly by small rock walls, with unsealed paths and garden beds bordered by basalt walls. Lamps and small basalt pillars are located close to the church building. A lych-gate forms an entry to the cemetery from New Street.

Remnant Fabric (Vegetation)

Located within the grounds are a number of mature Eucalypts, namely Lemon-scented Gums (*Eucalyptus citriodora*) and a Sugar Gum (*Eucalyptus cladocalyx*), a Moreton Bay Fig (*Ficus macrophylla*), Monterey Cypress (*Cupressus macrocarpa*) and a number of Bhutan Cypress (*Cupressus torulosa*) around the church building.

Potential Threats

The cemetery faces a number of problems, mainly related to plant material. Most of the plantings are of late 20th century origin, and the larger of these may impact on the adjacent grave sites, causing structural damage. Many of these plantings challenge the heritage character of the place, and represent a more contemporary aesthetic. The degradation of some of the grave stones is also of concern, with some inscriptions already having been lost. Vandalism to the head stones may also be of concern.

Management Steps

An overall conservation plan is required for the site, and would need to be prepared with the permission of the managers of the site. The plan would thoroughly assess the significance of the site, and outline specific conservation policies to ensure the ongoing conservation of this important heritage asset. These policies would include measures for the preservation of head stones and grave surrounds, and offer guidelines for the appropriate management of plant material on the site.

Significance

St Andrews Cemetery and Church Yard and are of regional significance as a fine and rare example in Victoria of a private cemetery associated with a church. The cemetery features early burials, not only within the Brighton area, but within the State, and contains the graves of a number of important and notable Brighton citizens. The quality of grave ornamentation, particularly iron grave surrounds is also notable. The mature trees throughout the whole site contribute collectively to the church and streetscape character, some representing typical churchyard plantings from the 19th century.

References

Sagazio, C [ED]. (1992). *Cemeteries: our heritage*. National Trust of Australia (Victoria), East Melbourne.

National Trust of Australia (Victoria), National Trust Register.

Site:	Garden	Significance:	C
Address:	14 Glyndon Avenue, Brighton	Melway Map Ref:	67 C7
Access:	Restricted	Survey Date:	25/8/98



Intactness:

G[] F[x] P[]

Condition:

G[x] F[] P[]

Existing Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 National Trust []

Recommended Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 Heritage Overlay Controls [x]

Description

An example of a late 19th century garden planting. The property occupies two house lots, with two entrance points. The garden contains early plantings, garden ornaments and features.

Remnant Fabric (Man Made)

An original iron palisade and masonry fence extends along the front boundary from the East entrance to the West entrance. At this second entrance is a solid timber gate. A high masonry fence extends to the property boundary. A lamp, concrete garden statue and two garden seats also appear to be original elements of the garden.

Remnant Fabric (Vegetation)

A mature Weeping Elm (*Ulmus glabra* 'Camperdownii') is a remnant of an early garden planting. This specimen is the central feature of the garden, and appears to be in good health. Another dominant feature of the front garden is a mature Pin Oak (*Quercus palustris*), a slightly newer addition to the garden. Again this specimen appears to be in good health, however it is worth noting that it is bifurcated, and has consequently been cabled. The balance of the garden is well established, however it consists of more recent plantings.

Potential Threats

The removal of any of the original garden features or plantings would reduce the historic integrity of the garden. Failure to continue maintenance to the Pin Oak, could see the tree becoming a hazard.

Management Steps

Inform the owners of the significance of the garden and seek their assistance in its protection and ongoing management. Included in this should be the protection of the various garden features.

Significance

This site is of local interest as an example of a late 19th century garden. The Weeping Elm (*Ulmus glabra* 'Camperdownii') is significant for its age, form and its contribution to the landscape, and the heritage and amenity value of the surrounding area.

Site:	A J Steele Reserve	Significance:	C
Address:	Between Grange Road & Brighton Street, Sandringham	Melway Map Ref:	76 H8, J8, J9
Access:	Unrestricted	Survey Date:	27/8/98



Intactness:

G[] F[x] P[]

Condition:

G[] F[x] P[]

Existing Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 National Trust []

Recommended Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 Heritage Overlay Controls [x]

Description

An extensive mature tree planting. The reserve forms a long rectangle, and the trees are planted opposite each other along the north and south boundaries. The only other features of the reserve are a few park benches.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

A mixture of English Oaks (*Quercus robur*) and Algerian Oaks (*Quercus canariensis*) planted in a uniform pattern along both lengths of the reserve, with approximately 25 trees on each side. Many of the trees are in good condition, however a number have quite significant patches of mistletoe and dieback. Some specimens within the planting have been removed and replaced with juvenile plantings.

Potential Threats

The removal and replacement of specimens with taxa not in-keeping with the current planting. The spread of mistletoe throughout the reserve, having both a detrimental effect on the health of the trees and the visual impact of the planting.

Management Steps

An initial assessment of each of the trees in the reserve to identify existing problems and outlining necessary works. Following this the preparation of a detailed management plan for the continued maintenance of the specimens. A removal and replacement strategy for the two species currently used in the planting should be included in this plan. This would form part of an overall management strategy for significant parks within the City of Bayside.

Significance

A J Steele Reserve is of local interest as an early park within the Sandringham area, containing a fine planting of mature, exotic trees. The park contributes significantly to the character and overall amenity of the surrounding neighbourhood.

Site:	Tree	Significance:	C
Address:	38 Grosvenor Street, Brighton	Melway Map Ref:	67 D10
Access:	Restricted	Survey Date:	25/8/98



Intactness:

G[] F[] P[x]

Condition:

G[] F[x] P[]

Existing Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 National Trust []

Recommended Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 Heritage Overlay Controls [x]

Description

A private property containing a remnant tree from an early planting of the site.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

A mature Monterey Pine (*Pinus radiata*) is located in the front of the property. It appears to be a remnant garden planting. The specimen is of outstanding form and is in good health. Although there is evidence of pruning to lower limbs overhanging the street and some minor power line pruning, the canopy remains quite intact. The construction of a more recent brick fence almost directly in front of the tree does not seem to have had a detrimental effect on its health.

Potential Threats

Further pruning of lower branches may reduce the overall contribution of the tree to the landscape. The tree may be removed due to its massive size. Major works to the street space, for example, replacement of the footpath or works to underground services are likely to disrupt the roots of the tree, consequently affecting its overall health.

Management Steps

Seek the assistance of the owner in managing the tree to ensure its ongoing conservation.

Significance

The Monterey Pine (*Pinus radiata*) is of local interest as an example of a remnant garden planting. The overall size, form and health of the tree are excellent, and it contributes significantly to the amenity of the streetscape.

Site:	Tree	Significance:	B
Address:	312-314 Hampton Street, Hampton	Melway Map Ref:	76 F7
Access:	Restricted	Survey Date:	27/8/98



Intactness:	Condition:
G [] F [] P [x]	G [x] F [] P []

Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register []	Victorian Heritage Register []
Register of the National Estate []	Register of the National Estate []
National Trust []	Heritage Overlay Controls [x]

Description

A remnant garden planting associated with the since demolished homestead, 'Esmeralda'. The land is currently used as a multi-unit block. A significant tree has been retained at the front of the property.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

A significant Chinese Elm (*Ulmus parvifolia*) at the front of the property is remnant of an early garden planting in association with the historic homestead 'Esmeralda', which has since been demolished. The tree is currently recorded on the National Trust (Victoria) Register of Significant Trees. The canopy spread is outstanding, and the tree has been aged at over 100 years old. Minor patches of damage from coastal winds is evident in the canopy, however overall the tree appears to be healthy.

Potential Threats

There is a small, unsealed car parking area under the canopy, quite close to the trunk. Compaction is likely to be a significant issue, as is physical damage from cars.

Management Steps

Inform the owners of the significance of the tree and seek their assistance in its ongoing management, including alleviation of parking beneath the canopy.

Significance

The Chinese Elm (*Ulmus parvifolia*) is of local interest as a remnant garden planting. The specimen is of significance for its outstanding size, age, and for its association with the since demolished homestead, 'Esmeralda'.

Reference

National Trust (Victoria) Register of Significant Trees.

Site:	Tree	Significance:	C
Address:	20 Kelly Avenue, Moorabbin	Melway Map Ref:	77 B5
Access:	Restricted	Survey Date:	27/8/98



Intactness:		Condition:	
G[]	F[]	P[x]	G[x] F[] P[]
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[]
National Trust	[]	Heritage Overlay Controls	[x]

Description

A mature tree in the front garden of the property, possibly remnant of an original garden planting. The tree appears to be the only remnant feature, the rest of the garden consisting of more recent plantings.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

A Lemon Scented Gum (*Eucalyptus citriodora*) is a remnant of an early garden planting. The specimen has an outstanding form, with a wide-spreading canopy and appears to be quite mature. Minor pruning has been performed in the past to accommodate overhead wires, however this has had a limited impact on the overall form of the tree.

Potential Threats

The removal of branches close to, or overhanging the powerlines, reducing the canopy of the tree.

Management Steps

Inform the owner of the significance of the tree and seek their assistance in its ongoing management.

Significance

The Lemon Scented Gum (*Eucalyptus citriodora*) in the front garden of this property is of local interest as an example of an earlier garden planting. The specimen is significant for its outstanding form, age, and impressive contribution to the streetscape.

Site:	Tree	Significance:	C
Address:	9 Kinane Street, Brighton	Melway Map Ref:	76 D1
Access:	Restricted	Survey Date:	25/8/98



Intactness:

G [] F [] P [x]

Condition:

G[x] F [] P []

Existing Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 National Trust []

Recommended Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 Heritage Overlay Controls [x]

Description

The dominant feature of this site is a mature tree located in the front of the property, between the footpath and property driveway. The site is a multi-unit development, with the front boundary defined by a line of rocks. The rest of the garden consists of mixed, recent plantings. The garden areas are covered in quartz pebbles.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

A mature Variegated Elm (*Ulmus minor* 'Variegata') is located at the front of the property. This specimen is a remnant from an early garden planting, and is a relatively rare garden specimen. The tree appears to be quite healthy with some minor patches of dieback, and has a good overall form.

Potential Threats

The tree is positioned at the front of the property, with no substantial fence, so it could be exposed to vandalism. Future works to the street space are likely to affect the roots of the tree, and the trunk and canopy are at risk from mechanical damage. *Ulmus minor* 'Variegata' is susceptible to Dutch Elm Disease and Elm Leaf Beetle.

Management Steps

Inform the owners of the significance of the tree and seek their assistance in its ongoing management. Included within this plan would be a suitable alternative for tree replacement if the Dutch Elm Disease becomes established in Australia and should aim to identify cultural mechanisms for Elm Leaf Beetle. Good arboricultural hygiene should be maintained to reduce the risk of these problems.

Significance

The Variegated Elm (*Ulmus minor* 'Variegata') is of local interest as a mature tree rarely seen within the City of Bayside. The tree contributes to the character and general amenity of the neighbourhood.

Site:	Street Tree	Significance:	C
Address:	5 Love Street, Sandringham	Melway Map Ref:	85 J1
Access:	Unrestricted	Survey Date:	28/8/98



Intactness:

G[] F[] P[x]

Condition:

G[] F[x] P[]

Existing Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 National Trust []

Recommended Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 Heritage Overlay Controls [x]

Description

A mature street tree representing an early street planting. Adjacent street trees are mainly younger plantings of the same species.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

A mature Flowering Gum (*Eucalyptus ficifolia*), remnant of an early street tree planting. The tree appears to be in good health for its age, however it has been significantly pruned to accommodate overhead wires. Consequently, the specimen has a much more compact form than is normal. One other specimen of similar age exists in the street, with the majority of the remaining plantings consisting of younger Flowering Gums.

Potential Threats

Further pruning for overhead wires is likely to have a detrimental effect both on the health and form of the tree. Cracks in both the kerb and carriageway, directly in front of the tree, may be repaired in the future. These works are likely to damage the root system of the tree, and the machinery used may cause physical damage to the trunk and canopy.

Management Steps

An initial assessment of the health and safety of the tree by a qualified arborist is necessary to outline a detailed maintenance plan to ensure the long-term amenity contribution of the specimen. Included in this plan should be specifications for the eventual removal and replacement of this specimen with the same species. These measures should be included as part of an overall management plan for street trees in the City of Bayside

Significance

This Flowering Gum (*Eucalyptus ficifolia*) is of local interest as an example of an early street tree planting. The specimen is significant for its age, size and for its contribution to the heritage and amenity value of the streetscape.

Site:	Remnant Tree	Significance:	C
Address:	Corner of Merton Street & St Kilda Street, Brighton	Melway Map Ref:	67 D7
Access:	Restricted	Survey Date:	24/8/98



Intactness:	Condition:
G[] F[] P[x]	G[x] F[] P[]

Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register []	Victorian Heritage Register []
Register of the National Estate []	Register of the National Estate []
National Trust []	Heritage Overlay Controls [x]

Description

Site contains a tree remnant from an earlier garden planting in the front of a private residence.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

The site is dominated by a mature Coral Tree (*Erythrina* sp.) in the front garden. The specimen is in excellent condition, and appears to be a remnant of an earlier garden planting.

Potential Threats

Removal of the tree or damage as a result of building works. The specimen is situated relatively close to St Kilda Street, therefore any future works to the streetscape may damage the root system and the overall health of the tree.

Management Steps

Ensure that any future works on the property are sympathetic to the health of the tree, particularly the roots. If the tree begins to decline, ensure that appropriate steps are taken to remove any dangerous limbs and/or dead wood. Work should be undertaken by a qualified arborist. These measures should be accomplished by seeking the assistance of the owner.

Significance

This site is of local interest to the City of Bayside for the mature Coral Tree (*Erythrina* sp.) in the front garden of the property. The specimen is significant for its size, form and contribution to the overall streetscape.

Site:	Landcox Park	Significance:	C
Address:	Corner of Milroy Street & Mavis Avenue, East Brighton	Melway Map Ref:	67 19
Access:	Unrestricted	Survey Date:	26/8/98



Intactness:		Condition:	
G []	F [x]	P []	G [x]
			F []
			P []

Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[]
National Trust	[]	Heritage Overlay Controls	[x]

Description

A relatively large public park, used predominantly as a passive recreational area. The central feature of the park is a lake thought to be the site of a skirmish between two Aboriginal tribes. A number of mature trees are located throughout, in particular a stand of conifers at the north-east end.

Remnant Fabric (Man Made)

The lake, originally a lagoon, located in the centre of the parkland.

Remnant Fabric (Vegetation)

A significant stand of mature conifers exists at the north-east end of the park. These include Canary Island Pines (*Pinus canariensis*), Maritime Pines (*Pinus pinaster*), and Bunya Pine (*Araucaria bidwillii*). A mature Moreton Bay Fig (*Ficus macrophylla*) is also included within this stand. All of these trees appear to be mature and in good health. In addition, a number of mature trees are located throughout the rest of the park. Also notable are two Monterey Cypress (*Cupressus macrocarpa*) along the boundary to Mavis Street, and a number of mixed Eucalypts (*Eucalyptus* spp.).

Potential Threats

The removal of senescent or hazardous trees with and their replacement different taxa eroding the character of the place.

Management Steps

The preparation of a long-term management plan outlining the steps required to maintain the current integrity of the conifer stand and other significant trees, and overall conditions of Landcox Park as part of an overall management plan for significant parks within Bayside.

Significance

Landcox Park is of local interest for its early conifer plantings, and historical association with Aborigines in the area. The stand of conifers is significant as a remnant of early plantings within the park, illustrating its early post-contact history. The park is also of significance as an area of public open space contemporary with the surrounding neighbourhood.

Reference

Bate, W., 1983, *A History of Brighton*, 2nd ed., Melbourne University Press, Melbourne.

Site:	Street Tree	Significance:	C
Address:	Outside 46 Murray Street, Brighton East	Melway Map Ref:	68 A9
Access:	Unrestricted	Survey Date:	26/8/98



Intactness:			Condition:		
G[]	F[]	P[x]	G[]	F[x]	P[]
Existing Heritage Listings:			Recommended Heritage Listings:		
Victorian Heritage Register	[]		Victorian Heritage Register	[]	
Register of the National Estate	[]		Register of the National Estate	[]	
National Trust	[]		Heritage Overlay Controls	[x]	

Description

A mature street tree.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

A mature Bracelet Honey Myrtle (*Melaleuca armillaris*) planted as a street tree. The specimen appears to be in good health, although there is evidence of significant pruning to remove lower branches. The overall canopy is quite full, with no real evidence of dieback. The majority of the other street trees are much younger plantings of the same species.

Potential Threats

Any future works to the street space is likely to impinge on the root system, and may have a detrimental effect. Further removal of existing healthy branches may reduce the visual impact of the canopy.

Management Steps

The protection, removal and replacement of the specimen as part of an overall management plan for street trees within Bayside, should ensure its continued contribution to the amenity of the street.

Significance

The Bracelet Honey Myrtle (*Melaleuca armillaris*) is of local interest as an example of an early street tree planting using Australian native plants. It is significant for its age, size, and amenity contribution to the streetscape.

Site:	Trees	Significance:	C
Address:	292 New Street, Brighton	Melway Map Ref:	67 D9
Access:	Restricted	Survey Date:	25/8/98



Intactness:		Condition:			
G[]	F[]	P[x]	G[]	F[x]	P[]
Existing Heritage Listings:			Recommended Heritage Listings:		
Victorian Heritage Register	[]		Victorian Heritage Register	[]	
Register of the National Estate	[]		Register of the National Estate	[]	
National Trust	[]		Heritage Overlay Controls	[x]	

Description

A number of mature trees along the front boundary and throughout the garden of a private residence are remnants of early garden plantings. The front boundary consists of a high brick fence extending along the length of the property with large iron gates at the two entrance points. The house is positioned quite a distance from the front of the property and is well hidden behind the extensive canopies of the remnant trees.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

A number of trees exist on the property, contemporary with the period of the house. Along the front boundary are six Moreton Bay Figs (*Ficus macrophylla*), the canopies of which are intertwined to almost completely screen the house from the street. The majority of the specimens appear to be in good health, however the Moreton Bay Fig at the northern end of the site is displaying signs of stress, with considerable canopy defoliation. A mature Lilly Pilly (*Acmena smithii*) is situated to the rear of the property. A Pine (*Pinus* sp.) is located directly behind the Moreton Bay Figs.

Potential Threats

The continued decline of the Moreton Bay Fig at the northern end of the property may lead to its removal, consequently depleting the remnant planting along the front boundary. Any future works to the street space around the site may damage the root systems of the Figs and have a detrimental effect on their health. The trees may be removed or damaged to accommodate changes to the site, such as building works. In addition to this, extensions to the house may result in the decline or removal of the remnant Lilly Pilly.

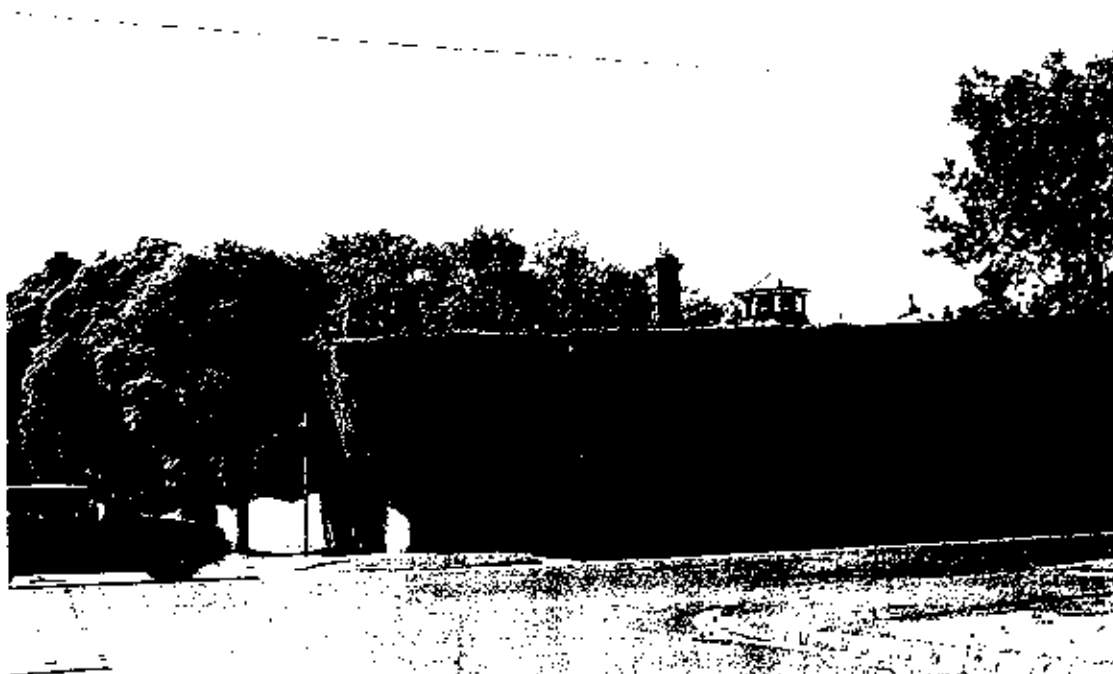
Management Steps

Inform the owner of the significance of the mature trees, and seek their assistance in their ongoing management.

Significance

The remnant trees on this site are of local interest to the City of Bayside as remnants of early garden plantings. The majority of these specimens are of considerable age and size, and reveal outstanding forms. They make a significant contribution to the overall streetscape.

Site:	Irwin	Significance:	C
Address:	368 New Street, Brighton	Melway Map Ref:	67 E8
Access:	Restricted	Survey Date:	25/8/98



Intactness:		Condition:	
G[]	F[x]	P[]	G[x] F[] P[]
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[]
National Trust	[]	Heritage Overlay Controls	[x]

Description

A private residence containing garden plantings associated with a late 19th century house.

Remnant Fabric (Man Made)

None noted

Remnant Fabric (Vegetation)

The most prominent feature of the property is a hedge extending along the length of the north and west boundaries. The Bhutan Cypress Hedge (*Cupressus torulosa*) grows above a high, painted, corrugated iron fence, and successfully screens the property from view. While there are some patches of dieback, the overall health of the hedge is good. Another large tree is situated on the site, however further investigation is required to identify the specimen and its possible significance. Further investigation would also be required to identify other original elements in the garden.

Potential Threats

Removal of mature and early garden plantings from the site. Loss of individual Cypress from the perimeter hedge and failure to replace with the same species, reducing the heritage character of the place.

Management Steps

Inform the owners of the importance of the plantings on their property and seek their assistance in ensuring their ongoing conservation.

Significance

Irwin is of local interest as an example of garden plantings associated with a late 19th century house. Of note is an impressive Bhutan Cypress hedge (*Cupressus torulosa*) extending along the north and west boundaries of the property, making a significant contribution to the property and to the heritage and amenity value of the surrounding area. Further investigation is needed to determine other significant features of the garden.

Site:	Tree	Significance:	C
Address:	10 Newbay Crescent, North Brighton	Melway Map Ref:	67 D9
Access:	Restricted	Survey Date:	25/8/98



Intactness:	Condition:
G[] F[] P[x]	G[x] F[] P[]

Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register []	Victorian Heritage Register []
Register of the National Estate []	Register of the National Estate []
National Trust []	Heritage Overlay Controls [x]

Description

This site contains a significant tree in the rear of a private residence.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

An outstanding Algerian Oak (*Quercus canariensis*) is situated at the rear of the property between the side fence and the house. Its wide spreading canopy extends over the house and over Opawa Street, making a significant contribution to the streetscape.

Potential Threats

The tree may be seen as a threat to the house and branches or the entire specimen may be removed. Branches overhanging the street space may also be removed, significantly altering its spreading form.

Management Steps

Inform the owner of the significance of the tree and seek their assistance in its management.

Significance

The Algerian Oak (*Quercus canariensis*) is of local interest to the City of Bayside for its outstanding size, form and contribution to both the site and the streetscape of Opawa Street. It is also significant as a remnant of an early garden planting.

Site:	Garden, Kamesburgh	Significance:	A
Address:	78 North Road, Brighton	Melway Map Ref:	67 E7
Access:	Restricted	Survey Date:	24/8/98



Intactness:		Condition:	
G[]	F[x]	P[]	G[x] F[] P[]

Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[x]	Victorian Heritage Register	[]
Register of the National Estate	[x]	Register of the National Estate	[x]
National Trust	[x]	Heritage Overlay Controls	[x]

Description

A large, late 19th century garden featuring a host of mature trees and original garden features, forming the setting for a significant building. The site is currently leased to the Star of the Sea College, but access to the gardens by the public is allowed.

Remnant Fabric (Man Made)

The garden layout appears to be largely intact with original garden beds and pathways throughout. The front iron palisade fence is set on a basalt plinth, and appears to be an original feature of the property.

Remnant Fabric (Vegetation)

The garden contains a number of significant trees, many of which are currently listed on the National Trust (Victoria) Register of Significant Trees. These include:

English Oak (*Quercus robur*) - classified

Horizontal Elm (*Ulmus glabra* 'Pendula') - classified

Southern Magnolia (*Magnolia grandiflora*) - classified

Captain Cook's Pine (*Araucaria columnaris*) - recorded

Macadamia Nut (*Macadamia integrifolia*) - recorded

In addition to the trees listed by the National Trust are: a Sugar Gum (*Eucalyptus cladocalyx*), two Himalayan Cedars (*Cedrus deodara*), a number of Moreton Bay Figs (*Ficus macrophylla*), a Lilly Pilly (*Acmena smithii*), Desert Fan Palms (*Washingtonia filifera*), and a Canary Island Palm (*Phoenix canariensis*).

Potential Threats

Failure to replace senescent trees with the same species, reducing the heritage character of the gardens. The overwhelming Victorian-era ambience of the garden is due to these mature trees. Introduction of inappropriate plant material, particularly species not used in Victorian-era gardens, would reduce the heritage character of the place. Development of the site for educational purposes, which may conflict with the heritage values of the place.

Management Steps

Preparation of a landscape management plan for the grounds that would identify each landscape element of significance, and outline measures to ensure their ongoing conservation. The plan would seek to reinforce the heritage character of the site through appropriate plantings and landscape detailing. It would also outline appropriate techniques for the replacement of significant trees and other plant material.

Significance

Kamesburgh Gardens are of regional significance as a substantially intact 19th century garden. The garden contains a number of significant trees, many of which are listed on the National Trust (Victoria) Register of Significant Trees. The gardens provide a suitable and contemporary setting to an important Victorian-era building and contribute significantly to the heritage character of the region.

Site:	Streetscape	Significance:	B
Address:	North Road (between St Kilda Street and railway line), Brighton	Melway Map Ref:	67 D7-G7
Access:	Unrestricted	Survey Date:	24/8/98



Intactness:		Condition:	
G[x] F[] P[]		G[] F[x] P[]	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[]
National Trust	[]	Heritage Overlay Controls	[x]

Description

The streetscape along North Road consists of an extensive and intact avenue planting from St Kilda Street to the railway line, and an electrical substation.

Remnant Fabric (Man Made)

Original basalt kerbs are intact along North Road and a bi-chrome brick electrical substation is situated at the intersection of New Street.

Remnant Fabric (Vegetation)

An extensive avenue planting consisting predominantly of Maritime Pines (*Pinus pinaster*) and Elms (*Ulmus* sp.), with the occasional Monterey Pine (*Pinus radiata*).

Potential Threats

The removal and replacement of declining or senescing specimens with alternative taxa, consequently changing the integrity of the avenue. Damage to the trees from road/utility works. Unnecessary pruning of tree canopies.

Management Steps

Prepare management guidelines for the avenue, outlining the maintenance requirements including steps for removal and replacement of declining specimens.

Significance

The avenue of street trees in North Road is of local significance for its age and intactness. The specimens contribute greatly to the streetscape and to the cultural significance of the City of Bayside. The electricity substation is of local interest as an example of an early power utility structure in Brighton, contributing to the character of the streetscape.

Site:	Cheltenham Park	Significance:	A
Address:	Park Road, Cheltenham	Melway Map Ref:	86 G1, H1
Access:	Unrestricted	Survey Date:	9/9/98



Intactness:

G[x] F[] P[]

Condition:

G[x] F[] P[]

Existing Heritage Listings:

Victorian Heritage Register	[]
Register of the National Estate	[]
National Trust	[x]

Recommended Heritage Listings:

Victorian Heritage Register	[x]
Register of the National Estate	[]
Heritage Overlay Controls	[x]

Description

An historic park, containing remnant vegetation typical of the area. Additions to the park include two ovals and play equipment, however the parkland consists predominantly of the native vegetation.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

Remnant vegetation located within the park consists predominantly of Coast Tea Tree (*Leptospermum laevigatum*), Sallow Wattle (*Acacia longifolia*), Manna Gum (*Eucalyptus viminalis*), and Flowering Gum (*E. ficifolia*). The park has been listed on the Register of the National Estate, where it is classed as Natural, with a legal status of an Indicative Place. An outstanding Flowering Gum, currently recorded on the National Trust (Victoria) Register of Significant Trees, is located to the east of the entrance to the park. Although minor tree works have been carried out on the specimen, including cabling, the tree has an outstanding form.

Potential Threats

The reduction of the bushland area to accommodate increased sporting activity within the park, or the expansion of the local golf courses.

Management Steps

The preparation of a long-term management plan outlining the steps required to maintain the current integrity of the remnant vegetation, including significant trees, and the overall conditions of the park as part of an overall management plan for significant parks within the City of Bayside.

Significance

Cheltenham Park is of regional significance for its remnant native vegetation, indicative of the area. The park is significant for its age, intactness and overall contribution to the cultural and heritage value of the region. The Flowering Gum, east of the entrance, is significant for its age, form and height. Cheltenham Park provides a valuable example of the natural heritage of the City of Bayside.

Reference

National Trust (Victoria) Register of Significant Trees.

Register of the National Estate.

Site:	Garden	Significance:	C
Address:	26 South Road, Hampton	Melway Map Ref:	76 E3
Access:	Restricted	Survey Date:	27/8/98



Intactness:		Condition:	
G[]	F[]	P[x]	
		G[x]	F[]
		P[]	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[]
National Trust	[]	Heritage Overlay Controls	[x]

Description

The dominant feature on this property is a mature planting in the front garden. Both the house and the rest of the garden appear to be more recent, however much of the garden is screened behind a high masonry fence.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

A mature, multi-trunked Coral Tree (*Erythrina* sp.) in the front garden appears to be a remnant from an early garden, and is an outstanding example.

Potential Threats

Failure to maintain the specimen may lead to its overall decline. High-density planting in the garden directly underneath the tree may also lead to a decline in health.

Management Steps

Inform the owner of the importance of the tree and seek their assistance in its management.

Significance

This site is of local interest for the outstanding Coral Tree (*Erythrina* sp.) located in the front garden. This specimen is remnant of an early garden planting, and is significant for its size, form and overall contribution to both the property and the streetscape.

Site:	Garden	Significance:	B
Address:	52 South Road, Hampton	Melway Map Ref:	76 F3
Access:	Restricted	Survey Date:	25/8/98



Intactness:		Condition:	
G []	F []	P [x]	G [x] F [] P []

Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[]
National Trust	[]	Heritage Overlay Controls	[x]

Description

This site contains an outstanding mature tree along the boundary to South Road, the canopy of which extends out over the property boundary. A number of other mature garden plantings are located within the garden, however the majority of these are screened from view by a relatively high timber fence.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

The most outstanding feature on this site is a mature Irish Strawberry Tree (*Arbutus unedo*), situated close to the South Road boundary. The specimen is currently recorded on the National Trust (Victoria) Register of Significant Trees for its contribution to the landscape, and its outstanding size. The tree was planted by the current owner to commemorate the safe return of his father from Gallipoli. A mature Flowering Gum (*Eucalyptus ficifolia*) is also positioned along the South Road boundary making a significant contribution to the streetscape. A number of other mature garden plantings exist within the property boundary, however these are screened from view.

Potential Threats

The removal of branches over-hanging the street space appears to be the only major threat to the trees along the South Road boundary. The current integrity of the garden will be reduced if mature specimens are removed.

Management Steps

Protection of the mature trees within the property, particularly the Irish Strawberry Tree (*Arbutus unedo*), is essential to ensure the long-term aesthetic contribution the garden makes to both the property and the streetscape. The preparation of a management plan outlining maintenance steps is an integral part of the protection process.

Significance

The Irish Strawberry Tree (*Arbutus unedo*) along the South Road boundary is of local significance for its height and canopy spread, and for its contribution to both the property and to the streetscape. The balance of mature trees within the site are significant for their overall contribution to the property and general streetscape.

Reference

National Trust (Victoria) Register of Significant Trees.

Site:	Brighton Beach Gardens	Significance:	A
Address:	The Esplanade, Brighton	Melway Map Ref:	76 C2
Access:	Unrestricted	Survey Date:	17/9/98



Intactness:		Condition:	
G[]	F[x]	P[]	
		G[x]	F[]
			P[]
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[x]
National Trust	[]	Heritage Overlay Controls	[x]

Description

The reserve in the vicinity of the gardens was acquired by the council in 1876. A design prize was offered in 1881, and soon after the site was fenced. By 1900 a band rotunda had been erected at Green Point and the gardens fully laid out and planted.

Brighton Beach Gardens today reflect this early origin, maintaining much of their original layout. The South and West boundaries have been fenced to screen the carpark to the rear of the park, however there are pedestrian entrance points along these two sides.

Remnant Fabric (Man Made)

Of note is a small, weatherboard tram shelter, remnant of the former tram service, now used as a park shelter. The original unsealed path systems still exist.

Remnant Fabric (Vegetation)

Plantings consist of a number of mature trees, namely Monterey Cypress (*Cupressus macrocarpa*), Norfolk Island Pine (*Araucaria heterophylla*), Norfolk Island Hibiscus (*Lagunaria patersonii*) and Coast Tea Tree (*Leptospermum laevigatum*).

Potential Threats

Introduction of species inappropriate to the heritage character of the gardens, or replacement of senescent trees with an inappropriate species, both of which will reduce the heritage character of the place. Removal of the weatherboard tram shelter due to high maintenance requirements.

Management Steps

Preparation of a detailed conservation management plan for the site, identifying elements of significance, and outlining measures for their ongoing conservation. The plan would include guidelines for the introduction of new park features or plantings that would not unduly impact on the heritage character of the place.

Significance

Brighton Beach Gardens are of local significance as a largely intact example of a mid to late 19th century public garden. The site retains much of the original layout and features, along with a number of mature trees. The site is an early recreational facility within the City of Bayside. The former tramway shelter is an important reminder of the former tram system closed in 1959.

Site:	Street Reserve	Significance:	C
Address:	Union Street, East Brighton	Melway Map Ref:	67 K10, J10
Access:	Unrestricted	Survey Date:	25/8/98



Intactness:			Condition:		
G]	F]	P x]	G]	F x]	P]
Existing Heritage Listings:			Recommended Heritage Listings:		
Victorian Heritage Register	[]		Victorian Heritage Register	[]	
Register of the National Estate	[]		Register of the National Estate	[]	
National Trust	[]		Heritage Overlay Controls	[x]	

Description

Union Street Reserve contains of a number of mature trees, dating from the early history of the site. The site begins as a narrow roadside reserve at the intersection of Hawthorn Road, before opening up to a wider area of public open space with a small playground. A number of mixed juvenile and semi-mature trees are also located within the reserve, both behind the mature trees and dotted throughout the public open space.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

A number of mature Sugar Gums (*Eucalyptus cladocalyx*) are situated within the Reserve from Hawthorn Road to Trinity Court. These specimens are possibly remnant of early reserve plantings. The majority of the trees are in good condition, with some pruning of lower limbs overhanging the carriageway and line pruning. A number of mixed semi-mature plantings, predominantly Paperbarks (*Melaleuca* spp.), Peppercorn Tree (*Schinus molle*), and Photinia (*Photinia* sp.) are also located throughout the reserve, along with juvenile Eucalypts (*Eucalyptus* spp.).

Potential Threats

The size of the mature mixed specimens throughout the reserve poses a threat to the remnant Sugar Gums. These mixed plantings may crowd out the Sugar Gums, reducing canopy spread and root space, and the availability of nutrients.

Management Steps

A management plan should be prepared outlining the maintenance required for the trees as part of an overall program for management of culturally significant parks in Bayside. The plan should include a replacement strategy for the Sugar Gums. An integral part of this plan would be the implementation of a safety audit by a qualified arborist, to reduce public risk.

Significance

The Union Street Reserve is of local interest for a number of mature Sugar Gums (*Eucalyptus cladocalyx*), possibly from the early years of the site. They contribute to the character and general amenity of the neighbourhood.

Site:	Tree	Significance:	C
Address:	55 Vincent Street, Sandringham	Melway Map Ref:	76 J9. K9
Access:	Restricted	Survey Date:	27/8/98



Intactness:		Condition:	
G []	F []	P [x]	G [x] F [] P []

Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[]
National Trust	[]	Heritage Overlay Controls	[x]

Description

A mature tree in the front garden, remnant from an early garden. The tree is set amongst a more recently established garden.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

A mature Manna Gum (*Eucalyptus viminalis*) in the front garden of the property, a remnant from an early garden planting. The specimen has an outstanding form, with a wide-spreading canopy. It is positioned close to the front boundary of the property, and has caused some up-lifting to the footpath.

Potential Threats

If the section of footpath lifted by the tree is replaced, then considerable damage is likely to be caused to the root system. In addition, physical damage to the trunk and canopy may be caused from machinery used in the works.

Management Steps

Ensure appropriate care is taken to minimise damage caused to the roots, canopy and trunk if the footpath needs to be repaired. Inform the owner of the importance of the tree and seek their assistance in its ongoing management.

Significance

This Manna Gum (*Eucalyptus viminalis*) in the front of this property is of local interest as either remnant vegetation from pre-European settlement of the area or an example of an early garden planting. The specimen is significant for its outstanding form, size and impressive contribution to the landscape.

Site:	Street Tree	Significance:	B
Address:	6 Wall Street, Beaumaris	Melway Map Ref:	86 G5
Access:	Unrestricted	Survey Date:	8/9/98



Intactness:		Condition:	
G[]	F[]	P[x]	G[x] F[] P[]

Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[]
National Trust	[x]	Heritage Overlay Controls	[x]

Description

A mature street tree.

Remnant Fabric (Man Made)

None noted.

Remnant Fabric (Vegetation)

A mature Flowering Gum (*Eucalyptus ficifolia*) on the nature strip, remnant of an early street tree planting or possible remnant planting from the pre-subdivision history of the site. Classified on the National Trust (Victoria) Register of Significant Trees, the tree has been estimated to be approximately 100 years old. The tree appears to be healthy with a spreading form. A section of the canopy has been removed to accommodate overhead wires. The root system has cracked the driveway and kerb concrete, and slightly lifted the bitumen on the road.

Potential Threats

If repairs to the driveway, kerb or road are necessary, the roots will be significantly disrupted. Any additional removal of healthy limbs will reduce the visual impact of the canopy

Management Steps

An initial assessment of the health and safety of the tree by a qualified arborist is necessary. Following this the preparation of a detailed maintenance plan to ensure the long-term amenity value of the tree should be included as part of an overall management plan for street trees in the City of Bayside.

Significance

The Flowering Gum is of local significance as an early street tree or possible remnant planting from the pre-subdivision history of the site. The tree is significant for its age, size, outstanding form and overall contribution to the heritage and amenity value of the surrounding streetscape.

Reference

National Trust (Victoria) Register of Significant Trees.

Site:	New Cheltenham Cemetery	Significance:	A
Address:	Wangara Road, Cheltenham	Melway Map Ref:	77 D11
Access:	Restricted	Survey Date:	8/9/98



Intactness:			Condition:		
G []	F [x]	P []	G [x]	F []	P []
Existing Heritage Listings:			Recommended Heritage Listings:		
Victorian Heritage Register	[]		Victorian Heritage Register	[]	
Register of the National Estate	[]		Register of the National Estate	[]	
National Trust	[]		Heritage Overlay Controls	[x]	

History

The New Cheltenham Cemetery was constructed in 1933 in response for demands for additional space associated with the increase in local population in the preceding decades. Noted as 'Cheltenham Cemetery No. 2' on the plaque commemorating the opening in March 1933, it replaced the old cemetery adjoining the Railway Station.

Though the 1920s in Victoria saw a rise in demand for cemetery memorials, the onset of the depression of the 1930s resulted in a shift towards the establishment of crematoriums. This was somewhat countered after WWII, however, by the demand for graves for war heroes and the influence of European immigrants who preferred memorials.¹ At Cheltenham, plans for a new cemetery in the early 1930s were initially opposed on the grounds that a crematorium would be more appropriate. Eventually, however, the proposal for a new cemetery was accepted. The existing Cheltenham cemetery, near the railway station 'rapidly becoming filled' and the problem had been exacerbated by the closure of the nearby Brighton cemetery. The nearest open cemetery, the Necropolis at Springvale, was considered 'a long way' for local residents to travel in order 'to visit the last resting place of their loved ones'.²

The opening of the new Cheltenham Cemetery was reported in the *Moorabbin News* of Saturday, March 25, 1933.³

The site was inspected and general approval expressed of the lay out. The trust has expended a large sum on making Holloway road fronting the cemetery, in fencing the 22 acres and making the main drive ways, and in the erection of substantial brick offices and waiting room. The design provides that each of the six denominations represented on the trust have frontages to the main drives and the survey makes available from this week nearly 10,000 grave sites.⁴

The site selected for the cemetery had excellent panoramic views of the Dandenongs, Mount Macedon, the You Yangs, the bay and Melbourne. The new cemetery was designed by Mr F C Cook in conjunction with architect Alderman [Frank?] Stapley. The design reflected a desire for order and regularity and an emphasis on efficiency, hygiene and maintenance. The Health Department approved the site and commended it as 'the best possible having perfect drainage on all sides'⁵ The plan was described as being 'different to many other cemeteries, so many curves being eliminated which were difficult to follow'.⁶ The design was noted to feature sealed driveways, which it was considered would be long lasting and require no maintenance. The graves were considerably cheaper than those at the old cemetery, some as much as half the cost.⁷ It was declared that the new cemetery would be one 'to be proud of as well as an asset to the district'.⁸

[Extract: Allom Lovell & Associates, 'Appraisal of the Heritage Issues Associated with Renovation and Extension of the Administration Offices at Cheltenham Cemetery', prepared for Bunurong Memorial Park, June 1998, pp. 1-3.]

1 C Sagazio (ed), *Cemeteries Our Heritage*, National Trust of Australia (Victoria), Melbourne, 1992, pp. 17-18.

2 *Moorabbin News* 25 March 1933, p. 3.

3 *ibid.*

4 *ibid.*

5 *ibid.*

6 *ibid.*

7 *ibid.*

8 *ibid.*

Description

As constructed, the cemetery consisted of a main entrance off Wangara Road with associated administrative offices, and pavilion and toilets (originally described as the ‘waiting room’). The layout of roads and plots revolved around a rise in the centre of the site which formed the focus of the east west and north south central axes. The rise is now planted with a double row of flowering gums and contains various memorials of more recent origins. Around the rise the general layout is on a regular grid utilising major and minor roads and paths systems. The entrance area contains a number of buildings and structures, most of which date from 1933. The entrance area is approached through wrought iron gates fixed to rendered capped brick gate posts. These are flanked by wrought iron panels also fixed to brick posts and splayed to form a vehicle ingo area. The date of construction of these gates has not been established but they would appear to be original. To the west side of the main drive is a brick and timber pavilion with a hipped terracotta tiled roof constructed in 1933, at which time it was referred to as the ‘waiting room’ The open pavilion area contains timber seats and the enclosed rear area, toilets. The paving to the pavilion is in original brickwork while the access paths have been repaved or are a later addition. The office building also dates from 1933 and is constructed in hard burnt clinker bricks to the base and red bricks to the upper walls. The double hip roof is clad in Marseilles pattern terracotta tiles typical of the period. The main entry is marked by a tower with an open entry porch at the base. Internally the walls are finished in a textured plaster and the ceilings in a strapped sheet material, possibly asbestos cement. The interiors are in general simply finished and have been modified over the years to accommodate the changing administrative needs.

[Extract: Allom Lovell & Associates, ‘Appraisal of the Heritage Issues Associated with Renovation and Extension of the Administration Offices at Cheltenham Cemetery’, prepared for Bunurong Memorial Park, June 1998, pp. 4-7.]

Remnant Fabric (Vegetation)

A number of mature trees are sparsely dotted throughout the cemetery reflecting the lower maintenance input of 20th century cemeteries. The dominant species within the grounds is the Flowering Gum (*Eucalyptus ficifolia*), and of note is a double row planting of this species on the rise of the cemetery.

Potential Threats

The removal of any of the mature trees within the cemetery, particularly those within the double row of Flowering Gums (*Eucalyptus ficifolia*). The replacement of these specimens with other taxa not in keeping with those in the row will reduce the integrity of the planting.

Management Steps

Preparation of an overall management policy for the site that recognises and seeks to reinforce the culturally significant elements of the site, whilst recognising its ongoing use as a working cemetery

Statement of Significance

Though the importance of cemeteries to our historical, architectural and cultural heritage has been recognised, interest to date has focused predominantly on 19th century cemeteries. By comparison, relatively little detailed research or comparative analysis on 20th century cemeteries in Victoria has been undertaken to date. It is therefore difficult to draw firm conclusions about the significance of the design and layout of the New Cheltenham cemetery in the wider context, though it is noted that the conscious rejection of the typical curvilinear road system in favour of one which based on an ordered grid system is of interest.

Accepting the difficulty of assessing the significance of the complex in the wider context, in a local and regional context the Cheltenham Cemetery entry complex is of architectural and historic significance as an example of a largely intact cemetery design of the 1930s. The design and

placement of the entry buildings, along with associated landscape are a good example of period design and reflective of the growth and development of the area.

[Extract: Allom Lovell & Associates, 'Appraisal of the Heritage Issues Associated with Renovation and Extension of the Administration Offices at Cheltenham Cemetery', prepared for Bunurong Memorial Park, June 1998, pp. 9-10.]

The cemetery illustrates the movement away from monumental grave sites towards the less maintenance intensive lawn cemetery of the late 20th century. The growing popularity of cremation over this period is also reflected with the small ash niches near the Eastern entry to the site.

Reference

Allom Lovell & Associates. 'Appraisal of the Heritage Issues Associated with Renovation and Extension of the Administration Offices at Cheltenham Cemetery'. Prepared for Bunurong Memorial Park, June 1998.

Site:	Street Trees	Significance:	C
Address:	Adjacent to 16 Westley Avenue. Brighton	Melway Map Ref:	67 F7
Access:	Unrestricted	Survey Date:	24/8/98



Intactness:			Condition:		
G []	F [x]	P []	G []	F [x]	P []
Existing Heritage Listings:			Recommended Heritage Listings:		
Victorian Heritage Register	[]		Victorian Heritage Register	[]	
Register of the National Estate	[]		Register of the National Estate	[]	
National Trust	[]		Heritage Overlay Controls	[x]	

Description

Two mature tree specimens at the front entrance of the property.

Remnant Fabric (Man Made)

None noted

Remnant Fabric (Vegetation)

The site consists of two Kurrajongs (*Brachychiton populneus*) planted either side of the driveway at the front entrance on the road reserve. Both specimens are very mature, however a major limb has been removed from the southern specimen to accommodate cables into the property, significantly altering its form.

Potential Threats

Any future works to the driveway or the streetscape which may disrupt the roots. Further removal of healthy branches

Management Steps

Protection of these two specimens is desirable to ensure their long-term conservation. Ensure that any works carried out on the property or the streetscape are sympathetic to both the canopy and root systems of the trees. If either tree begins to decline, ensure that appropriate action is carried out by a qualified arborist to remove any dangerous limbs or dead wood.

Significance

The site is of local interest to the City of Bayside for the two mature Kurrajongs (*Brachychiton populneus*). The specimens are significant for both their age and form, contributing to the character and general amenity of the streetscape.