

Heritage Overlay No.: HO61
Citation No.: 144
Place: **Bluestone Cottage & Ruinous
Timber Dwelling**

Other Names of Place: Mungovan's Selection.
Location: 2-88 Mt Cottrell Road, Melton (Lot 1 TP131609; Crown Allotment 2A, Section 17, Parish of Kororoit.). The property is situated south-west of Mount Kororoit Farm, and across Kororoit Creek.
Critical Dates: Bluestone house and dry stone walls: late 1860s; weatherboard house unknown (c.late nineteenth early twentieth century).
Existing Heritage Listings: None.
Recommended Level of Significance: LOCAL



Statement of Significance:

The bluestone cottage, ruinous timber cottage, and the associated dry stone walls at 2-88 Mt Cottrell Road, Melton, are significant as a rare surviving example of late nineteenth century farm life. The bluestone building, and dry stone walls were constructed in the late 1860s; the ruinous timber dwelling appears to have been built in the late nineteenth or early twentieth century.

The bluestone cottage, ruinous timber cottage, and the associated dry stone walls at 2-88 Mt Cottrell Road, Melton, are architecturally significant at a LOCAL level (AHC D2, E1). Although the windows are missing, the building still demonstrates original design qualities of a Victorian vernacular style. These qualities include the simple steeply pitched hipped roof form clad in unpainted galvanised corrugated steel, bluestone wall construction, very narrow eaves, timber framed doorway with timber boarded door, timber framed window openings and the brick chimney. The internal white washed wall finish and rendered brick fireplace also contribute to the significance of the place. The timber cottage further contributes to the significance of the place but given its ruinous condition, it is not expected to be retained. The highly intact dry stone walls demonstrate the skilled craftsmanship of the stone-wallers trade. Adjacent peppercorn and red gum trees, and the view over the nearby Kororoit Creek also contribute significant aesthetic value to the setting of the place.

The bluestone cottage, ruinous timber cottage, and the associated dry stone walls at 2-88 Mt Cottrell Road, Melton, are historically significant at a LOCAL level (AHC A4). The bluestone building is a scarce surviving example of a substantially intact nineteenth century stone cottage in the Shire of Melton. It is also a rare and, historically, highly intact, expression of a 'Selection Act' property in the Shire. In addition, it was probably an example of 'dummying', a widespread abuse of the selection process in Australia by pre-existing landholders. Its ability to be interpreted is greatly enhanced by the existence of a map of the property showing the bluestone cottage and dry stone walls at the time that they were erected. It is also significant for its association with the Moylan family, and its eventual incorporation in the adjacent Mount Kororoit Farm estate. The Moylan family were noteworthy participants in local sporting, social, religious, and political life. They were known widely for their hospitality, and active in the local Catholic Church; John senior and Michael junior were Councillors of the Shire of Melton. The property's paddocks were said to have been a favourite hunting ground in Victoria, and also hosted events by the Melton Coursing Club as well as early aviation enthusiasts. The dry stone walls on the property are highly intact and rare examples of high and long all-stone walls in the Shire of Melton. They are significant parts of a broader Mount Kororoit Farm dry stone wall precinct that is of State significance.

The bluestone cottage, ruinous timber cottage, and the associated dry stone walls at 2-88 Mt Cottrell Road, Melton, are socially significant at a LOCAL level (AHC G1). It was identified as a place of heritage significance to the local community in a community forum held as part of this heritage study.

Overall, the bluestone cottage, ruinous timber cottage, and the associated dry stone walls at 2-88 Mt Cottrell Road, Melton, are of LOCAL heritage significance.