



History & Heritage

A publication of the National Trust of Australia (Victoria)
Bendigo & Region Branch

Petition to council
New powers to protect heritage buildings from
Demolition by Neglect



Demolition by neglect is not only an issue for Bendigo. While not taken in Bendigo, this picture illustrates an end result of allowing deterioration to occur.

Newsletter March 2022

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Petition to Bendigo Councillors

To Mayor and Councillors, Greater Bendigo City Council

Re: New powers to protect heritage buildings from “Demolition by Neglect”

Dear Mayor Metcalf and Councillors,

We write regarding recent changes introduced by the State Government to the *Planning and Environment Act 1987*, which include stronger measures to allow Local Government to protect heritage buildings.

The National Trust is concerned about vacant neglected heritage buildings in Greater Bendigo. Often, such properties are left unattended and neglected, and are open to vandalism to the extent that the only alternative is demolition. While there are many buildings that fall into this category, it has been brought to our attention that “Nanga Gnulle” at 40 Harley St Bendigo—which both Council and the National Trust fought to protect under a Heritage Overlay from 2017-2019—is an example where the owner is not protecting or adequately securing the property and extensive vandalism has occurred. There are many other examples including the former All Saints Church in Forest Street Bendigo, Eaglehawk’s first brick house at 92 Victoria Street, and a historic house at 257 Eaglehawk Road Long Gully to name just a few. The Golden City Foundry in Ironbark, a very significant Goldfield’s site, has already been lost to Bendigo along with many other buildings.

In response to such issues, this year the State Government introduced the *Planning & Environment Bill 2021* to introduce stronger powers to enforce the protection of heritage buildings. The *Planning & Environment Act 1987* now gives local councils the power to enforce protection through the following amendments under section 6B:

A planning scheme may make provision for the additional matters.... for any of the following purposes—

(a) To further the objectives of planning in Victoria within the area covered by the scheme

(b) To deter persons from unlawfully demolishing heritage buildings or allowing heritage buildings to fall into disrepair

(c) To prevent persons from obtaining a benefit from unlawfully demolishing heritage buildings or allowing heritage buildings to fall into disrepair

And further;

(a) To regulate or prohibit the development of land on which there is or was a heritage building that has been unlawfully demolished, in whole or in part, or fallen into disrepair; and

(b) To require that a permit must not be granted for the development of land on which there is or was a heritage building that has been unlawfully demolished, in whole or in part, or fallen

into disrepair, unless the development is for or includes the reconstruction or reinstatement of the building, in whole or in part; or the repair of the building. [Our emphasis]

The National Trust requests the Greater Bendigo City Council to seriously consider these amendments and introduce strong measures to further protect heritage buildings, and prevent “demolition by neglect”. The Trust would like to partner with Council to achieve this outcome, and we would be pleased to offer any assistance we can provide. We have previously prepared a report on the issue of [Demolition by Neglect](#), and this is also an issue being considered by the Heritage Council of Victoria as part of the recent [State of Heritage Review: Local Heritage](#). We would welcome the opportunity to meet with Councillors to discuss this issue further.

I have attached a petition from members and supporters for Council to consider. (*Petition is being prepared*)

“We, the undersigned concerned residents and ratepayers of Greater Bendigo City Council formally petition and request the Greater Bendigo City Council to incorporate the new legislation in the Planning and Environment Bill 2021, into the Greater Bendigo Planning Scheme so that the Council has stronger powers to protect neglected heritage buildings.”

A Walk around Ironbark

A walk around the Miners Cottages of Ironbark. Sunday 10 April. Tour leader, Dr Charles Fahey. Open to all. Bookings: ph or text Peter Cox 0447 473 674 email natrustbendigo@gmail.com



Ironbark Hill, Miners Cottages with Knipes Castle in the background (date unknown) – Courtesy of Bendigo Historical Society

Join the National Trust – Advocate for Preservation! Support.! Explore! Enjoy!

A National Trust Membership is your ticket to the world, with over 1000 destinations to explore. <https://www.nationaltrust.org.au/membership-vic/> The National Trust of Australia (Victoria) is the state’s largest community-based heritage advocacy organisation actively working towards conserving and protecting our heritage for future generations to enjoy, representing 30,000 members across Victoria. As Victoria’s premier heritage and conservation organisation, the National Trust has an interest in ensuring that the wide range of natural, cultural, social, and Indigenous heritage values of the municipality are protected and respected, contributing to strong, vibrant and prosperous communities.

The branch needs your help with this newsletter. People are required who can help with production, take photographs and have skills that can improve its readability, its circulation and most importantly,

produce interesting stories that get authorities and our community thinking about the issues and their solutions. Can you assist? Give Peter a call, 0447473674, or drop an email to natrustbendigo@gmail.com

Bendigo Branch Meetings

The branch meets bi-monthly with an editorial committee for this publication meeting monthly. All meetings are held at the Shamrock Hotel, Williamson St Bendigo at 5.30pm on the fourth Monday of each month. The next editorial committee meeting will be held Monday March 28th and the next branch meeting on Monday 25th April. Meetings are open to all who are interested in History & Heritage.

From the February Branch Meeting.

- As Councillors have not responded to the National Trust's November letter on introducing enforcement measures into its planning scheme to prevent heritage sites from 'Demolition by Neglect', it was decided to present a petition to Council.
- It was decided to write a letter to the Bendigo TAFE Board in relation to the redevelopment of the Bendigo School of Mines site along McCrae Street.
- It was decided to publish this newsletter monthly. An editorial committee was formed which will meet monthly to produce it. Stories, copy, photographs and supporters of the newsletter can join the monthly meeting.
- A letter be written to the new Greater Bendigo City Council's Heritage Advisory Committee congratulating them on their appointment.
- It was reported that the gates and fence at the MacGillivray Hall at TAFE have been knocked over by a truck. It was decided to send a letter to TAFE making sure that they will be reinstated to their original heritage condition.



Detail of damaged gates Bendigo TAFE



Damaged gates at Bendigo TAFE, McCrae Street

- It was also reported that the photographs on the Vahland Water Fountain have been removed. Letter to go to Council for their full reinstatement.



Top: Pictures have been removed from fountain display.
Bottom: Neglected fountain could encourage more vandalism

- It was decided to arrange a 'Walk around the Miners Cottages' of Ironbark to better inform ourselves of the architectural and social history of the area.
- A submission has been forwarded to Council on John Beebe's former house, land and observatory. An independent panel has been formed to hear all submissions.
- An application has been received by Council to extend the development of six two storey dwellings at 52-54 Eaglehawk Rd Ironbark without any consideration of the restoration of the historic building on the site.

Snap, Send, Solve – A Community Campaign

Here is a response from the article on 'Demolition by Neglect' from the February newsletter.



All Saints Pro-Cathedral (now known as Old All Saints, cnr Forest and McKenzie Streets (Source: Google Maps)

Dear Editor

I think you will be aware of my keen interest in the former All Saints Pro-Cathedral, some (but not all) of which stems from my wife and I being the current custodians of the adjacent buildings (the former Master's Residence and All Saints schoolhouse). Over the last 7 years my wife and I have shed many tears as we have watched the garden die, the weeds grow and the doors being forced and then left open.

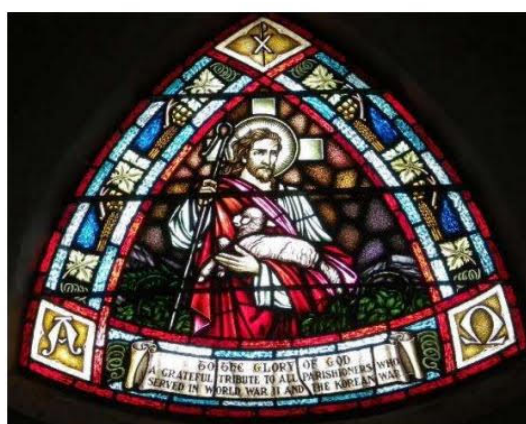
We have many examples of having contacted the person who the current owners have entrusted with the management of the property to advise that doors were open, only to have no action taken. We found ourselves constantly having to go across to do our best to close the doors and push back the inadequate hoarding which, for example, had simply been nailed onto a rotting wooden frame.

Sadly, back in October 2019, the response we received to advising that doors were again open was *"there is nothing inside to steal (they have taken the copper) and in spite of boarding it up they keep finding a way in"*. I say sadly because this was before the theft of several significant stained-glass windows, and the later, senseless, destruction of most of the others.

Last year, having shed way too many tears (and that is no exaggeration), I took it upon myself to seek consent to (a) paint the front signage which had been tagged with graffiti and was a "welcome" sign to anyone walking past to let them know the building was vacant; (b) remove what was remaining of the stained-glass windows, and (c) to install effective hoarding to board up the windows as the previous efforts were, quite simply, woeful. This work was conducted last year by BLR Construction, at a personal cost to me of around \$5,000. This included the hoarding works which I am told has successfully kept out entrants since its installation. It is sad to think that, with what was a relatively small cost, effective hoarding could have been installed and the extent of damage that has happened could most likely have been avoided. I attach the photographs of some what we were able to rescue and save. These are now being held at a secure site.

However, the *"To the Glory of God"* tribute to those parishioners who served in World War II and the Korean War is believed to have been stolen – but at least may remain intact somewhere! Minerva's Conservation Management Plan for the All Saints precinct suggests this window would warrant its own State Heritage listing.

Two of the Ferguson & Urie windows are also believed to have been stolen at the same time. Given the weight and size of these windows, it can be assumed that this would have required significant co-ordination, equipment and manpower. However, their fate is at least a better one than the other Ferguson & Urie windows, which have been comprehensively smashed.



Stained glass window by Brooks, Robinson and Co. believed to have been stolen.

With BLR's assistance, we have now removed and protected what was left. The Art Deco style memorial windows by Derek Pearse were too damaged to warrant their removal and so the remnants can still be seen from Forest Street.

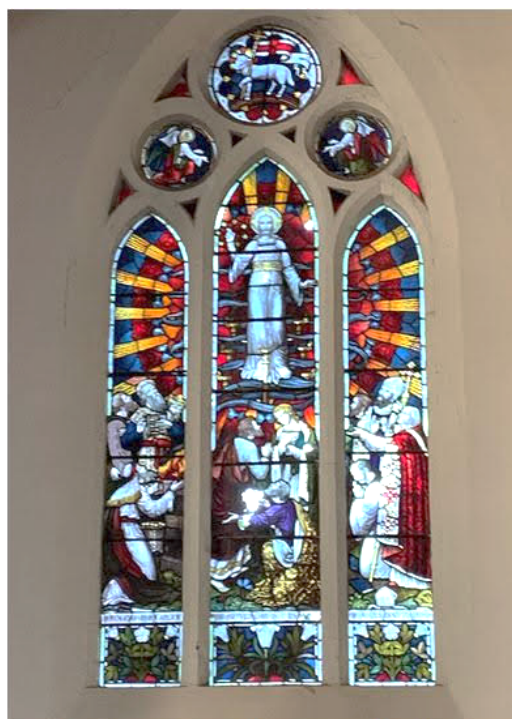
Pleasingly, we were at least able to save the William Montgomery windows from the chancery. Whilst they had had a metal object thrown through one section of the window, most remain intact. Importantly, the image of Reverend Garlick and Archbishop Benson was not damaged. Minerva's CMP also suggests that these windows could warrant having a State Heritage listing, mostly because of the Garlick and Benson representations as it is the only known example of church windows including the image of the parish priest/archbishop.

At the moment, the cathedral is as secure as it probably can be. BTR did an excellent job. Some basic CCTV would also make a big difference as would more regular garden maintenance. However, the current custodians have indicated on enough occasions that they have no desire to incur the cost of doing that.

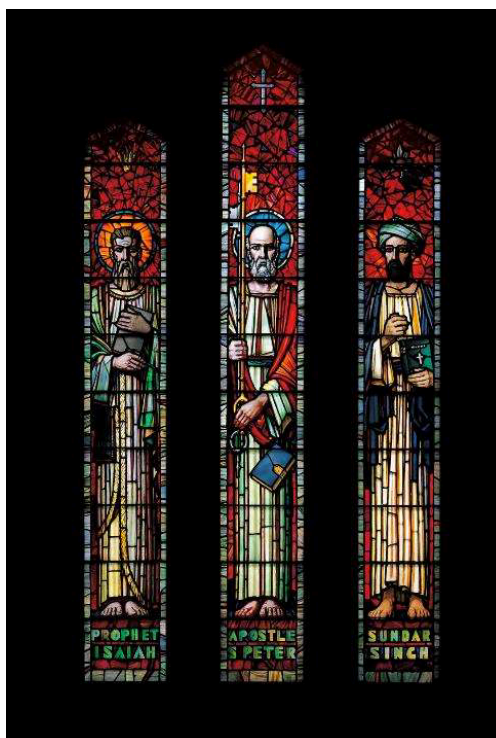


Doors left unsecured, even after being reported to the property manager.

For more information see:
<http://www.minervaheritage.com.au/wp-content/uploads/2018/09/All-Saints-Church-Bendigo-Conservation-Management-Plan-Low-res.pdf>



Only surviving windows are by William Montgomery (1898), and are now in storage. It is suggested they be listed in the Victorian Heritage Register.



Christian Waller 'Prophet Isaiah, Apostle St Peter, Sundar Singh', 1936, windows gifted to the Art Gallery of South Australia by James Ramsay AO and Dianne Ramsay AO in 1996. Plain glass replaced these in the church. (Source: All Saints Conservation Management Plan.)

And another letter about ‘demolition by neglect’ from a member:

Here's something you might look into with your National Trust hat on. You have probably noticed this place before - it's at the lights at the junction of Sandhurst Rd and Eaglehawk Rd at the railway bridge. I noticed the other day that the entire rear weatherboard section has been demolished, including the unusual hipped gables. It was under a Neighbourhood Character Overlay only. I have always assumed that this place is quite early.

Can anybody assist with information on this property?



Above: The cottage in 2018 (Source: Google Maps). Right: Works on the cottage today.



Greater Bendigo Council appoints new Heritage Advisory Committee

The National Trust congratulates the appointees and as they represent the community, looks forward to working with them over the next four years.

Member Profiles;

Dirk De Moore is the Director and Owner of the Bendigo Hearing Clinic. He has a great passion and appreciation for the heritage of Greater Bendigo and has been serving local community groups for the past 17 years.

Dr Charles Fahey is a retired academic historian. Prior to that, he was employed as a historian for the State Government, working on the preservation of sites on Crown land. Charles has recently written historical reports on Bendigo Miners' Cottages and Prince's Park in Maryborough. He is a current member of the Bendigo Historical Society.

Brad Hooper is a qualified architect with a strong interest in heritage management, adaptation and inclusion in contemporary urban development. He has significant experience serving on boards and committees, and currently serves as a member of National Trust (Victoria) Heritage Advocacy Committee.

Natasha Joyce is a qualified historian. She is currently employed as the Public Relations Officer for the Professional Historians Association (Victoria-Tasmania) and is working towards her PhD at La Trobe University. Natasha's doctoral research forms part of the Faith on the Goldfields project, which aims to rediscover, re-interpret, and share knowledge about the role and value of faith during the gold rush.

Gavin McDevitt is a qualified archaeologist with a focus on Aboriginal heritage. He currently works as an Aboriginal Cultural Heritage Planning Coordinator for Parks Victoria. Gavin is interested in the representation and protection of Aboriginal cultural heritage across Greater Bendigo.

Sharon Opie's love of Bendigo and Eaglehawk's history has led to careers in librarianship, history, education and celebrancy. She has significant experience serving the community, currently as the President of the Friends of the Bendigo Art Gallery and previously as the President of the Eaglehawk Heritage. Sharon is currently writing and researching a book on the memory of victory trees, the 100-year-old palms and pines that can be seen throughout many of Bendigo's private gardens.

Neil Pickering is a qualified bricklayer with extensive practical and teaching experience in restoring traditional brickwork and mortars, including tuckpointing. He is currently employed by Remembrance Parks Central Victoria as a supervisor for the restoration and maintenance of cemeteries. Neil's background has fostered a keen interest in heritage, particularly its restoration component.

Dr Kiran Shinde is a qualified architect and planner. He currently heads up the planning program at La Trobe University, Bendigo. Kiran has a deep interest in heritage management and works in that area regularly through his teaching and research, for which he has won numerous awards.

Rod Spitty is a qualified town planner, building surveyor and civil engineer. A Fellow of the Institute of Engineers Australia, he has 40 years of experience in heritage, conservation and restoration at the local government level. Rod has previously served two terms as a member of the Heritage Advisory Committee.

Darren Wright is a descendant of some of the region's earliest pioneers and has a profound interest in the history and development of the area. He is currently a committee member of the Bendigo branch of the National Trust. Darren has been a previous member of the Heritage Advisory Committee since 2011.

Calum Walker (DELWP) • **Rebecca O'Brien** (HV) • **Jon Marshallsay** (DDWCAC) will represent their respective organisations.

Letter to Bendigo Tafe

Peter Harmsworth AO, Chairman Bendigo TAFE Board

Dear Peter

I write to you on behalf of the Bendigo & Region Branch of the National Trust of Australia (Victoria) in relation to the restoration of the buildings on the Bendigo TAFE campus known as the Bendigo School of Mines. These buildings include the Round Library and Reading Room, the former Administration and Student Services areas and the Macgillivray Hall and are situated along McCrae St.

The branch has been meeting and corresponding with staff for 3 years. It is pleasing that this site has been designated a Community Precinct. We have asked the following questions but have not had a response. The branch now feels it needs to take up the questions with your Board.

- Does the Bendigo TAFE master plan have a vision for the Community Precinct?
- Has TAFE defined what a Community Precinct means?
- Are the works required to restore the buildings in the Community Precinct described in the TAFE application to the state government in 2018 and what are the expected costs?
- Does Bendigo TAFE see itself as playing a lead role in establishing another major destination venue for locals and visitors to Bendigo similar to the Bendigo Art Gallery by activating this site?
- How can the National Trust and others in the community play a role in the Community Precinct?
- Is TAFE aware of the development of the Kyneton Primary School as a major Exhibition Centre and that it received \$12million for its development from the state government?

It has now been about 3 years since the branch engaged with TAFE about the restoration of this precinct. While Tafe may have a funding strategy in place to restore the site, we believe that a whole of community approach with strong partnerships in place, is a successful strategy to gain funding. We

are conscientious that both Federal & State elections are being held this year and they present an ideal opportunity to apply for government support. Over the 3 year period the branch has not had a lot of answers to its questions.

This precinct is one of Bendigo's most important historical sites. TAFE, the community and all levels of government have a responsibility to restore and reactivate the site. The branch would like to be involved as members have advocated strongly for the site's restoration. Would it be possible to discuss these matters with yourself and the Board?

Thank you for considering this request and a response will be very much appreciated.

What is a Mechanics Institute? Submitted by Kay Smith

- Mechanics Institute movement began in Britain early in the nineteenth century in response to a perceived need for education for those who had little formal education.
- Forerunners of Public Libraries and adult education in Australia.
- Australia's first Mechanics' Institute appeared in Hobart in 1827.
- Nearly every town in Victoria had a Mechanics' Institute.
- The first Mechanics' Institute established in Victoria was the Melbourne Mechanics' Institute in 1839 (renamed the Melbourne Athenaeum in 1873).
- From the 1850's the Mechanics' Institutes spread throughout Victoria wherever a hall, library or school was needed.
- Over 1200 Mechanics' Institutes were built in Victoria.
- These institutes were generally comprised of a hall, library and reading rooms, facilities for games and programs of educational and entertaining activities.

<https://www.pmi.net.au/home/mihistory/>

https://en.wikipedia.org/wiki/Mechanics%27_Institutes_of_Australia

<http://mivic.org.au/history-of-mechanics-institutes.html>



Eaglehawk Mechanics Institute



California Gully Mechanics Institute



Heathcote Mechanics Institute



Sandhurst Mechanics Institute

EXPERT EXPLODES THAT MYTH ABOUT CAST-IRON

The "myth" that cast-iron came to Australia as ballast in sailing ships was exploded last night by Dr. Graeme Robertson of Melbourne in an address to the Central Victorian Branch of the National Trust of Australia (Victoria).

Dr. Robertson, who is considered a world authority on cast and wrought-iron, showed black-and-white and color slides to illustrate many varieties of cast-iron throughout the world.

He pointed out that some cast-iron probably came out as cargo on ships "at great expense."

If it had been used as ballast it would have fractured because of its brittle nature he added.

Dr. Robertson has produced two fine books on the subject — "Victorian Heritage" and "Sydney Lace" — and was co-author of a two volume book, "Early Houses of Northern Tasmania," which also includes several interesting examples of "iron lace."

150 Foundries

Dr. Robertson said he had been amazed to discover in the records that once there were 150 foundries in Australia which produced cast-iron.

Among the slides were several of cast-iron decorated houses in Melbourne of which Dr. Robertson said: "Had they been preserved as they should have been they would have proved a great tourist attraction, far surpassing anything to be seen overseas."

Bendigo Home and Hospital for the Aged and the main building of Bendigo Base Hospital came in for special mention.

Dr. Robertson said it would be a "tragedy" if the main building of the Base Hospital were demolished.

"Destroyed"

When a slide was projected on the screen showing a shop with a cast-iron trimmed verandah Dr. Robertson said the whole appearance of streets had been destroyed where councils decreed that these verandahs should be torn down.

He said he hoped the slides and lecture would create a united effort to save the worthwhile cast-iron work in Bendigo and district.

"Certainly it belongs in the past but is something of the past which should be preserved," he added.

Cr. A. S. Craig, president of the branch, said the function had a twofold purpose — to inaugurate the Central Victorian Branch and to give

the people of this area a chance to hear Dr. Robertson.

President of the National Trust of Australia (Victoria), Professor Brian Lewis, Chairman, Mr. G. A. Richardson and Secretary Miss J. Adamson were among those who attended the lecture at the Art Gallery.

Dignified

Professor Lewis said the mining era of Victoria had produced many fine dignified buildings which were

it "probably some of the best examples of their kind in the world."

He praised the cast-iron work to be found on many of Bendigo's buildings.

The Mayor of Bendigo, Cr. N. J. Oliver, said the lecture would inspire all present to look around the city with new eyes to discover some merit in the buildings.

Fine black and white photographs depicting much of Bendigo's 'iron lace' taken by Mr. A. Doney, created considerable interest.



Detail of Robertson Cast Iron Collection in City of Greater Bendigo storage. Image, Euan McGillivray



Corner of View & Mackenzie Street



Niagra Hotel, corner of Mundy and McCrear Street

Images courtesy of Allan Doney Collection, National Trust of Australia (Vic)

A discussion that needs to happen.

A friend sent me a photo in a text message saying “Nice development that includes a cottage in Anderson St. Generally, I don’t mind a modern design that includes a part of the original dwelling.”

I had to give this some consideration.

When it comes to conserving, as in this case, a dwelling, personal views do not come into consideration as the site is either worthy of preserving or it is not. Unfortunately, authorities are not prepared to spend the necessary funds on intense research to establish whether a place is worthy of protection. A place can have individual protection or it can be considered in terms of what it contributes to the character of the neighbourhood. There is no time to do the research on this property so it can be an ongoing discussion in future newsletters.

What is important is that we have a discussion about these issues and that there is a better understanding of the process and what is an acceptable outcome, not only for the owner but also for future generations in terms of our local history. It intrigues me why people buy heritage properties to either knock them down or to alter them in such a way that it destroys their integrity. Is it the neighbourhood that they like? It is living close to the CBD? Whatever it is, we are seeing change that is taking the history out of neighbourhoods.

What do you think? Send a comment! Peter Cox



11 Anderson St Bendigo



The architect’s impression for cottage development can be seen on display at 11 Anderson Street.

Your views are sought on the issues

The branch welcomes your ideas, contributions and photographs for the newsletter which is published bimonthly.

You can keep up with the current advocacy issues at the Trust Advocate blog at <http://www.trustadvocate.org.au/>

National Trust of Australia (Vic) Bendigo & Region Branch

E natrustbendigo@gmail.com

P President, Peter Cox 0447473674

M C/- 57 Green St California Gully VIC 3556.

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We acknowledge the Traditional Owners of Country throughout Victoria and recognize the continuing connection to lands, waters and communities. We pay respect to Aboriginal and Torres Strait Islander cultures; and to Elders past, present and future.