

HERITAGE PLACE

NAME OF PLACE: 'LLANDU'

ADDRESS/LOCATION OF PLACE: 655 Sheepway Road KROWERA

STUDY NUMBER: 347

HERITAGE OVERLAY NUMBER: HO118

LOCAL GOVERNMENT AREA: Bass Coast Shire

PARISH: PARISH OF JUMBUNNA

SIGNIFICANCE RATING: Local



'Llandu', 655 Sheepways Road, Krowera.

Image Date: March 2002

EXTENT OF LISTING:

From the front boundary and nominally 20 metres all around house.

'LLANDU'Heritage Overlay No **HO118**

PropertyNo

File Number

Heritage Study No **347**

Heritage Grading

HPD Number **197**

HI Number

VHR Number

Other Names/s

Precinct

Group Number

Extra Files

Location **655 Sheepway Road KROWERA**

PARISH OF JUMBUNNA

COUNTY OF MORNINGTON

Planning Authority

Ward **Leadbeater**

Access Description

Map Number

0Map Scale **1:100000**

Latitude

Longitude

UMG Zone

Easting

Northing

Location Validity

Spatial Accuracy

Extent of Listing

From the front boundary and nominally 20 metres all around house.

Published Extent of Listing

Significance **Local**

Statement of Significance

The house, 'Llandu', is of local historic and aesthetic significance. It is of historic significance as a farmhouse built on part of the original allotment, constructed after the leasehold was sold to the first owner of the land. It is demonstrative of the aspirations and means of the early settlers in the area, and provides evidence of an early phase of Krowera's development. The house is of aesthetic significance as a largely intact example of an Edwardian farmhouse constructed in a rural setting.

Gazettal Details

Permit Exemptions

Exemptions Policy

Assessment Against Criteria

AHC A.4 Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of the nation, State, region or community.

AHC E.1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

AHC H.1 H.1 Importance for close associations with individuals whose activities have been significant within the history of the nation, State or region.

Date Assessed **13/08/2004** Assessed By **F Woodhouse**

Comparisons

Rare Assessment

Intact Assessment

Good

Include in VHR Include in RNE Include in Local Planning Scheme No Recommendations for Inclusions

Recommended Management

Replace steel mesh front fence with a more appropriate design (e.g. woven wire with timber posts and rails)

Heritage Act Categories

Heritage Item Groups

Heritage Item Categories

Title Details

Physical Description

'Llandu' is a single-storey late Victorian farmhouse with weatherboard and fibro-cement clad walls and a hipped corrugated galvanised steel roof. The symmetrical front-elevation is screened by a skillion-roofed verandah and contains a central front door flanked by timber-framed, double-hung sash windows. The house has recent roof cladding and a non-original concrete verandah floor. The side wing is possibly a

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later addition.

Physical Condition and/or Archaeological Potential

Good

Usage Residence.

Associated People

Historical Notes

The first selectors arrived in Krowera as early as 1878. In 1883, some of the earliest settlers, whose names are associated with the district - included Joseph White senior, Edwin Sheepway, Donald McPherson, George Binding and William Thompson took up their selections. This house is located on land originally comprising Allotment 57B in the Parish of Jumbunna. It was first selected in early 1886 by William Gardner, however, he forfeited the selection. Soon after, on 26 February 1886, John Marker applied for the lease of the eastern half of Crown Allotment 57, and this application was granted on 2 April 1886. Marker then found the allotment too large for his purposes and applied to transfer portion of it to Miss Sarah Edwards, however, the Secretary for Lands would not allow this request. The lease of 171 acres was finally granted on 19 September 1887. In an attempt to add to his leasehold, Marker then applied for Crown Allotment 56, but this too was rejected by the Secretary for Lands. Presumably, Marker cleared and farmed the land until 1895 when he made application for a Crown Grant. However, before the application was granted, he sold to Joseph Thompson on 31 August 1895. The Crown Grant was finally obtained by Thompson on 6 July 1908. This house, with the Welsh name 'Llandu', is believed to date from the c.1910s.

Historic Themes

Thematic Environmental History

10.0 Primary Production: Agriculture in the hilly hinterland of the Bass Coast Shire has traditionally been characterised by dairy and beef cattle grazing, and it continues today. The early selectors chose these hills and valleys for the production of sheep for wool, dairy cattle for milk and cheese, and beef cattle for meat.

Listings

References

Author	Title	Year	Shelf Location
Department of Lands and Survey	Parish Plan of Jumbunna		
Joseph White	Krowera: The History of its Early Selectors and their Selections	1969	

Conservation Plans

Owner Type

Section 32 Recommendation

Owners/Occupants/Managers

Other Notes

Application Detail

Adviser Comments

Planning Scheme Amendments

Overlay Controls

Planning Scheme Schedule

External Paint Controls? No

Included in Vic Heritage Register? No

Internal Alteration Controls? No

Prohibited uses may be permitted? Yes

Tree Controls? No

Name of incorporated plan No

Outbuildings/fences not exempt? No

Aboriginal Heritage Place? No