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## Old Warrandyte Road Heritage Precinct



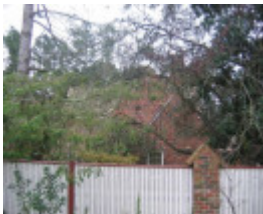
47085 Trees - Old Warrandyte Road (looking north)



47085 Cat Jump Road, Donvale



47085 Cat Jump Road, Donvale (2)



47085 House - 3 Old Warrandyte Road, Donvale



47085 House - 3 Old Warrandyte Road, Donvale



47085 Trees - Old Warrandyte Road, Donvale (looking sth)



47085 Trees - Old Warrandyte Road, Donvale

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### Location

1-29 and 12-26 Old Warrandyte Road and 1-8 Cat Jump Road DONVALE, MANNINGHAM CITY

### Municipality

MANNINGHAM CITY

### Level of significance

Included in Heritage Overlay

## Heritage Overlay Numbers

HO122

## Heritage Listing

Manningham City

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## Statement of Significance

Last updated on -

What is Significant?

The Old Warrandyte Road precinct, comprising the road reserve and private properties at 1-29 & 12-26 Old Warrandyte Road and 1-6 Cat Jump Road, Donvale.

How is it Significant?

The Old Warrandyte Road precinct is of local historic and aesthetic significance to Manningham City.

Why is it Significant?

The Old Warrandyte precinct has historic significance as evidence of the development of this area in the early part of the twentieth century for orchards, when trees such as pines were planted as windbreaks and for aesthetic effect. It has important associations with early landowners including the Zanders and Tully families, who were locally important orchardists and active within the community. (RNE A.4, D.2 and H.1)

The Old Warrandyte Road precinct has aesthetic significance as a most evocative cultural landscape, situated as it is within close proximity to suburban development. The rural character of the area is enhanced by remnant early fences and informal walking tracks. The now mature trees within the precinct are notable for their size and maturity, which collectively give the impression of being within a 'verdant canyon', which provides a powerful illustration of how the landscape in much of the study area would have appeared prior to suburban development and are an important contributory element within a broader cultural landscape that extends to Springvale Road in the east, Mitcham Road in the south and Wembley Gardens in the west. (RNE criterion E.1)

Heritage Study/Consultant	Manningham - Manningham Heritage Study Review, Context Pty Ltd, 2006; Manningham - Doncaster & Templestowe Heritage Study Additional Sites Recommendations, Richard Peterson, 1993;
Hermes Number	47085
Property Number	

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## Historical Australian Themes

### Local Themes

1.04 - Historic planted landscapes

5.02 - Orchards & market gardens

7.06 - Houses of the 1940s-50s

8.02 - Architects

## Physical Conditions

**Condition** - Varies

## Physical Description 1

The Old Warrandyte Road precinct comprises properties on either side of Old Warrandyte Road generally between Mitcham Road and Woodhouse Road and along Cat Jump Road to Springvale Road.

The most dominant characteristic of the precinct is the forest woodland character created by the mature pine trees, on both private property and within the road reservation. The mature pine trees within this precinct, now between 50-100 years old, are associated with the orchard use during the early twentieth century. This is disrupted only where it has been cleared by individual property owners, but the clearings do not diminish the general forest appearance. Although the precinct contains a number of architecturally interesting and significant houses, these are mostly setback from the road concealed by the trees and are not a significant visual element.

Old Warrandyte Road zig-zags in direction and varies greatly in width, swelling to almost four times its normal width between Nos. 15 and 16, where a large stand of pines is located on the east side. Until recently, the kerbs and verges were generally unformed adding to the rural feel, but concrete kerb & channel has recently been constructed. A pleasant walking track extends along the west side and there is a white painted diamond rail fence outside No. 13, while there is a small remnant of a post and chicken wire fence adjacent - these may date from the interwar period. The trees in Cat Jump Road, which is narrower, appear to almost enclose the road.

This precinct forms part of a broader cultural landscape within this area, which is distinguished by mature pine woodland character. This includes Wembley Gardens to the west, Pine Ridge to the south and Springvale Road (generally between Mitcham Road and Old Warrandyte Road ) to the east.

## Physical Description 2

**Threats** - Deterioration, Removal, Road widening

## Physical Description 3

### Key elements

Fence/gate

Landscape

Tree(s)

## Physical Description 4

**Associations** - Martin Zelius, Charles Zander, Albert and John Tully

*This place/object may be included in the Victorian Heritage Register pursuant to the Heritage Act 2017. Check the Victorian Heritage Database, selecting 'Heritage Victoria' as the place source.*

*For further details about Heritage Overlay places, contact the relevant local council or go to Planning Schemes Online <http://planningschemes.dpcd.vic.gov.au/>*