

# PASTORIA HOMESTEAD



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SOHE 2008



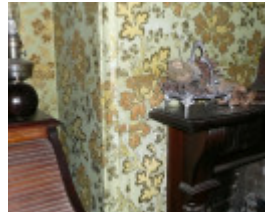
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h01179 1 pastoria homestead  
baynton rd kyneton front view  
she project 2003



h01179 pastoria homestead  
baynton rd kyneton distant  
view she project 2003



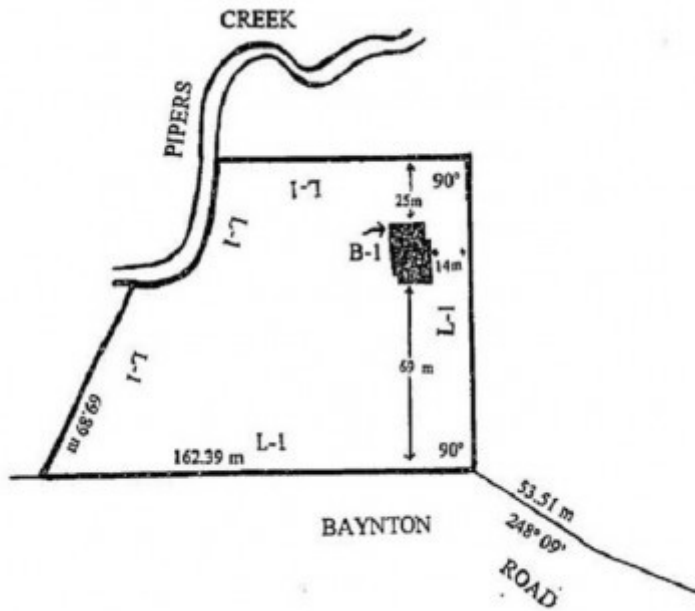
h01179 pastoria homestead  
baynton rd kyneton rear view  
she project 2003



h01179 pastoria homestead  
baynton rd kyneton verandah  
she project 2003



h01179 pastoria homestead  
kyneton baynton road pipers  
creek rear view



h01179 plan h1179

## Location

589 BAYNTON ROAD PASTORIA, MACEDON RANGES SHIRE

## Municipality

MACEDON RANGES SHIRE

## Level of significance

Registered

## Victorian Heritage Register (VHR) Number

H1179

## Heritage Overlay Numbers

HO120

## VHR Registration

April 18, 1996

## Heritage Listing

Victorian Heritage Register

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## Statement of Significance

Last updated on - May 7, 1999

What is significant?

Pastoria Homestead is predominantly an Arts and Crafts styled building developed in two main stages. The first stage consists of a simple single storey homestead building which is now subsumed into the present building. The second stage of development occurred c.1890 and constitutes the present form. Pastoria has an attic-gable, an open ground level verandah and enclosed rear verandah. The interior contains a wide upstairs gallery overlooking the living area and the drawing and dining-rooms have been decorated with Arts and Crafts wall-papers.

How is it significant?

Pastoria Homestead is significant for architectural and historical reasons

Why is it significant?

Pastoria Homestead is of architectural importance as an early stylistic example of a building type. Whilst Australian architecture was influenced by the Arts and Crafts movement early in the 20th century, Pastoria demonstrates very early influences of the stylistic movement, having been constructed late in the late 19th century Pastoria is architecturally advanced and largely intact; the interiors have been skilfully executed and finely finished. Pastoria retains many of its original 1890s wallpapers and also its superb full length French windows which open out into the garden once tended by Chinese gardeners. The collapse of the economy in the 1890s resulted in a substantial decrease in building activities and thus Pastoria is of significance for its use of stylistic elements which were uncommon at the time due to economic depression.

Pastoria Homestead is of historical importance for its association with early settlement patterns in Victoria and for its connection with prominent Victorians. Pastoria was the residence of early pastoralist George Govett who bought the run in 1853 from William Piper. Between 1853 and 1854 Govett secured a pre-emptive right to the 640 acre homestead block and constructed a single-storey weatherboard homestead. In the late 1850s and the 1860s, Kyneton flourished as a result of gold mining activities. The area had been mainly a rural district, however as people made their way to the gold fields the size and wealth of the township grew. Govett died in 1888 and JB Watson junior, the son of mining magnate and financial investor John Boyd Watson, purchased Pastoria with his inheritance money. Although Victoria was in a state of depression, building works soon followed with the erection of a first floor attic and the remodelling of many of the ground floor rooms; these works led to the present form of Pastoria.

[Source: Report to the Minister.]

## Permit Exemptions

### General Exemptions:

General exemptions apply to all places and objects included in the Victorian Heritage Register (VHR). General exemptions have been designed to allow everyday activities, maintenance and changes to your property, which don't harm its cultural heritage significance, to proceed without the need to obtain approvals under the Heritage Act 2017.

Places of worship: In some circumstances, you can alter a place of worship to accommodate religious practices without a permit, but you must [notify](#) the Executive Director of Heritage Victoria before you start the works or activities at least 20 business days before the works or activities are to commence.

Subdivision/consolidation: Permit exemptions exist for some subdivisions and consolidations. If the subdivision or consolidation is in accordance with a planning permit granted under Part 4 of the *Planning and Environment Act*

1987 and the application for the planning permit was referred to the Executive Director of Heritage Victoria as a determining referral authority, a permit is not required.

Specific exemptions may also apply to your registered place or object. If applicable, these are listed below. Specific exemptions are tailored to the conservation and management needs of an individual registered place or object and set out works and activities that are exempt from the requirements of a permit. Specific exemptions prevail if they conflict with general exemptions.

Find out more about heritage permit exemptions [here](#).

Construction dates        1860,  
Heritage Act Categories   Registered place,  
Hermes Number            2823  
Property Number

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## History

Associated People:

## Extent of Registration

### AMENDMENT OF REGISTER OF HISTORIC BUILDINGS

Historic Building No. 1179:

Pastoria Homestead, Kyneton-Baynton Road, Pipers Creek, Shire of Macedon Ranges.

Extent:

To the extent of:

1. All of the building known as the Pastoria Homestead, marked B-1 on Plan 603129 endorsed by the Chair, Historic Buildings Council and held by the Director, Historic Buildings Council.
2. All of the land marked L-1 on Plan 603129 endorsed by the Chair, Historic Buildings Council and held by the Director, Historic Buildings Council, being part of the land described in Certificate of Title Volume 9942 Folio 870. [Victoria Government Gazette No. G15 18 April 1996 pp.960-961]

*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/>*