

CASEY PLANNING SCHEME

*Brechin Gardens Incorporated Plan, April 2019*

## 1.0 Purpose of Incorporated Plan

The purpose of this incorporated plan is to provide a statutory framework for the management of *Brechin Gardens* which is covered by a Heritage Overlay (HO153). The *Brechin Gardens Conservation Management Plan 2016* forms the basis of this Incorporated Plan.

## 2.0 Application

This incorporated plan applies to *Brechin Gardens* on Princes Highway, Narre Warren as encompassed by Heritage Overlay (HO153).

## 3.0 Statement of Significance

Brechin Gardens has historic, aesthetic, and associative significance at the local level to the City of Casey. It is significant for:

- The aesthetically and botanically significant tree examples.
- Its remnant evidence of the former property and homestead known as 'Brechin' (now demolished) and, earlier, as 'Holly Green'.
- Its direct associations with prominent local individuals, Sidney J. Webb (1844–1920) and John C. Lloyd (1906–1984) who were important to the establishment and development of the district, the Narre Warren township and its community.
- Being a landmark in the local landscape because of its hilltop location, and siting and size of mature trees.
- Containing many elements typical of large homestead gardens from the late-nineteenth and early-twentieth centuries as well as of late interwar gardens, including areas of open lawn and deciduous European trees set in lawn.
- The magnificent size and form of the trees which provides an evocative reminder of the large and thoughtfully designed garden that once existed at this site.

Aesthetically, the trees *Quercus robur* (No. 18), the *Araucaria bidwillii* (No. 27), the *Ilex x altaclarensis* 'Shepherdii' (No. 29), and the *Quercus palustris* (No. 35) are individually significant as fine examples of their type. Not commonly seen in historic gardens in Victoria, the *Ilex x altaclarensis* 'Shepherdii' also has botanic significance because of its rarity. The *Araucaria bidwillii* is also significant as a local landmark because of its size and prominent siting.

## 4.0 Elements of Particular Significance

The following tree species as shown at clause 7.0:

- Quercus robur* (No. 18)
- Lauris nobilis* (No. 25)
- Araucaria bidwillii* x 3 (No. 27, 71, 72),
- Ilex x altaclarensis* 'Shepherdii' (No. 29)
- Lagunaria patersonia* subsp. *patersonia* (No. 34)
- Quercus palustris* (No. 35)

*Morus* sp. (No. 81)  
*Quercus palustris* x 2 (Nos 6, 11)  
*Osmanthus x fortunei* (No. 30)  
*Ceratonia siliqua* (No. 40)  
*Euonymus japonicus* x 5 (Nos 45, 47, 55, 57, 68)  
*Cupressus sempervirens* x 2 (Nos 52, 53)  
*Quercus robur* (No. 116)  
*Quercus robur* (No. 118)  
*Cupressus torulosa* x 2 (Nos 119, 120)  
*Ulmus x hollandica* x 3 (Nos 97, 98, 111)  
*Quercus palustris* avenue (Nos 99–110)  
*Prunus laurocerasus* hedge (No. 117)

Other significant physical fabric as shown at clause 7.0:

- The pathway alignment from Princes Highway through avenue of Pin Oaks into central garden area and following serpentine pathway that forks to the east (right).
- Southern lawn area.
- Sundial.

## 5.0 No permit required

A permit is not required under Clause 43.01-2 of the Casey Planning Scheme for the following development within *Brechin Gardens*:

- Emergency and safety works to secure the site and prevent damage and injury to property and the public.
- General gardening and garden maintenance including watering, mulching and removal of plants listed as State Prohibited or Regionally Controlled Weeds in the *Catchment and Land Protection Act 1994*.
- Works within the Tree Protection Zone of any significant tree, which are specified within a tree management plan, prepared and carried out by a suitably qualified arborist endorsed by the Responsible Authority and under the supervision of an officer nominated by the Responsible Authority.
- Painting of previously painted structures.
- Resurfacing of existing paths, where no excavation is performed.
- Management of vegetation outside of the Tree Protection Zone of any significant tree in accordance with Australian Standard AS4373 *Pruning of Amenity Trees*.

## 6.0 Reference documents

*Brechin Gardens Conservation Management Plan*, Context, 2016.

### 7.0 Map of Brechin Gardens

