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## HO83 - Raglan's Cottage (A.K.A Honey Shack)



Raglan's Cottage



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### Location

237 High Street MELTON, MELTON SHIRE

### Municipality

MELTON CITY

### Level of significance

Included in Heritage Overlay

### Heritage Overlay Numbers

HO83

### Heritage Listing

Melton City

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### Statement of Significance

Last updated on -

Raglan's Cottage on High Street, Melton is significant as a now rare and prominent nineteenth century building in Melton. Although its renovation in c.1980 required some alterations, the existing external form and construction is a physical embodiment of the development of the residence/store in the nineteenth century. The building has low integrity due to recent renovations.

Raglan's Cottage on High Street is historically significant at a LOCAL level (AHC A4, B2). It is a rare nineteenth century building in the township of Melton, the only other remaining examples being the churches, the state

school, and the buildings associated with The Willows. It is the only non-recent commercial building in Melton. Its rarity, its prominent siting (on the main road, and freestanding in an open setting), together with its characteristic nineteenth century construction materials (coursed-rubble bluestone and handmade brick), distinguish it as a key heritage building within the town. It is also situated near the Mechanics Institute, which is the only other building remaining in High Street built before the late twentieth century. It is also historically significant as a gold-era wayside facility, either a shop in its own right, or (likely) for its association with the former Lord Raglan Hotel ('The Raglan'), now demolished, which was Melton's second hotel and a major coach staging point, with large stables to accommodate the teams. Together with the walnut tree opposite it on High Street, marking the site of a former blacksmith, this place would appear to constitute the only remaining evidence of Melton's development as a wayside service town, originally *en route* to the Ballarat and Blackwood goldfields, and lasting until the opening of the direct Melbourne to Ballarat railway in 1889.

Raglan's Cottage on High Street is architecturally significant at a LOCAL level (AHC D2). Although altered it continues to demonstrate some Victorian vernacular design qualities. These qualities include the front hipped roof form, coursed, squared rubble bluestone wall construction, red hand-made brick quoinwork, window and door openings, single storey height and the narrow eaves. The rear hipped roof form that projects at the side is sympathetic to the front portion, as is the recent corrugated sheet metal roof cladding.

Raglan's Cottage on High Street is of social and aesthetic significance at a LOCAL level (AHC E1). The Melton Shire has contributed significantly to its restoration, and to the preservation of its amenity (setting and traffic access). It was also identified as a building significant to the Shire in the community workshop held as part of the heritage study.

Overall, Raglan's Cottage on High Street is of LOCAL significance.

Heritage Study/Consultant	Melton - Shire of Melton Heritage Study phase 2, David Maloney, David Rowe, Pamela Jellie, Sera Jane Peters, 2007;
Construction dates	1850,
Other Names	Raglan Cottage, High Street, Melton. (Allotment 7, Section 20, Township of Melton.),
Hermes Number	30130
Property Number	

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## Physical Description 1

### Physical Description -

Raglan's Cottage on High Street, Melton, has an open setting on reserve land comprising grassed areas, asphalt car park and some surrounding eucalypts.

The asymmetrical, single storey, coursed, squared rubble bluestone, Victorian vernacular styled building is characterised by an early hipped roof form, together with another hipped roof that appears to have been introduced, given that a more contemporary verandah is formed on the side projection and is supported by introduced timber posts. These roof forms are clad in recent corrugated sheet metal roofing.

The construction details of the building confirm its alterations and extensive repair in c.1980. This included replacement (with bluestone from High Street gutters) of the top course the stone work.

A feature of the design is the hand-made red brick quoinwork about the building corners and openings. These bricks have been sandblasted. The lower portions of the quoinwork have cream brickwork which may have been introduced (replacing early red brick quoinwork?). There is also a face brick wall on the rear, projecting, hipped roof form that may have been introduced. The face red brick chimney has been altered.

A new weatherboard wall has been introduced on the east end of the front facade. This was in about the location of the timber part of the building which was removed in the c.1980 renovation.

Early features of the design include the window and door openings.

## **Historical Australian Themes**

*Shire of Melton Historical Themes: 'Community'; 'Farming'; 'Transport'*

## **Integrity**

Integrity - Low

## **Physical Conditions**

Physical Condition - Good

*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/>*