

Locality: BOISDALE
Place address: 1 MAIN STREET
Citation date 2016
Place type (when built): Church
Recommended heritage protection: Local government level
Local Planning Scheme: Yes
Vic Heritage Register: No
Heritage Inventory (Archaeological): No

Place name: Boisdale Uniting Church (former)



Architectural Style: Interwar Arts and Crafts
Designer / Architect: Not known
Construction Date: 1921

Statement of Significance

This statement of significance is based on the history, description and comparative analysis in this citation. The Criteria A-H is the Heritage Council Criteria for assessing cultural heritage significance (HERCON). Level of Significance, Local, State, National, is in accordance with the level of Government legislation.

What is significant?

The former Boisdale Uniting Church at 1 Main Street, Boisdale, is significant. The original form, materials and detailing as constructed in 1921 are significant. The interior of the porch and nave are significant. The c1921 WC (building only) is also significant.

Later outbuildings and alterations and additions to the building are not significant, nor is the operating function of the WC.

How is it significant?

The former Boisdale Uniting Church is locally significant for its historical, social and aesthetic values to the Shire of Wellington.

Why is it significant?

The former Boisdale Uniting Church is **historically and socially significant at a local level** as a timber church that was built in 1921 and has continually served the community for almost 100 years. It was the first church built in Boisdale, to serve both the Presbyterian and Methodist parishioners, and was officially opened in January 1922. Prior to this, the congregations had held services in the Boisdale Public Hall from its opening in 1904. The church represents the growth of Boisdale when, in 1911 the state government acquired and subdivided part of the Foster's Boisdale Estate for the purpose of Closer Settlement. Although the scheme was ill-conceived as the allotments were too small and the rainfall inadequate for beet growing, Boisdale did see an increase in population during this period. A further influx of residents occurred when a weir at Glenmaggie on the Macalister River was built to irrigate extensive areas of the river flats around Maffra and Sale. The irrigation scheme was completed in the 1920s. The church continued to hold services until recently, but early in 2016 it was sold into private ownership. The timber WC building located near the rear boundary is an example of a once very typical and necessary facility provided at community meeting places such as churches and halls, prior to septic tanks or sewerage systems being built, but they are now rare. (Criteria A & B)

The former Boisdale Uniting Church is **aesthetically significant at a local level** as a representative architectural example of an intact Interwar Arts and Crafts church. The notable features of the picturesque style include the steep gabled roof, weatherboard cladding, the gabled-ends with their decorative lobed bargeboards and turned timber finials, pendants and cross beam, and the timber framed and ledged doors. Also notable is the unique design of the porch and nave windows. They are square-headed windows to with moulded frames and a plain sill; set within is a semicircular-arched window. The windows to the facade and porch have a single-pane of coloured glass. The windows to the nave have clear glass in three parts; the top portion being a round arched hopper window. The interior has timber lined walls and a timber-lined coved ceiling, with large timber brackets. The interior space and historic finishes of the nave are imbued with the rituals and aesthetics associated with worship, marriages, christenings and funerals. The interior of the nave is entirely lined with timber boards (overpainted in white) with a coved ceiling, metal trusses and decorative timber trusses. Round decorative cast iron (?) vents are located in the ceiling with the metal trusses supported through the middle of them. The aesthetics of the picturesque church and site is enhanced by the landscape setting of mature exotic trees. (Criterion D)

Statutory Recommendations

This place is recommended for inclusion in the Schedule to the Heritage Overlay of the Wellington Shire Planning Scheme to the extent of the title boundary as shown on the map.

External Paint Controls	Yes
Internal Alteration Controls	Yes
Tree Controls	Yes
Outbuildings or fences which are not exempt under Clause 43.01-3	Yes, WC building
Prohibited Uses May Be Permitted	No
Incorporated Plan	No
Aboriginal Heritage Place	Not assessed

Map of recommended boundary for Heritage Overlay



KEY

- Recommended for Heritage Overlay
- Title boundary

Boisdale Uniting Church 1 Main St, Boisdale

Project: Wellington Shire Stage 2 Heritage Study
Client: Wellington Shire Council
Author: Heritage Intelligence Pty Ltd
Date: 12/2/16

History

Locality history

The following is based on information taken from the *Wellington Shire Thematic Environmental History* (Context 2005:7-8, 41), unless otherwise cited:

In 1842, New South Wales squatter Lachlan Macalister established the Boisdale Run in the region. Macalister named a sheep fold on the run 'Maffra' after one of Macalister's properties in New South Wales (which was named after a town in Portugal), from which the town to the south would take its name. The name Boisdale was derived from the Scottish Hebrides islands (Fletcher & Kennett 2005:60). In 1850, John Foster took over the lease of the Boisdale run, which was just one of the many runs in Gippsland for which he held the lease. After selection in 1861, Foster retained control of about 6,000 acres in Boisdale, by amalgamating the Boisdale Run pre-emptive right purchase with their adjoining runs on the Avon River, in Dargo and Castelburn, and by dummymy adjacent land in different names. Boisdale formed part the Shire of Maffra when it was established in 1875.

Two sons, John and Askin Foster inherited the property, and in 1892 Askin Foster took over management of the grazing property. In the 1890s they promoted the policy of the intensive use of their land and converted their enterprise from grazing to dairying. They subdivided a large section of the Boisdale Estate into 35 dairy farms of 120-160 acres each. On each of the farms the Fosters built a house (those built before 1901 were weatherboard but later houses were built in brick after a kiln was established on the property), stables, milking shed and silos. In 1900, the Foster Brothers built a butter and cheese factory on the main street of Boisdale Estate to process the milk produced on the farms, and houses to accommodate the factory workers along the main street, creating the town of Boisdale, in essence an estate village. By 1901, there were 31 occupied farms, and eventually 35. This private settlement scheme brought an influx of population and the town soon had a general store and bakery, butchers, confectionary shop, stables, blacksmiths and wheelwrights, and a public hall. The Fosters built a large home designed by architect Guyon Purchas on the ridge overlooking their enterprise. Sale architect George Cain was engaged to help with the development, designing Boisdale buildings for the Fosters (Context 2005:7-8; Fletcher & Kennett 2005:60).

In 1911, the Closer Settlement Board (CSB) purchased 2,500 acres of the Foster's estate for a more intensive subdivision and carved the land into 57 allotments averaging around 40 acres, many of which were occupied quickly. Besides promoting intensive land use, the CSB had another motive - to assist the ailing sugar beet factory in Maffra, by compelling the new closer settlers to grow 10 acres of sugar beet on their allotments. There was a further transformation of the landscape: four roomed cottages were built, paddocks were prepared for cultivation and fences defined the new farms. The scheme was ill-conceived with the allotments being too small and the rainfall inadequate for beet growing. The solution was to build an irrigation scheme based on a weir at Glenmaggie on the Macalister River and irrigate extensive areas of the river flats around Maffra and Sale. The irrigation scheme was completed in the 1920s and ultimately supported the dairy industry.

Church services for local denominations were held in the public hall when it opened in 1904, before the Uniting church was built in 1921 and St George's Anglican church was relocated to the north of the town from Llowalong in 1953. By the 1940s, dairying had become the prime industry in the area and the Maffra beet sugar factory closed in 1946. A consolidated school, formed by the amalgamation of six small schools in Boisdale and the Boisdale Estate, opened in 1951 providing primary and secondary education with a focus on agriculture.

The process of closer settlement has formed a significant cultural landscape at Boisdale. Many of the farm houses and stables of the Foster subdivision dating from the late 1890s have survived, as have some of the closer settlement cottages. The cottages on Malcolm's Road, most of them extended into bigger houses, document the early twentieth century belief that small allotments could make viable farms. The factory workers' cottages, blacksmiths and stables remain in the village of Boisdale, and

the hall built by the Foster family in 1904 is still a prominent landmark and community hub. The Main Channel, an artery of the irrigation system taking water from the Glenmaggie Weir to the irrigation outpost of Clydebank, is suspended behind the farms on Boisdale's western boundary (Context 2005:7-8, 14; Fletcher & Kennett 2005:60).

In 1994, Wellington Shire was created by the amalgamation of the former Shires of Alberton, Avon and Maffra, the former City of Sale, most of the former Shire of Rosedale, as well as an area near Dargo which was formerly part of Bairnsdale Shire (Context 2005:39). Boisdale remains the small town centre of a closely settled farming community. The former dairy farms surrounding Boisdale now largely serve as vegetable farms (Context 2005:7-8, 14; Fletcher & Kennett 2005:60).

Thematic context

The following is based on information taken from the *Wellington Shire Thematic History* (Context 2005:45):

In many towns throughout the shire, churches occupy prominent sites, illustrating their importance to the community that built them. Complexes consisting of churches, halls, residences and schools have evolved. They are places where people have performed some of their most important ceremonies, and often contain memorials to local people through stained glass windows, monuments and plaques.

The first church services took place in private homes, schools and halls, held by travelling clergyman and parsons who travelled Gippsland and tended to all denominations. The Reverend E.G. Pryce, based in Cooma, made two sweeping journeys into Gippsland from the Monaro in the 1840s, conducting marriages and baptisms as he went. When Bishop Perry, the Anglican bishop of Melbourne, visited Gippsland in 1847, he chose a site for a church at Tarraville. The church, designed by J.H.W. Pettit and surveyor George Hastings, was opened in 1856. Still standing near the Tarra River, it is an evocative reminder of the early settlement period when settlers began transplanting the institutions that they knew from Britain, replicating the architecture.

Selection lead to many new settlements and reserves for churches were gazetted, or land was donated by local parishioners for the purpose. Churches were built throughout the shire in the Anglican and Catholic, and Presbyterian and Methodists (later Uniting) denominations. Building churches was the result of a significant community effort, often in the acquisition of land, and in the construction and furnishing of the churches.

This place is associated with the following themes from the *Wellington Shire Thematic History* (2005):

9. Developing Cultural Institutions and Way of Life

- 9.1 Religion

Place history

The Boisdale Methodist Church commenced holding services c1900 in the school house on Football Lane (BHG) before both the Presbyterian and Methodist congregations held services at the Boisdale Public Hall when it opened in 1904 (*Gippsland Times*, 11 Sep 1933:6; *Maffra Spectator*, 10 May 1909:2; Vic Places). The Presbyterian and Methodist parishioners in Boisdale were joined in a united choir from at least 1911 (*Maffra Spectator*, 10 Aug 1911:3).

The existing church at the southern end of the town of Boisdale was built in 1921 on land donated by Mrs Askin Foster to the Presbyterian Church. Following a meeting with the Presbyterian and Methodist clergy and local parishioners, it was decided that the church would be built to serve both denominations, with both denominations funding the build (BDPA & BDHG, 2011). A 'standard plan' was prepared by the Assembly's Architectural Committee (*Maffra Spectator* 12 Jul 1920:4) and in June 1921, builder Leo Little won the tender to construct the church, which was officially opened on 25

January 1922 (BDPA & BDHG, 2011). The church appears to continue to hold services until recently, but was sold to a local artist in 2016 (MDHS facebook page).

Sources

Boisdale History Group (BHG), collection: historical information and photos generously provided by Helen Montague, provided April 2016.

Boisdale & District Progress Association Inc. (BDPA) & Boisdale & District History Group (BDHG) (2011), 'Historic Boisdale Township' pamphlet (duplicated on plaques in town). Sourced from Roy W. Powell (1968), *Back to Boisdale*.

Context Pty Ltd (2005), *Wellington Shire Heritage Study Thematic Environmental History*, prepared for Wellington Shire Council

Fletcher, Meredith & Linda Kennett (2005), *Wellington Landscapes, History and Heritage in a Gippsland Shire*, Maffra.

Gippsland Times

Maffra Spectator

Victorian Places (2014), 'Boisdale', <<http://www.victorianplaces.com.au/>>, accessed 12 Dec 2015.

Maffra & District Historical Society (MDHS) facebook page.

Description

This section describes the place in 2016. Refer to the Place History for important details describing historical changes to the physical fabric.

The 1921 church is located at the southern end of the main street of Boisdale. The church was built during the Interwar period and reflects the Arts and Crafts architectural style.

Figure D1. The church is set back in a small lot, with mature exotic trees on the southern boundary. The weatherboard church is rectangular in plan with an entrance porch at the centre of the facade. The 1921 church is in fair-poor condition but retains a very high level of integrity.

In the far north-west corner of the lot is a small weatherboard outhouse. The stumps of mature exotic trees (probably Monterey pines or cypresses) remain along the rear boundaries, indicating earlier landscaping elements since removed.

Figure D2. The gabled roof is clad with lapped corrugated iron with one long vent to the ridge. The gabled-ends have simple decorative lobed bargeboards, and a turned timber finial at the apex of the gable, which extends below to a pendant, attached to a cross beam. The small entrance porch has a gabled roof and a pair of timber framed and ledged doors on its south side. The unique windows to the nave and porch have square-headed, moulded frames with a plain sill; set within is a semicircular-arched window. The windows to the facade and porch have a single-pane of coloured glass.

Figure D3. The side elevations comprise three tall windows, with small vents in-between. The windows to the nave have clear glass in three parts; the top portion being a round arched hopper window (not all are original).

To the rear (west) of the church is a later skillion-roof weatherboard addition (which is not significant) with groups of square-headed windows with one-over-one double hung sash windows. An entrance door is located off its north elevation.

Figure D4. The interior of the nave is entirely lined with timber boards (overpainted in white) with a coved ceiling, metal trusses and decorative timber trusses. Round decorative cast iron (?) vents are located in the ceiling with the metal trusses supported through the middle of them.



Figure D1. The church is set back in a small lot, with mature exotic trees on the southern boundary. The weatherboard church is rectangular in plan with an entrance porch at the centre of the façade and the WC is on the far right of the photo.



Figure D2. The gabled roof is clad with lapped corrugated iron and both the gabled-ends have simple lobed bargeboards, and a turned timber finial and pendant attaching to a horizontal member below. The entrance porch has a gabled roof and a pair of timber framed and ledged doors on the south side. The unique windows to the façade and porch have a single-pane of coloured glass.



Figure D3. The side elevations comprise three tall windows, with small vents in-between. The windows to the nave have clear glass in three parts; the top portion being a hopper window. The central window has an open hopper in the photo above (not all windows are original). To the rear of the church is the later skillioned-roof addition which is not significant.



Figure D4. The timber-lined interior of the church with its covered ceiling, metal trusses, decorative metal ceiling vents and decorative timber trusses. (BHG).

Sources

All photos taken in 2015 by Heritage Intelligence Pty Ltd as part of Wellington Shire Stage 2 Heritage Study.

Boisdale History Group (BHG), collection: photos generously provided by Helen Montague, provided April 2016.

Comparative analysis

Arts & Crafts

During the Federation and Interwar eras (c1890 to 1944), the Arts and Crafts style was very popular in most small communities in Victoria, particularly for halls and churches, as it achieved an aesthetically picturesque building, using local materials, usually timber, for low cost. As many hand crafted embellishments as desired, or that could be afforded, could be applied to the basic rectangular plan forms with steeply pitched gable roofs. Furthermore, these decorative features were able to be created by local carpenter craftsmen or builders and therefore, they often took advantage of their particular individual skills. Earlier, in the Victorian era (1840s to 1890) similar picturesque styled churches and halls were built, but they are usually distinguished from the later eras, with gothic styled elements. The interiors of the Boisdale and Cowwarr timber churches are timber lined, and two of them have retained the unpainted linings, but the Boisdale one has been overpainted in white.

BOISDALE: There are only two church buildings in Boisdale, and both are timber Interwar Arts and Crafts buildings. St George's Anglican Church was originally built in 1924 as a memorial church in Llowalong and moved to Boisdale in 1953. Therefore the former 1921 Boisdale Uniting Church is the earliest church built in Boisdale; it is a typical example of an Interwar Arts and Crafts building but has unique timber framed round headed windows and it has very high level of integrity.

BRIAGOLONG: There are three church buildings in Briagolong, two are red brick buildings while the 1874 Uniting Church is the only timber church in the town, designed in the Victorian Arts and Crafts style. The Briagolong Uniting Church was built almost 50 years earlier than the Boisdale Uniting Church (1921), but it is very altered in comparison to the timber church in Boisdale, which has very high integrity.

COWWARR: There are only two buildings built as churches in Cowwarr, one being the modest timber Christ Church built in 1901 which is now a privately owned interdenominational church. It is the only timber church in the town and retains a very high level of integrity, designed in the Federation Carpenter Gothic style. The interior of this building is lined entirely with unpainted red pine with excellent carpentry and integrity. The other building is a substantial brick rendered Catholic Church, with brick vestry and timber hall.

Management Guidelines

Whilst landowners are not obliged to undertake restoration works, these guidelines provide recommendations to facilitate the retention and enhancement of the culturally significant place, its fabric and its setting, when restoration works or alterations to the building are proposed. They also identify issues particular to the place and provide further detailed advice where relevant. The guidelines are not intended to be prescriptive and a pragmatic approach will be taken when considering development proposals. Alternative approaches to those specified in the guidelines will be considered where it can be demonstrated that a desirable development outcome can be achieved that does not impact on a place's heritage integrity.

1. **Setting** (views, fencing, landscaping, paths, trees, streetscape)
 - 1.1. Retain clear views of the front section and side elevations from along Main street.
 - 1.2. Ensure signs and services such as power poles, bus shelters, signs, etc are located so that they do not impact on the important views.

1.3. New interpretation storyboards, should be placed to the side of the building not directly in front of it.

1.4. Paving

1.4.1. For Interwar era historic buildings, appropriate paving could be pressed granitic sand, asphalt or concrete. If concrete is selected, a surface with sand-coloured- size exposed aggregate would be better with the Arts and Crafts style.

2. Additions And New Structures

2.1. New structures should be restricted to the rear of the property as shown in the blue polygon on the aerial map. The skillion roofed extension at the rear is not significant and can be demolished.

2.2. The WC building could be adapted for a new purpose (e.g. a garden shed) and relocated on the site, if necessary.

1.1. Sympathetic extensions are preferred. E.g. New parts that are in the same view lines as the historic building as seen from Main Street, should be parallel and perpendicular to the existing building, no higher than the existing building, similar proportions, height, wall colours, steep gable or hip roofs, rectangular timber framed windows with a vertical axis, but parts not visible in those views could be of any design, colours and materials.

1.2. If an extension is to have a concrete slab floor, ensure it will not reduce the air flow under the historic timber building.

1.3. Avoid hard paths against the walls. Install them 500mm away from the walls and 250mm lower than the ground level inside the building. Fill the gap between the path and the wall with very coarse gravel to allow moisture to evaporate from the base of the wall.

1.4. New garden beds

1.4.1. These should be a minimum of 500mm from the walls, preferably further, and the ground lowered so that the finished ground level of the garden bed is a minimum of 250mm lower than the ground level which is under the floor, inside the building. Slope the soil and garden bed away from the building, and fill the area between the garden bed and walls, with very coarse gravel up to the finished level of the garden bed. The coarse gravel will have air gaps between the stones which serves the function of allowing moisture at the base of the wall to evaporate and it visually alerts gardeners and maintenance staff that the graveled space has a purpose. The reason that garden beds are detrimental to the building, is by a combination of: watering around the base of the wall and the ground level naturally builds up. The ground level rises, due to mulching and leaf litter and root swelling, above a safe level such that it blocks sub floor ventilation, and the wall is difficult to visually monitor on a day to day basis, due to foliage in the way.

1. Accessibility

1.1. Ramps

1.1.1. Removable ramp construction

1.1.1.1. A metal framed ramp which allows air to flow under it, to ensure the subfloor vents of the building are not obstructing good airflow under the floor which will allow the wall structure to evaporate moisture and reduce termite and rot attack to the subfloor structure.

1.1.1.2. If it is constructed with the concrete next to brick walls this may cause damp problems in the future.

1.1.1.3. Ensure water drains away from the subfloor vents, and walls and any gap between the wall and the ramp remains clear of debris. Insert additional sub floor vents if the ramp has blocked any of them.

1.1.1.4. The hand rails on the ramp should not be a feature, which would detract from the architecture. Plain thin railings painted in the same colour as the walls, so that they blend in, would be appropriate.

1.2. Metal bannisters may be installed at the front steps. They are functional and minimalist and they have a minor visual impact on the architecture and therefore they are a suitable design for an accessible addition.

3. Reconstruction and Restoration

If an opportunity arises, consider restoring and reconstructing the following:

3.1. Roofing, spouting and down pipes

3.1.1. Use galvanised corrugated iron roofing, spouting, down pipes and rain heads.

3.1.2. Do not use Zinalume or Colorbond.

3.1.3. Use ogee profile spouting, and round diameter down pipes.

3.2. Fences

3.2.1. Construct a timber picket fence 1.4m high or lower, across the front boundary.

3.3. Paint and Colours

3.3.1. It is recommended to paint the exterior of the building using original colours (paint scrapes may reveal the colours) to enhance the historic architecture and character.

1. Care and Maintenance

1.1. Key References

1.1.1. Further assistance is available from the Shire's heritage advisor.

1.2. Joinery

1.2.1. The original external timber doors and windows require careful repair and painting. It is important to repair rather than replace when possible, as this retains the historic fabric.

1.3. Roofing, spouting and down pipes

1.3.1. Use galvanised corrugated iron roofing, spouting, down pipes and rain heads. It is preferable to use short sheet corrugated iron and lap them, rather than single long sheets, but it is not essential.

1.3.2. Do not use Zinalume or Colorbond.

1.3.3. Use Ogee profile spouting, and round diameter down pipes.

4. Water Damage

4.1. Various timbers are rotting and this is entirely due to a lack of timely maintenance. In particular, the gutters are corroded which has allowed a lot of water to splash and pool around the building, the paint is peeling off and not providing protection for the timber, the sub floor ventilation is blocked by a build up of the ground level.

4.2. Always remove the **source** of the water damage first.

4.3. This may involve the lowering of the ground outside so that it is lower than the ground level inside the building under the floor, installation of agricultural drains, and running the downpipes into drainage inspection pits instead of straight into the ground. The reason for the pits is that a blocked drain will not be noticed until so much water has seeped in and around the base of the building and damage commenced (which may take weeks or months to be visible), whereas, the pit will immediately fill with water and the problem can be fixed before the floor rots or the building smells musty.

4.4. Damp would be exacerbated by watering plants near the walls.

4.5. Ensure good subfloor ventilation is maintained at all times to reduce the habitat for termites and rot of the subfloor structure. Subfloor ventilation is critical. Check that sub floor vents are not blocked and introduce additional ones if necessary. Ensure the exterior ground level

is 250mm or more, lower than the ground level inside the building. Good subfloor ventilation works for free, and is therefore very cost effective. Do not rely on fans being inserted under the floor as these are difficult to monitor, they will breakdown as they get clogged with dust, etc, and there are ongoing costs for servicing and electricity.

5. Services

5.1. Ensure new services and conduits, down pipes etc, are not conspicuous. To do this, locate them at the rear of the building whenever possible, and when that is not practical, paint them the same colour as the building or fabric behind them or enclose them behind a screen the same colour as the building fabric, that provides adequate ventilation around the device.

6. The following permit exemptions for the interior are recommended.

- 6.1. Installation, removal or replacement of projection and sound equipment, providing they do not adversely impact on significant elements, or involve structural alterations.
- 6.2. Painting of previously painted walls and ceilings in appropriate heritage colour schemes, provided that preparation or painting does not remove evidence of any original paint or other decorative scheme.
- 6.3. Installation, removal or replacement of carpets and/or flexible floor coverings.
- 6.4. Installation, removal or replacement of screens or curtains, curtain tracks, rods and blinds, other than where structural alterations are required.
- 6.5. Installation, removal or replacement of hooks, nails and other devices for the hanging of mirrors, paintings and other wall mounted art works.
- 6.6. Removal or replacement of non-original door and window furniture including, hinges, locks, knobsets and sash lifts.
- 6.7. Installation, removal or replacement of ducted, hydronic or concealed radiant type heating provided that the installation does not damage existing skirtings and architraves and that the central plant is concealed.
- 6.8. Installation, removal or replacement of electric clocks, public address systems, detectors, alarms, emergency lights, exit signs, luminaires and the like on plaster surfaces.
- 6.9. Installation, removal or replacement of bulk insulation in the roof space.
- 6.10. Installation of plant within the roof space, providing that it does not impact on the external appearance of the building or involve structural changes.
- 6.11. Installation of new fire hydrant services including sprinklers, fire doors and elements affixed to plaster surfaces.
- 6.12. Installation, removal or replacement of electrical wiring.

Resources

Wellington Shire Heritage Advisor

These following fact sheets contain practical and easy-to-understand information about the care and preservation of war heritage and memorabilia commonly found in local communities across Victoria. They can be downloaded at <<http://www.dpc.vic.gov.au/index.php/veterans/victorian-veterans-virtual-museum/preserving-veterans-heritage/preserving-war-heritage-and-memorabilia>>:

- Finding-the-right-conservator-tradespeople-and-materials
- General-Principles
- Useful-resources-and-contacts.

NOTE: The blue shaded area is the preferred location for additions and new development:



KEY

- Recommended for Heritage Overlay
- Title boundary

**Boisdale Uniting Church
1 Main St, Boisdale**

Project: Wellington Shire Stage 2 Heritage Study
Client: Wellington Shire Council
Author: Heritage Intelligence Pty Ltd
Date: 12/2/16