

Street Address	Victoria Parade, North, South, East and West
GPS/RPD	Lots 22-23 of SP144276; Lots 24-26 of SP199973; Lot 101 C3281; Rd Reserve, Victoria Parade (S, W, N, E)
Place Type	Historic, Archaeological, Built, Natural



(Department of Environment and Science 2018)



Emerald Fringe (Southern Foreshore)

Condition	Good	Integrity	Good
Statutory Listings	Local Heritage Place		
Non-Statutory Listings	No current listing		
Inspection Date	19/12/2018		

Historical Context

Coochiemudlo Island is located in the southern part of Moreton Bay with its southwest side approximately 900m from Victoria Point on the mainland. The island was originally known as *Kutchi Mudlo* (or 'Red Stone'), by the traditional owners, after the red volcanic rock that forms cliffs at the southwest side of the island. The red ochre obtained from these cliffs was used for ceremonial purposes. The island, which has permanent fresh water sources, was also a source of food.

The Emerald Fringe of Coochiemudlo Island is an area of land encircling Coochiemudlo Island which was surveyed in stages from 1885-1962 as an esplanade. The first survey was conducted in 1885 by George Thomas McDonald and it was then that the Victoria Park esplanade was surveyed, acting as a buffer between the high-water mark and the land allotments.

The historical surveying of an esplanade encircling Coochiemudlo Island resulted in a distinctive aspect of Redland's pattern of residential development; unlike other inhabited islands in Moreton Bay, private residences were not built on the foreshore. Prominent resident and farmer Doug Morton built much infrastructure on the island, predominantly jetties and paths to accommodate for his farm becoming a tourist attraction with many visitors being transported across. The following is a list of remnant structures, paths or buildings built by Morton, some of which are included in Redland City Council's Heritage Schedule (Schedule 7 of the *Redland City Plan 2019*):

- Timber jetty at southwest tip of island used for visitor access.
- Jetty south of Morton farmhouse used for shipping produce. Path from jetty leads to Victoria Parade South (Place ID 45).
- Set of steps on the west side of island which steps down the slope from Victoria Parade West (Place ID 47).
- Golf course established below the farm which was used as a campsite in WWII for the Royal Australian Engineers of the Water Transport Group. Some remnants and a plaque exist on the golf course.

These remnants are evidence of the development of local tourism on the island and broader Redlands area throughout the 20th century. Farming ended on Coochiemudlo in c.1960 when the Morton's sold their farm. In 1962, Redland Shire Council took over management of the island and subsequent re-portioning and gazetting of land occurred, along with road infrastructure works. The island's population grew during the 1960s-1970s with more roads formed and houses constructed. The insertion of town water and electricity in the 1970s aided to this boost in population. Improved transport to the island and new jetties also meant that more people were becoming permanent residents rather than 'weekenders'.

Coochiemudlo's Emerald Fringe has become a source of identity and a point of difference for the island's residents, who value its natural, indigenous and aesthetic values, and the sense of serenity and privacy from the outside world that it offers. During the 2000s, most of the remainder of the esplanade was converted to recreation and environmental reserve. The area behind Main Beach has a car park between the jetty and the boat ramp, and also contains open areas with day visitor infrastructure, such as toilet blocks and picnic shelters.

Sunday markets are held in this area. There are also small open areas, and some tourist infrastructure, within the Emerald Fringe on the northern and eastern sides of the island. The Emerald Fringe provides privacy for the island residents, and visitors and residents value its flora, fauna and aesthetic appeal. [1]

Physical Description

Coochiemudlo Island is a land island of approximately 130ha, located in southern Moreton Bay approximately 900m northeast of the mainland Redland City suburb of Victoria Point. The southern, eastern and northern sides of the island have sand beaches backed by coastal vegetation, while the mainland-facing western side is predominantly mangrove forest.

The Coochiemudlo Island Emerald Fringe has an area of approximately 42ha and is a connected series of vegetated recreation, environmental, and road reserves encircling the perimeter of Coochiemudlo Island between the high-water mark and privately-owned commercial and residential allotments.

The Emerald Fringe vegetation is abundant and almost completely screens any built development on the island from the water. It includes cypress, coastal banksia, coastal hibiscus, tuckeroo, and other eucalyptus. Victoria Parade, a narrow bitumen and concrete road with no curbing, channelling, or footpath runs along the majority of the island in the inner edge of the reserve.

Statement of Significance

The Emerald Fringe of Coochiemudlo Island is a locally significant place which embodies historic and aesthetic values. The area consists of land encircling Coochiemudlo Island, surveyed in stages from 1885-1962 as an esplanade and now consisting of a mix of road, recreation, public hall, and environmental reserves. This area is collectively a rare example of the process or activity of surveying reserves or esplanades along coastal land for road purposes; a process which has had a demonstrated effect on the evolution and pattern of development of Redland's history.

Criteria A	The place is important in demonstrating the evolution or pattern of the region's history.
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The Emerald Fringe of Coochiemudlo Island is important in demonstrating the evolution of Redland's history, as an area of land encircling Coochiemudlo Island, surveyed in stages from 1885-1962 as an esplanade. The area now consists of a mix of road, recreation, public hall, and environmental reserves. Coochiemudlo Island resulted in a distinctive aspect of Redland's pattern of residential development; unlike other inhabited islands in Moreton Bay, private residences were not built on the foreshore. The Emerald Fringe contains the remnants of tourism infrastructure (possible tramway remnants, a cutting, lookout site) associated with visitation to the Morton's fruit farm in the island's interior. These remnants provide evidence of the development of local tourism in the Redlands area during the twentieth century.

Criteria E	The place is important to the region because of its aesthetic significance.
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The Emerald Fringe contains sections of diverse, vegetated coastal environment that exhibit natural aesthetic beauty and picturesque attributes of significance to the Redlands. Collectively, the area of land encompassing the Emerald Fringe creates the visual impression of an uninhabited island by largely screening the residential development of the island's interior. The natural beauty of the Emerald Fringe has been represented in art works, images and written expressions by local residents and visitors.

Criteria G	The place has a strong or special association with a particular community or cultural group for social, cultural or spiritual reasons important to the region.
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The Emerald Fringe of Coochiemudlo Island is highly valued by the island's residents and other members of the Redland's community for its aesthetic qualities, flora, fauna and other environmental values, and as a site used for recreation, social and cultural events.

Primary Themes

2.0 Exploiting, Utilising and Transforming the Land	2.01 Exploring, surveying and mapping the land
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References

[1] Department of Environment and Science. "Heritage Recommendation: Emerald Fringe of Coochiemudlo Island." 13 November 2018.

50 - COOCHIEMUDLO ISLAND: Emerald Fringe



Monwong Beach, looking west (DES, 2018)



Main Beach looking west from Jetty (DES, 2018)