



HERITAGE COUNCIL OF NSW

MEETING MINUTES – Approvals Committee

Tuesday, 2 May 2023 | 9:00– 11:45 AM

Via Teleconference

ATTENDANCE	
MEMBERS	
Mr Ian Clarke	Chair
Dr Nicholas Brunton	Deputy Chair
Mr David Burdon	Member
Ms Vanessa Holtham	Member
Dr Danièle Hromek	Member
Ms Julie Marler	Member
Mr David McNamara	Member
Mr Bruce Pettman	Member
Mr Frank Howarth	Heritage Council Chair / Alternate Member
APOLOGIES	
Ms Caitlin Allen	Member
EXTERNAL PRESENTERS	
Mr Andrej Stevanovic	Owner - Project Director, Infrastructure NSW (item 2.1)
Ms Camilla Block	Architect - DBJ Architects (item 2.1)
Mr Vidhu Gandhi	Heritage Consultant - Curio Projects (item 2.1)
Dr Natalie Vinton	Heritage Consultant - Curio Projects (item 2.1)
HERITAGE NSW STAFF	
Mr Tim Smith	Director Heritage Assessments
Mr Rajeev Maini	Manager Assessments, Heritage Assessments South (item 2.1)
Ms Mariyam Nizam	Snr Assessments Officer, Heritage Assessments South (item 2.1)
Mr Michael Ellis	Manager Assessments, Heritage Assessments North (item 3.1)
Ms Tempe Beavan	Snr Assessments Officer, Heritage Assessments North (item 3.1)
Ms Elizabeth Thomas	Senior Secretariat Officer

1. Welcome and formalities

The Chair, Ian Clarke, opened the meeting at 9:00 AM.

- The Chair delivered an Acknowledgement of Country and welcomed attendees.
- Apologies were accepted from Caitlin Allen.
- It was confirmed that quorum had been met.

1.1 Conflict of Interest Declarations

Members were asked to raise any conflicts of interest with items on the agenda.

In relation to *Item 2.1 SSD - Powerhouse Ultimo*, members declared the following potential conflicts of interest:

- David Burdon - National Trust employee
- Bruce Pettman - current member of the National Trust Board
- Danièle Hromek - previously participated in a design review panel for the Concept DA and currently consulting on a separate project
- Vanessa Holtham - previous involvement in a review of the supporting CMP for the City of Sydney

The Committee agreed that these members may participate in the discussion but will not be included in any formal decisions or resolutions to be made in relation to this item.

Moved by Nicholas Brunton and seconded by Julie Marler
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No further conflicts were declared.

1.2 Out of Session Activity

There was no business conducted out of session since the previous ordinary meeting.

1.3 Minutes from Previous Meeting – 4 April 2023

Resolution 2023-18
The Heritage Council Approvals Committee: 1. Confirms the minutes of the previous ordinary meeting (Tuesday, 4 April 2023), as a complete and accurate record of that meeting.
Moved by Nicholas Brunton and seconded by Vanessa Holtham

1.4 Action Report

The Committee noted the action report and further actions requested.

- *Pre-DA Maitland Gaol Activation Project*: Heritage NSW to arrange for a design workshop to be held together with Maitland City Council (MCC) and a subset of AC members.

2. External Presentation

2.1 SSD – Powerhouse Ultimo (SHR 02045) and former Ultimo Post Office Building (SHR 00502)

The Committee received a presentation from Infrastructure NSW (Owner), Camilla Block (Architect), Vidhu Gani (Heritage Consultant) and an assessment from Mariyam Nizam, Heritage NSW for the detailed design phase (Stage 2) of the Powerhouse Ultimo and the former Ultimo Post Office Building SSD proposal.

Key points:

- Design considerations were presented including heritage interpretation, the Goods Line and new entry, retention of views and heritage sightlines, wayfinding and connectivity across the site, landscaping, functional organisation for the museum operations and various curatorial displays
- The design aims to reflect the geography of the escarpment and takes architectural inspiration from Connection with Country as well as reflecting the various historic built forms on the site
- Curio are leading the ACH assessment and the Powerhouse's First Nations Director has been involved throughout the design process including the development of the consultation guidelines for the initial concept design and the ACH management plan
- The CMP prepared for the project has a distinct and intentional focus on the preinvasion history of the site and place and the foundational document used to inform the design competition
- Options to use recycled materials and existing materials from the site are being worked through and the introduction of any new materials will be designed to appear as new and contemporary
- A range of interpretative devices are being explored including insitu permanent heritage interpretation to recognise the historical layout of buildings, as well as publications and exhibitions to tell the layered history of the site
- The design intention is to create flexible spaces that allow for more vibrant and quicker turnaround of exhibits

The Committee provided feedback on the design elements and noted that their comments will also form part of the delegated Heritage NSW agency response to the EIS which is forthcoming.

- Members emphasised the importance of the heritage interpretation plan and strategy and noted that:
 - Heritage interpretation will assist with the readability of the buildings
 - A suite of interpretative elements and way finding should be used to acknowledge the past uses of various buildings, including the museum's early phases
 - The Wran Building is one of few remnant examples of 1980s built form and design, and interpretation and acknowledgement of this item will be critical
- Members queried the extent and nature of First Nations engagement undertaken to date as part of the SSD process and emphasised the need to engage with the local First Nations community, not just First Nations consultants.
- The connectivity and challenges associated with the various elevations across the site were discussed, and members highlighted the need to make disabled access a pleasing and easily navigable experience
- The Committee noted that defining the entry and access to the public building will be critical to celebrating the Goods Line
- Form and function need to be carefully considered with the museum collection of prime importance to the design outcomes

The Committee thanked iNSW and the design team for the presentation.

Members held a broader discussion on the consultation process for SSD proposals and where possible, encourage early engagement with the committee to inform the design thinking and to enable integration of heritage interpretation.

Resolution 2023-19

The Heritage Council Approvals Committee:

1. **Notes** the contents of the paper prepared by Heritage NSW and the presentation by the applicant.
2. **Notes** the SSD proposal is for a significant development and the Heritage Council has no approval role under the Heritage Act.
3. **Notes** the Wran Building is not currently listed as a State Significant Heritage or Local Item, although it does have architectural merit as an item of late 20th century architecture. The broader question of state significance is not a matter to be considered by the Approvals Committee.
4. **Provides** the following initial comments to be incorporated as part of the Heritage NSW agency response to the Department of Planning and Environment:
 - a. The form and function need to be carefully considered and the detailed application should clearly demonstrate the ability to adequately accommodate the museum's operations and curatorial display
 - b. Need to engage with the local community and traditional owners to integrate the technical design elements with the Connection with Country
 - c. Further consider the hierarchy of entries and landscape transitions throughout the site with disability access a priority
 - d. Heritage interpretation of the history of the site and built form will be critical and the Committee requests further input as the interpretation plan develops
5. **Welcomes** further opportunities to provide comments on the detailed design as it develops.

Moved by David McNamara and seconded by Julie Marler

Frank Howarth left the meeting.

3. Heritage NSW presentations

3.1 Tanilba House and the Temple (SHR 00029)

The Committee received a report from Tempe Beavan and Michael Ellis, Heritage NSW, in relation to the proposed integrated development application for the Torrens title subdivision within the SHR curtilage of Tanilba House and The Temple.

Heritage NSW sought the committee's views on the proposal for Torrens title subdivision of one into two lots and whether it would detrimentally impact the significance of the item.

Members were concerned that any subdivision would impact the SHR curtilage, cultural landscape elements and potentially impact the convict wall to allow for utility and services required for any new dwelling.

The *Subdivision Policy of the Heritage Council of NSW* requires consideration of the development associated with the subdivided land and to properly assess the heritage impacts, further information on the likely use, scale and built form proposed for development would be required.

Further research would also be required to determine the First Nations values for the site and to confirm the historical nature of the convict wall.

The Committee thanked Heritage NSW for the comprehensive report.

Resolution 2023-20

The Heritage Council Approvals Committee:

1. **Notes** the information provided in the report provided by Heritage NSW, including all the attachments.
2. **Note** that Tanilba Bay is likely significant to its Traditional Owners, so further archaeological evidence and First Nations understanding of tangible and intangible heritage would be required in any proposal.
3. **Notes** that Tanilba House is a remnant significant colonial and convict location, and the original land grant has already been significantly subdivided.
4. **Notes** that the proposal does not comply with the *Heritage Council Subdivision and NSW State Heritage Register Items Policy*.
5. **Refuses** to grant the General Terms of Approval for the proposal for Torrens title subdivision of one into two lots located within the SHR Curtilage of Tanilba House and The Temple as it would detrimentally impact the significance of the item.
6. **Notes** that, while Subdivision of Lot 2 is not supported, a dwelling on Lot 2 may be considered, subject to the nature of any proposal.

Moved by Nicholas Brunton and seconded by David McNamara

4.0 General Business

4.1 Forward agenda

The Committee noted the forward agenda.

5.0 Meeting Close

There being no further items of business, Ian Clarke, Chair, declared the Approvals Committee meeting closed at 11:45 AM.



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Mr Ian Clarke

Chair, Heritage Council Approvals Committee

Date: 6 June 2023