



HERITAGE COUNCIL OF NSW

OUT OF SESSION MEETING MINUTES – 505

11 August 2022 | 12:30 PM – 1:30 PM

Via teleconference

ATTENDANCE

Members

Mr Frank Howarth AM PSM	Chair
The Hon Robyn Parker	Deputy Chair
Mr Nicholas Brunton	Member
Mr Ian Clarke	Member
Mr Paul Knight	Member
Dr Brian Lindsay	Member
Ms Colleen Morris	Member
Ms Vanessa Holtham	Member
Mr Dillon Kombumerri	Observer

Apologies

Mr Brett Whitworth	Member
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External Presenters

Mr David Burdon	Director Conservation, National Trust of Australia (NSW)
Ms Jane Alexander	Advocacy Manager, National Trust of Australia (NSW)
Ms Charlotte Anlezark	National Trust of Australia (NSW)
Mr Bernard Kelly	President, Millers Point Community Resident Action Group
Mr Martin Crabb	Member, Millers Point Community Resident Action Group
Ms Anne Crabb	Member, Millers Point Community Resident Action Group
Mr Shane Jolly	General Manager, The Langham, Sydney
Ms Lucy Langley	Associate, GYDE (Planning Consultant)

Heritage NSW

Ms Elizabeth Owers	A/Executive Director
Mr Tim Smith	Director Assessments
Mr Rajeev Maini	Manager Assessments

Secretariat

Ms Olgica Lenger	Manager Secretariat
Ms Elizabeth Thomas	Senior Secretariat Officer

Welcome and Formalities

The Chair, Frank Howarth, opened the out of session meeting at 12:34 PM, delivered an Acknowledgment of Country and welcomed attendees.

The Chair noted the apologies and confirmed that a quorum had been met.

Conflict of Interest Declarations

There were no conflicts of interest declared for this meeting.

Item 1. Central Barangaroo Modification 9 Application and Concept Plan Approval MP06-0162

The Heritage Council noted the reports provided at their previous meeting held 3rd August 2022 and welcomed representatives from The National Trust of Australia (NSW), Millers Point Community Resident Action Group and The Langham, Sydney who presented their views on the Central Barangaroo development proposal.

The National Trust of Australia (NSW)

The National Trust reflected on some of the early history of the area and in particular highlighted the heritage significance of Observatory Hill and importance of its views to the west, sightlines to and from South Head and Hunters Hill, as well as in the round, which have remained intact over 200 years of development.

The National Trust noted the highly significant and numerous SHR and LEP listings in and around Millers Point and the Dawes Point precinct and the significant urban cultural landscape in which land, water, nature and culture are interconnected.

The National Trust suggested that the concept plan should be considered a new proposal, rather than a modification and felt that the development is likely to have more than a moderate impact on the surrounding precinct.

The Langham, Sydney

The Langham highlighted their concerns around the potential impacts on the culture and heritage of the Millers Point precinct, the loss of western harbour views from the hotel accommodation and function rooms and the visual impact on views from Peacock Point to Millers Point.

The Langham outlined the projected economic losses to the hotel and the broader Millers Point business community with forecast reduction in visitation to the heritage precinct.

Nicholas Brunton joined the meeting at 12:58 PM

Millers Point Community Resident Action Group (MPCRAG)

The MPCRAG outlined the key areas of their submission made to the Department of Planning and Environment (DPE) and noted they oppose the development and current approvals process.

The MPCRAG recommends that the proposal be determined by the Independent Planning Commission and fully consider the potential heritage impacts to Millers Point, Observatory Hill and Sydney Harbour and reflect urban design principles that protect the state and national heritage assets located in the area.

The MPCRAG noted the existing conditions of consent preserve the heritage sightlines of Millers Point and Observatory Hill and the current Statement of Significance addresses the layering and plateaus and protects the State Significant and LEP listings.

The Heritage Council

The Council thanked all the stakeholders for attending and presenting their views in a comprehensive and informative manner.

The Council noted that they do not have an approval role in relation to this proposal but will work with Heritage NSW to prepare a joint submission to DPE as part of the public exhibition process.

Resolution 2022-27

The Heritage Council of NSW resolved to:

1. **Thank** the National Trust of Australia (NSW), The Langham, Sydney and Millers Point Community Resident Action Group for their presentations to the Council.
2. **Note** the importance of Observatory Hill to Aboriginal people pre settlement, to the early colonists of Sydney for time setting and astronomy, and to modern Sydney through both Observatory Hill and Millers Point as one of the most significant heritage precincts in the City.
3. **Note** that the proposal is likely to adversely affect one of the most significant heritage precincts in the country with (possibly) the highest concentration of listed items - Millers Point contains in excess of 100 State and 60 locally listed items. The peninsula provides a rare opportunity to understand and appreciate such a large and intact collection of very significant heritage items. The proposal directly and irreversibly compromises this.
4. **Note** that the State Heritage listed Millers Point and Dawes Point Precinct is a rare maritime harbourside precinct with vistas and glimpses of the harbour along its streets and over rooftops. An important aspect of its significance is the historic maritime connections between Millers Point and the waterfront. Its rows of terrace houses, which were specifically constructed for its dockside workers, its laneways and streets have retained the ability to demonstrate that way of life through a physical and visual connection to the harbour. The impact of the height, bulk and scale of the proposal on the significance of the precinct is unacceptable.
5. **Note** that Millers Point & Dawes Point Village Precinct is of state significance for its landmark qualities as a terraced sandstone peninsula, its most prominent landmark being the Sydney Observatory. The height of the proposed Tower Building exceeds the height of the domes of the Sydney Observatory and will have an unacceptable impact on views to the Observatory and its setting from the west and south-west. The tower may negatively impact panoramic views to the Observatory and its setting from key viewing points to the east and north-east and these have not been adequately assessed.
6. **Note** that the proposed envelopes depart significantly from the pre-existing approved envelopes, concept plan and the design and development principles for Barangaroo, and the Government's commitment to those controls, and prioritises private benefits over important State significant public heritage spaces.
7. **Advise** the Department of Planning and Environment of its strong objections to the proposed increase in building volumes and heights on the heritage values of Millers point and Observatory Hill and in particular, the sight lines and panoramas to and from those precincts.

Moved by Nicholas Brunton and seconded by Ian Clarke

Item 3. Meeting Close

There being no further items of business, the Chair, Frank Howarth, closed the meeting at 1:41 PM.



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Frank Howarth AM PSM
Chair, Heritage Council of NSW
Date: 7 September 2022