

## **MINUTES OF HERITAGE REFERENCE COMMITTEE HELD ON THURSDAY, 16 JUNE 2022**

Present: Councillor K Wheatley – Chairperson  
Councillor S Lennon – Deputy Chairperson  
Mr Robert Moore – National Trust member  
Ms Lorna Watt – Ku-ring-gai Historical Society member  
Mr Michael Gunn – Institute of Architects member  
Ms Zeny Edwards – Historian, Community Member

Staff Present: General Manager (John McKee)  
Director Strategy & Environment (Andrew Watson)  
Manager Urban & Heritage Planning (Antony Fabbro)  
Team Leader Urban Planning (Craig Wyse)  
Heritage Specialist Planner (Claudine Loffi)  
Urban Planner (Angela Smidmore)  
Student Planner (Emily Jacobsson)

Others Present: Mayor J Pettett  
Councillor A Taylor  
Councillor G Taylor  
Councillor B Ward

Apologies: Nil

*The Meeting commenced at 12:00 PM*

### **DECLARATIONS OF INTEREST**

No interests were declared.

### **MATTERS ARISING FROM PREVIOUS MEETING**

### **CONFIRMATION OF MINUTES**

#### **Minutes of Heritage Reference Committee**

File: CY00413/10

Meeting held 7 April 2022

Minutes numbered GB1-GB9 and OB1-OB2

### **RECOMMENDATION:**

That Minutes numbered GB1-GB9 and OB1-OB2 circulated to Councillors were taken as read and confirmed as an accurate record of the proceedings of the Meeting.

## **GENERAL BUSINESS**

### **Updates on previously reported matters**

File: S02792

*Vide: GB.1*

The Committee noted and discussed the National Trust heritage award received by Council for Tulkiyan interiors conservation.

The Committee noted the update on the heritage housekeeping planning proposal.

### **Heritage Home Grants 2022/23 - Allocation of funding**

File: S11080

*Vide: GB.2*

The Committee reviewed and recommended that Council proceeds with funding conservation works for 19 properties, as recommended in the presentation, conditional upon some variation to materials, colours or other details for appropriate conservation of significance. The Committee did not support funding works without the recommended variations, noting that in some cases this required an updated minor works application. The Committee recommended Council consider waiving fees for minor works applications.

The Committee recommended that funding should not be granted for works involving removal of significant original decorative details or replacement with different materials – relates to 24 Montah, Ave Killara concrete roof tiles and 14 Dangar St, Lindfield terracotta roof ridge capping. The Committee further noted that changes to materials would require an application to Council for development consent through a development application or minor works application.

For compliance issues with original materials as suggested by the applicant for 14 Dangar St, Lindfield for original concrete tiles, the Committee indicated further information would need to be provided to Council to demonstrate the non-compliance. For use of original materials with compliance issues, the Committee recommended a performance solution is specified for a practical solution with specialist certification, such as for improved sarking to prevent water ingress for low pitch tiled roofs.

The Committee recommended works retain and restore original materials and supplement with matching salvaged materials where possible, such as for new slate roofing.

The Committee recommended new materials and finishes match the original, including type of slates, roofing materials and colours. The Committee provided detailed recommendations for each application in this regard.

The Committee recommended that funding should not be granted for contemporary colour schemes for painting or roof cladding. Funding should be provided for the original colour schemes or a colour scheme appropriate to the architectural style. The Committee noted the importance and impact of colours appropriate to the building style for enhancing the architecture, not achieved by changing fashion in contemporary colours such as current greys. Traditional paint colours were selected to complement and emphasise wall materials, such as green for red brick. Corrugated iron roofs for modest timber houses were typically 'red oxide' or 'jasper', noting this also has better environmental performance than dark grey. Traditional paint colour scheme noted include Hugh Fraser's "Federation House" or "Colour schemes for Old Australian Houses" and others by Ian Evans et. al.

The Committee recommended some separate conservation works or precautions with the proposed works to ensure the conservation of the subject buildings and sites.

For 38 Cecil St Gordon, the Committee recommended an increase to the dollar-for-dollar grant to the maximum of \$5,000 to capture all essential roof repairs to this building in addition to proposed flashing repair to three chimneys. Further, the Committee encourages a future application to repair other building condition issues for this heritage item, particularly the damaged timberwork and shingles at the rear. Noting the urgency of these additional works and that this building is comprised of three strata owners, the Committee supports Council's consideration of a grant application within less than the ordinary 5 year limit per property.

The Committee noted the ineligible applications due to lacking necessary details on the works, such as a quote.

For the ineligible 25 Richmond Ave St Ives application, the Committee provided advice to assist with repairing the original apron tiles, where the owner indicates replacements cannot be sourced. The Committee believes the tiles are an original quarry tile from circa 1960s. The Committee recommended the applicant seek the original specification from the Conrad Gargett Riddel architectural firm that merged with the original architectural practice of Ancher Mortlock and Woolley in order to source replacements. Following the meeting, members provided further research and advice including an 1965 advert indicating that these Richmond Ave Pettit and Sevitt houses used "Coramic brand modular" tiles with "a semi-gloss finish" although in reference to the bathrooms and no reference to external tiling. Possible suppliers for the owner to contact to enquire about sourcing replacement tiles include The Discontinued Tile Factory at Peakhurst (may have closed), the Olde English Tile Shop, the Heritage Tile Co, or the Tessellated Tile Factory, all around Annandale, plus Academy Tiles at Artarmon. These suppliers have assisted other Pettit and Sevitt owners to source like tiles that are stored in superseded

boxes, are reproductions or sympathetic substitutes for tiles used in this homes.

## **OTHER BUSINESS**

### **Committee Minutes and Community members**

File: CY00413/9

*Vide: OB.1*

The Committee was advised about the new method of circulating and adopting minutes following meetings by email, as set out in the updated committee terms of reference.

The Committee noted that the community member applicants would be reviewed by the Council at its next meeting.

*The Meeting closed at 1:30pm*