



## HERITAGE COUNCIL OF NSW

### RESOLUTIONS – Approvals Committee

Tuesday, 4 March 2024 | 9:00 AM – 12:30 PM

via teleconference

<b>1.1 Conflict of Interest Declarations</b>
Nil
<b>1.2 Out of Session Decisions</b>
Nil
<b>1.3 Minutes from Previous Meeting – 4 February 2025</b>
<b>Resolution 2025-06</b>
The Heritage Council Approvals Committee: 1. <b>Confirms</b> the minutes of the previous ordinary meeting (Tuesday, 4 February 2025) as a complete and accurate record of that meeting, as amended.
Moved by Bruce Pettman and seconded by Caitlin Allen
<b>1.4 Matters Arising</b>
The Committee noted that on 20 February 2025, the Heritage Council appointed Alan Croker to the Approvals Committee and retired Vanessa Holtham from the Approvals Committee and appointed her to the State Heritage Register Committee.
<b>1.5 Action report</b>
The Committee noted the action report.
<b>2.1 Catherine Hill Bay Cultural Precinct (SHR 01828) IDA - PLS – community hub at Middle Camp – stage 1 of masterplan implementation</b>
<b>Resolution 2025-07</b>
The Heritage Council Approvals Committee: 1. <b>Notes</b> the significant values of the site as listed on the State Heritage Register. 2. <b>Recognises</b> the important opportunity for this site, as a key community facility, to respond to its context, the historic landscape and exhibit design excellence. 3. <b>Provides</b> the following comments to Lake Macquarie City Council about the Community Hub at Middle Camp – Stage 1 of the Masterplan: a. The development proposal to adopt a first principle <i>Connecting with Country</i> design approach. b. Undertake a rigorous site analysis that considers the evolution of the topography, landscape character, cultural context, views and vistas in order to inform the siting, form and scale of the various project elements.

- c. The built form should respond to the site's setting, character and topography, minimising hard surfaces, integrating native plantings, and using sustainable water-sensitive design instead of traditional kerb and gutter systems.
- d. Consider alternatives to reduce the visual impact of the Community Hub roof footprint on the landscape views.
- e. Consider reorienting the café to improve access from the main carpark and reduce the building's bulk.
- f. The Interpretation strategy needs to communicate the significance of the Catherine Hill Bay Cultural Precinct to the community including Aboriginal cultural heritage, the 'company town' development and its mining history.
- g. Demonstrate the analysis and how the proposal responds to the various historic roof forms in the precinct.
- h. Consider and aim to minimise the cumulative impact of this proposal within the context of the overall development of the precinct.

Moved by Caitlin Allen and seconded by Julie Marler

## 2.2 14-16 Trinity Ave, Millers Point (SHR 00911) s60 pre lodgement service – residential alterations and additions

### Resolution 2025-08

The Heritage Council Approvals Committee:

1. **Notes** the information provided in this summary paper.
2. **Notes** the information provided by the applicant with regard to the unique topographical nature of the site with the rear wing situated on a bedrock platform.
3. **Notes** that the proposal needs to consider the *Millers Point Guidelines* and provide justification as to why the proposal would be consistent with these guidelines.

4. **Provides** the following comments:

The proposal will need to include more information on the following:

- a. The need for fire separation at the upper levels and the proposed mitigation through use of design and materiality to address fire and safety risks
- b. Structural impacts on the existing building to support the new floor including details and dimensions of proposed connection between the primary terraces and the service wings behind each of them and any other original structural detail
- c. Planting elements and the purpose of screening to be in keeping with the precinct's character
- d. Explore opportunities to reduce the impact of the lantern
- e. Demolition plan, the existing floor plan and sections
- f. Detailed schedule of conservation works for both properties
- g. A statement of heritage impact to address non-compliance with the endorsed *Conservation Management Plan* and the *Millers Point Guidelines*
- h. A visual analysis identifying significant views to and from the items including analysis of the impact of the proposed roof pavilion to the rear of each terrace
- i. Consideration of the *Millers Point Archaeological Zoning Plan* and any potential archaeological impact
- j. Impact of proposed services.

Moved by Alan Croker and seconded by Bruce Pettman

### **3.1 Forward agenda**

The Heritage Council Approvals Committee noted the forward agenda.

### **Meeting Close**

There being no items of further business, the A/Chair, Nicholas Brunton, closed the meeting at 12:30 PM.

**Secretariat**  
**Heritage Council of NSW**