

3 Presentation of officer reports

3.4 Roseberry Street Heritage Assessment - Proposed deferral of consideration

Abstract

This report seeks a resolution to defer further consideration of the Roseberry Street Heritage Assessment until a future meeting of the Urban Planning Delegated Committee (UPDC) in 2022.

The UPDC will recall the following resolution made at its meeting on 4 October 2021 regarding the community heritage nomination for Roseberry Street, Hawthorn East:

- 1. Note the heritage assessment and peer review on the heritage value of Roseberry St, Hawthorn East undertaken by Context and Extent Heritage contained in Attachments 1 and 2, as annexed to the minutes;*
- 2. Note submissions from residents;*
- 3. Seek a further report addressing the viability of including the more intact section of Roseberry Street;*
- 4. Consider the report and any further submissions at the UPDC meeting on 6 December 2021.*

Following the meeting, officers invited residents of Roseberry Street and interested community members to provide additional written evidence to Council to support the community heritage nomination. Officers received the information from residents and interested parties on Friday, 29 October 2021, consistent with the earlier correspondence provided by officers.

The information provided by residents and interested parties is comprehensive and requires detailed consideration by Council's heritage consultants, Context and Extent Heritage. The information provided also notes both a heritage consultant, and a heritage historian and archaeologist, have been appointed by Roseberry Street residents and interested parties to provide additional written advice as soon as possible.

To allow sufficient time for consideration of the documentation provided, officers recommend deferring the presentation of a new report until early 2022.

Officers' recommendation

That the Urban Planning Delegated Committee resolve to:

1. Note the resolution made on 4 October 2021 by the UPDC with respect to consideration of a report and further submissions on the Roseberry Street Heritage Assessment at its meeting on 6 December 2021.
2. Receive a further report from officers on the heritage significance of Roseberry Street, Hawthorn East at a meeting in early 2022 rather than 6 December 2021.

Responsible director: Scott Walker, Director Urban Living

1. Purpose

The purpose of this report is to:

- Advise the Urban Planning Delegated Committee of the information received from residents of Roseberry Street, Hawthorn East and interested parties on Friday 29 October 2021.
- Seek a resolution to defer any further consideration of the Roseberry Street Heritage Assessment to a future UPDC meeting in early 2022.

2. Policy implications and relevance to community plan and council plan

Council Plan 2017-2021

The investigation of the heritage significance of Roseberry Street, Hawthorn East is consistent with the strategic objective to 'Protect the heritage and respect the character of the City to maintain amenity and liveability whilst recognising the need for appropriate, well-designed development for future generations' under Theme 4 - Neighbourhood Character and Heritage.

Boroondara Community Plan 2017-27

The Boroondara Community Plan 2017-27 sets out the 10 year vision for Boroondara's future based on values, aspirations and priorities important to the community.

The heritage assessment is consistent with Strategic Objective 4 of the Plan: *"Protect the heritage and respect the character of the City to maintain amenity and liveability while recognising the need for appropriate, well-designed development for future generations."*

Heritage Action Plan 2016

The Heritage Action Plan was adopted by Council on 2 May 2016 and establishes the framework to guide Council's heritage work program as it relates to the identification, protection, management and promotion of Boroondara's heritage assets.

The investigation of Roseberry Street, Hawthorn East is consistent with the following action of the Heritage Action Plan 2016:

- *H1 - Prepare and implement a heritage study of Hawthorn East as part of the municipal wide heritage gap study.*

Boroondara Planning Scheme

The heritage assessment of Roseberry Street, Hawthorn East is consistent with the objectives of the Planning Policy Framework (PPF) and Local Planning Policy Framework (LPPF). In particular it addresses the following Clauses:

- Clause 15.03-1 *Heritage Conservation* which seeks to ‘*ensure the conservation of places of heritage significance*’ by identifying, retaining and protecting places with identified heritage significance;
- Clause 21.04-5 - *Built Environment and Heritage* of the Municipal Strategic Statement which includes the objective ‘*to identify and protect all individual places, objects and precincts of cultural, aboriginal, urban and landscape significance*’; and
- Clause 22.03-2 Heritage Policy which seeks to ‘*preserve ‘significant’ heritage places, protecting all significant heritage fabric including elements that cannot be seen from the public realm*’.

Both the PPF and LPPF seek to ensure the Heritage Overlay is applied to protect places of heritage significance in the City of Boroondara where this can be justified through a heritage assessment.

Plan Melbourne 2017-2050

The identification, assessment and protection of places of local heritage significance are supported by Outcome 4 of *Plan Melbourne* which seeks to ensure that ‘*Melbourne is a distinctive and liveable city with quality design and amenity*’. Direction 4.4 recognises the contribution heritage makes to Melbourne’s distinctiveness and liveability and advocates for the protection of Melbourne’s heritage places.

Planning and Environment Act 1987

The investigation of the heritage significance of Roseberry Street, Hawthorn East is consistent with the objectives of planning in Victoria, in particular the objective detailed in Section 4(1)(d) of the *Planning and Environment Act 1987* (the Act), being:

To conserve and enhance those buildings, areas or other places which are of scientific, aesthetic, architectural or historical interest, or otherwise of special cultural value.

This means Council has a statutory obligation to continuously identify and protect places of heritage significance through the Heritage Overlay where the heritage significance can be demonstrated through a heritage assessment.

3. Background

Community nomination

On 29 July 2021, Council received a community nomination seeking the inclusion of Roseberry Street, Hawthorn East in the Heritage Overlay. Specifically, the nomination argued:

- Roseberry Street should be included in the Heritage Overlay as a precinct extension to Brickfields Environs Precinct (HO841 interim control, Amendment C308boro);
- Roseberry Street has historical significance under HERCON Criterion A as a result of its links to the Hawthorn Brickworks and the theme of “working class houses”;
- Roseberry Street has a Victorian workers cottage streetscape, with intact and contributory graded houses satisfying HERCON Criteria D and E; and

- Roseberry Street provided one or two entrances to the brickworks thereby demonstrating its close relationship.

UPDC Resolution of 4 October 2021

On 4 October 2021, the UPDC considered a report and submissions on the Roseberry Street Heritage Assessment and resolved as follows:

1. *Note the heritage assessment and peer review on the heritage value of Roseberry St, Hawthorn East undertaken by Context and Extent Heritage contained in Attachments 1 and 2, as annexed to the minutes;*
2. *Note submissions from residents;*
3. *Seek a further report addressing the viability of including the more intact section of Roseberry Street;*
4. *Consider the report and any further submissions at the UPDC meeting on 6 December 2021.*

4. Outline of key issues/options

On 14 October 2021, officers wrote to all residents of Roseberry Street, Hawthorn East and interested parties providing the opportunity to submit any new documentary evidence supporting the heritage nomination by 29 October 2021. The correspondence is provided at **Attachment 1**.

In response to the correspondence, Council received further information from residents and interested parties on Friday 29 October 2021.

In addition to the further information provided to Council, residents have advised both a heritage consultant, and a heritage historian and archaeologist, have been appointed by Roseberry Street residents and interested parties to provide a professional opinion. The advice will be provided as soon as possible.

Next Steps

Officers will refer the written information provided by residents and interested parties to Council's heritage consultants, Context and Extent Heritage, for detailed consideration and review. Officers will request professional advice from both heritage consultants which will be tabled with a report at a future UPDC meeting for consideration.

Deferral of consideration

Given the extent of further information provided, and the professional advice being sought by residents, officers do not consider the assessment and recommendation can be finalised by 6 December 2021 as required by the resolution of 4 October 2021. Therefore, officers are seeking to defer consideration of this matter to a future UPDC meeting in early 2022. Officers will nominate a meeting date in due course, pending finalisation of the Council meeting schedule for 2022.

5. Consultation/communication

No consultation has been undertaken in relation to this report.

6. Financial and resource implications

Costs associated with the heritage assessment will be funded through the Strategic and Statutory Planning Department budget for the 2021/22 financial year.

7. Governance issues

The officers responsible for this report have no general or material interests requiring disclosure.

The implications of this report have been assessed and are not considered likely to breach or infringe upon, the human rights contained in the *Victorian Charter of Human Rights and Responsibilities Act 2006*.

8. Social and environmental issues

The inclusion of the precincts and individually significant properties in the Heritage Overlay recommended by the Study would have positive social and environmental effects by contributing to the continual protection and management of the City's heritage.

Manager: David Cowan, Acting Manager Strategic and Statutory Planning

Report officer: Robert Costello, Principal Strategic Planner

14 October 2021



Dear Property Owner/Interested Party,

**Re: Roseberry Street Heritage Assessment
Next Steps**

Thank you to all residents and other stakeholders who have provided feedback and information to support the heritage assessment of Roseberry Street, Hawthorn East.

At its meeting on 4 October 2021 the Urban Planning Delegated Committee (UPDC) considered a report on the heritage assessment which included reports from two heritage consultants undertaken in response to a community nomination. Following a review of the advice, the officer report, written submissions and the verbal presentations by residents during the meeting, the UPDC resolved to adopt the following motion moved by Councillor Gillies:

1. *Note the heritage assessment and peer review on the heritage value of Roseberry St, Hawthorn East undertaken by Context and Extent Heritage contained in Attachments 1 and 2, as annexed to the minutes;*
2. *Note submissions from residents;*
3. *Seek a further report addressing the viability of including the more intact section of Roseberry Street;*
4. *Consider the report and any further submissions at the UPDC meeting on 6 December 2021.*

In accordance with the above resolution there may be submitters well underway with preparing further information for consideration by Council. I ask that you provide us with any new information or documentary evidence not previously provided by **Friday 29 October 2021** to enable that information to be reviewed and included in the 6 December UPDC report.

You can submit any new information to support the nomination by email to Robert.Costello@boroondara.vic.gov.au.

Council's heritage consultants will review any new information and consider whether a smaller section of Roseberry Street warrants protection through the Heritage Overlay. The heritage consultant's professional advice will be included in the further report to the UPDC. It is important that the new information is in writing, clear and concise.

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Should you have any further queries in relation to this matter, please contact Robert Costello, Principal Strategic Planner, by phone on 9278 4537, or by email at Robert.Costello@boroondara.vic.gov.au.

Yours sincerely

A handwritten signature in black ink, appearing to read "Scott Walker".

Scott Walker
Director Urban Living

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