

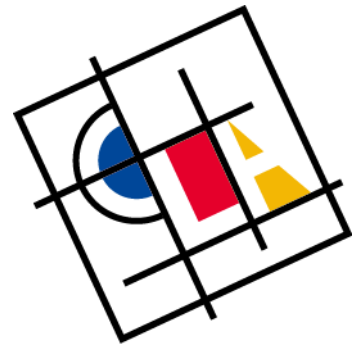
18 August 2020

Midson Group  
Suite 7, 33 Alexandria Street  
Hunters Hills NSW 2110

Attention: Ms Sevda Cemil

Dear Sevda,

**RE: Response to Canada Bay City Council Heritage Comments  
Proposed Classroom Block Development Application  
Rosebank College - 1A Harris Road, Five Dock.**



**CRACKNELL  
&  
LONERGAN**  
ARCHITECTS PTY LTD

ABN 55 100 940 501  
Nominated Architect: Peter J Lonerган  
NSW Architects Registration No. 5983

As requested by The Midson Group, I have provided heritage advice following recommendations made by Councils heritage consultant with regards to the Development Application for Proposed Classroom Block located on the south-east area of site at 1A Harris Street, Five Dock

Councils heritage advisor's recommendations are as follows:

1. *The external paving at the proposed new entry located on the corner of Parramatta Road and Harris Road is to be face brick with the bricks set on their side. The bricks are to be smooth face Escura Cinnamon.*

Rosebank College which includes heritage listed 1850 Chapel, the 1876 School, the memorial gardens and the Fig tree are noted in the NSW Heritage Statement of Significance as having 'important heritage significance' for historical and aesthetic reasons. The listed items on site are required to meet the Objectives in Clause 5.10.1 of the Canada Bay LEP Controls – to conserve the heritage significance of the heritage items on site.

The area brick wall is cited in the NSW Heritage Inventory as 'notable in the surrounding streetscape and adds to the amenity of the grounds'. It is of lesser heritage significance to that of the items on the grounds and has been 'reconstructed on south east corner for road widening' as noted in the Inventory.

At the interface of the paving and the gate, the heritage wall has been altered, resulting in mismatching brick work including the coping, mismatching colour brickwork where two walls meet and does not include the panelled and pier detail evident in the rest of the area wall. Refer Photograph 1 and NSW Heritage Inventory.

The external paving at the proposed new entry Council has recommended, is not paving, and will not comply with the Application codes. The recommended brick is not a satisfactory 'heritage solution' to the proximity of the paving, to the heritage brickwork.

I do not support Council's recommendation of brick paver.

Alleanza's choice of proposed paver meet the desired slip rating; are pervious for necessary moisture to trees retained along the perimeter of the site; and are neutral in colour and form making it compatible and without being detracting. The proposed external paving at the new entry by Alleanza, does not have adverse impact on the heritage significance of the listed buildings, the memorial gardens, the fig tree or the brick wall.

2. *The parking level must be screened along its Harris Road elevation by screens set out in the same rhythm as the panels for the playing courts above. The design of the panels must be provide to Council's Heritage Advisor for written approval prior to issue of the Construction Certificate. The panel frames are to be powdercoated black steel to match those of the panels above. See image below for clarification.*

The recommended screening along the Harris Road to mitigate the 'ready views into the undercroft parking', as referred to by Council is unnecessary, as the area wall is 1800mm high and landscaping, including existing trees on the Harris Road, further screen views over the wall. Refer Photographs 2 and 3.

3. *A new fence and gates at the corner entry (corner of Parramatta Road and Harris Street) are not part of the proposed works and must not be constructed/installed.*

Our instructions are that the altering of the area wall, to form a corner address to Parramatta Road and Harris Road is part of the proposed works. It is similar to the fence and gate entry as evident on Harris Road and Queens Road as shown in Photograph 4. The proposed gate and fencing, will not impact the fabric as the south east wall is not original as previously noted comments made in recommendation No.1 and the wall is of lesser heritage significance.

The new fence and gate provides point of entry, provides passive surveillance and district views to and from the grounds. The new gate and fence at the entry corner activates the Parramatta Road frontage and will greater enhance the setting and views to and from the items whilst retaining and conserving significant fabric.

Should you require any further information, please do not hesitate to contact this office.

Regards,



Peter Lonergan

Director | Cracknell & Lonergan Architects Pty Ltd

Nominated Architect: Peter J Lonergan | Registration No. 5983



Photograph 1 – South east wall which has been altered and intrusive.



Photograph 2 – Harris Road Elevation , shows height of wall and trees



Photograph 3 – Harris Road entry



Photograph 4 – Harris Road and Queens Road entry gate

