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## **12.4 Heritage Assessment of 'Yarrabin', 32 Kangaloon Road, Bowral, and Request for Interim Heritage Order**

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| <b>Reference:</b>                        | <b>5650/9, 5650/4, PN 1705222</b>  |
| <b>Report Author:</b>                    | <b>Strategic Land Use Planner (Heritage)</b>                                 |
| <b>Authoriser:</b>                       | <b>Coordinator Strategic Land Use Planning</b>                               |
| <b>Link to Community Strategic Plan:</b> | <b>Identify, protect and promote places of significant cultural heritage</b> |

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### **PURPOSE**

The purpose of this report is to bring to Council's attention the identification of a property in Bowral that has been assessed as having heritage significance to the Wingecarribee Shire and that is under threat of future development. The report presents a heritage assessment that has been undertaken of the property which concludes that the site is worthy and meets the threshold for heritage listing and requests that Council authorise an Interim Heritage Order to protect the property while a Planning Proposal is prepared for the listing of the property and its inclusion in the Bowral Conservation Area.

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### **VOTING ON THE MOTION**

Councillors are required to record their votes on this matter.

The Coordinator Strategic Land Use Planning addressed Council on this item.

**MN 320/20**

**MOTION** moved by Cllr G McLaughlin and seconded by Cllr P W Nelson

1. **THAT** Council supports the proposed heritage listing of 'Yarrabin', 32 Kangaloon Road, Bowral (Lot 40 DP 862808) and the extension of the Bowral Conservation Area to include the property.
2. **THAT** a Planning Proposal be prepared under section 3.33 of the Environmental Planning & Assessment Act 1979 to amend Schedule 5 of the Wingecarribee Local Environmental Plan 2010 and the Heritage Map to add "'Yarrabin' house and garden, including horse chestnut tree (*Aesculus hippocastanum*)" as a new heritage item and to extend the boundaries of the adjacent Bowral Conservation Area to include this property.
3. **THAT** the Planning Proposal be sent to the Department of Planning, Industry and Environment with a request for a Gateway Determination in accordance with section 3.34 of the Environmental Planning & Assessment Act 1979.
4. **THAT** Council staff consult with Government stakeholders and engage with the community on the Planning Proposal in the manner prescribed in the Gateway Determination.
5. **THAT** Council consider a report after the conclusion of consultation and community engagement on the Planning Proposal.
6. **THAT** Council supports the placement of an Interim Heritage Order (No. 11) over 32 Kangaloon Road, Bowral immediately, AND THAT pursuant to Council's resolution, the Interim Heritage Order be valid for 12 months to allow for the preparation and processing of the Planning Proposal.
7. **THAT** the property owner and surrounding neighbours be advised of Council's decision.

**PASSED**

**VOTING ON THE MOTION**

**For the motion:**

Cllr G J Andrews, Mayor Cllr T D Gair, Cllr K J Halstead OAM,  
Cllr G McLaughlin, Cllr P W Nelson, Cllr I M Scandrett and  
Deputy Mayor Cllr G M Turland

**Against the motion:**

Nil