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# PLANNING BULLETIN

## Heritage



Government  
of South Australia

# PLANNING BULLETIN

## Heritage

Cover pictures (from left):

*Adelaide High School, Adelaide Gaol, Adelaide Gaol, Truro, Queen's Theatre*

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# 1 INTRODUCTION

The *Planning Bulletin: Heritage* has been developed to promote an integrated and balanced approach to identifying, protecting and managing South Australia's heritage.

The Bulletin acknowledges the importance of State and local heritage and provides a framework for its recognition.

The Planning Strategy recognises a broad concept of heritage, including the need to ensure that places of State and local heritage importance are recorded, listed and conserved, and that both the built and natural environment - older buildings and elements within a locality and places of cultural significance are important to people. In addition, these are also of importance for economic activity, by attracting investors and tourists.

Effectively conserving, using and managing the State's heritage assets requires a partnership between local government, State government, landowners and the community. The *Planning Bulletin: Heritage* promotes and facilitates this partnership approach.

The *Planning Bulletin: Heritage* describes the range of heritage protection mechanisms now available in South Australia for State and local heritage places, and includes information about:

- legislative frameworks;
- processes of identifying heritage value;
- incorporating heritage into development plans;
- strategies for handling development applications for places of heritage value;
- conservation management associated with heritage places.

Matters relating to Aboriginal heritage are addressed under the *Aboriginal Heritage Act 1988*.



*Edmund Wright House, Adelaide*

## 2 LEGISLATIVE FRAMEWORK

### Commonwealth Legislation – Australian Heritage Commission Act 1975

Commonwealth legislation includes the *Australian Heritage Commission Act 1975*.

The Australian Heritage Commission maintains the Register of the National Estate, which contains approximately 11,000 heritage places throughout Australia comprising cultural, natural and Aboriginal heritage value. Although the places have no legislative protection and no action is required on the part of State or local authorities, listing does alert planners, decision-makers, researchers and the general public to the heritage value of places.

### State Legislation

All States in Australia have now introduced heritage protection legislation, with varying mechanisms for identification, listing and varying degrees of protection and control.

Figure 1: Current major built heritage protection legislation

#### Commonwealth

*Australian Heritage Commission Act 1975*

#### State

New South Wales	<i>Heritage Act 1977, Environmental Planning and Assessment Act 1979</i>
South Australia	<i>Heritage Act 1993, Development Act 1993</i>
Western Australia	<i>Heritage of Western Australia Act 1990</i>
Victoria	<i>The Heritage Act 1995</i>
Queensland	<i>Queensland Heritage Act 1992</i>
Tasmania	<i>Historic Cultural Heritage Act 1995</i>
Australian Capital Territory	<i>Land (Planning and Environment) Act 1991</i>
Northern Territory	<i>Heritage Conservation Act 1991</i>



*Wests Coffee Palace, Adelaide*



*Garden Island Ship's Graveyard*

### Heritage protection in South Australia

South Australia's first legislation to protect built heritage was the *Aboriginal and Historic Relics Preservation Act 1965*. The Act provided for the declaration of Prohibited Areas and Historic Reserves.

Heritage protection measures for places of State heritage value were initially introduced in the South Australian Heritage Act, 1978. The Act, amongst other things, provided for entering items of *significant aesthetic, architectural, historical or cultural interest* on a Register of State Heritage Items and designating State Heritage Areas.

A comprehensive review of South Australian legislation occurred between 1990 and 1992 resulting in the *Heritage Act 1993* and the *Development Act 1993* coming into operation on 15 January 1994. The full range of heritage protection is set out in Figures 2 and 3.

### Heritage Act 1993

The *Heritage Act* provides for the establishment of the State Heritage Register and attached inventory. The inventory includes local heritage places, places of historical value under the law of the Commonwealth, State Heritage Areas and heritage agreements.

The *Heritage Act* also provides for listing of sites of geological, palaeontologic or archaeological significance, emergency protection and continuation of the State Heritage Fund (see Figure 3).

State Heritage Areas are now established through the *Development Act*. Existing State Heritage Areas remain listed in the State Heritage Register – for further information contact Heritage South Australia.

### **State heritage places**

The *Heritage Act* allows for the identification and protection of places of value to the State. A State heritage place is a place entered in the State Heritage Register or contained within an area established as a State Heritage Area. Once registered, State heritage places are protected under both the *Heritage Act* and *Development Act*. For a State heritage place to be included in the Register it must meet the assessment criteria in section 16 of the *Heritage Act* (refer to Appendix B).

Councils are encouraged to prepare Heritage Plan Amendment Reports to incorporate State heritage places into development plans (refer to Chapter 5 for more information on the preparation of Plan Amendment Reports (PARs)).

### **Development Act 1993**

The *Development Act* and Development Regulations provide an integrated system of planning and development assessment in South Australia.

The *Development Act* established the Planning Strategy. This outlines State Government policy and initiatives for development. It seeks to guide and coordinate development for the State and indicates directions for future development to the community, local government and the private sector.

Councils are required to consider and reflect on the goals of the Planning Strategy when formulating development policies. When formulating heritage policies the full range of goals within the Planning Strategy for social, economic and environmental goals should be taken into account.

Heritage policies may be introduced in development plans for both local and State heritage places and areas through an amendment to a development plan. The various elements of the planning system and the links between heritage and planning are outlined in Chapter 4.

### **State Heritage Areas**

Since the introduction of the *Development Act*, a PAR must be undertaken to establish a new State Heritage Area. Thirteen State Heritage Areas had been entered on the State Heritage Register prior to the *Development Act 1993*. Some of these, such as Burra and Mintaro, have policies included in development plans. Councils are encouraged to incorporate existing State Heritage Areas into development plans (refer to Appendix A).

### **Local heritage places**

The identification and protection of individual places of local heritage value is the principal mechanism providing for local heritage protection.

The *Development Act* enables local councils to identify and list places of local heritage value in development plans. A local heritage place is described within the *Development Act* as a *place that is designated as a place of local heritage value by a development plan*. Amendments to the development plan must be



*Former Pilot Station Outer Harbor*



*Dwelling, Colonel Light Gardens*

supported by appropriate investigations, generally containing the findings of a heritage survey and must meet the criteria in section 23(4) of the *Development Act*. Guidelines for considering places of local heritage value have been prepared by Planning SA in consultation with Heritage South Australia (refer to Appendix B).

### **Historic (Conservation) Zones and Policy Areas**

The *Development Act* allows for the establishment of Historic (Conservation) Zones or Historic (Conservation) Policy Areas within development plans.

The legislation for designating a Historic (Conservation) Zone or Policy Area provides for greater control over demolition of a building. This means the approval of council is required to demolish a building located within a Historic (Conservation) Zone whether or not it is listed as a local heritage place.

Proposals for the establishment of a Historic (Conservation) Zone or Policy Area should be accompanied by appropriate supporting investigations, including the findings of a heritage survey.

Planning SA, in conjunction with Heritage SA, has developed guidelines to assist in establishing the merits of a proposal for a Historic (Conservation) Zone. (These are outlined on pages 16 and 17).

### **Historic Shipwrecks Act 1981 and Historic Shipwrecks Act 1976**

The *Historic Shipwrecks Act 1981* (State) and the *Historic Shipwrecks Act 1976* (Commonwealth) provide for the declaration and entry of shipwrecks and relics of historic, technical, social, archaeological, scientific and interpretive significance on the Register of Historic Shipwrecks.

Under the *Historic Shipwrecks Act 1981* there is no automatic declaration process, as each site has to be nominated and approved by the Minister for Environment and Heritage.

The Historic Shipwrecks Act 1976 is administered by Environment Australia (Department for the Environment and Heritage) with most delegations to Heritage South Australia. Any shipwreck or relic that is older than 75 years is automatically declared as historic that is within Commonwealth waters off the South Australian coast from the low water mark or the agreed baselines.

Schedule 8 (*Development Act 1993*) requires any development within 500 metres of a gazetted historic shipwreck to be referred for direction.



*Camelot Castle Basket Range*



*Port Augusta Wharf*

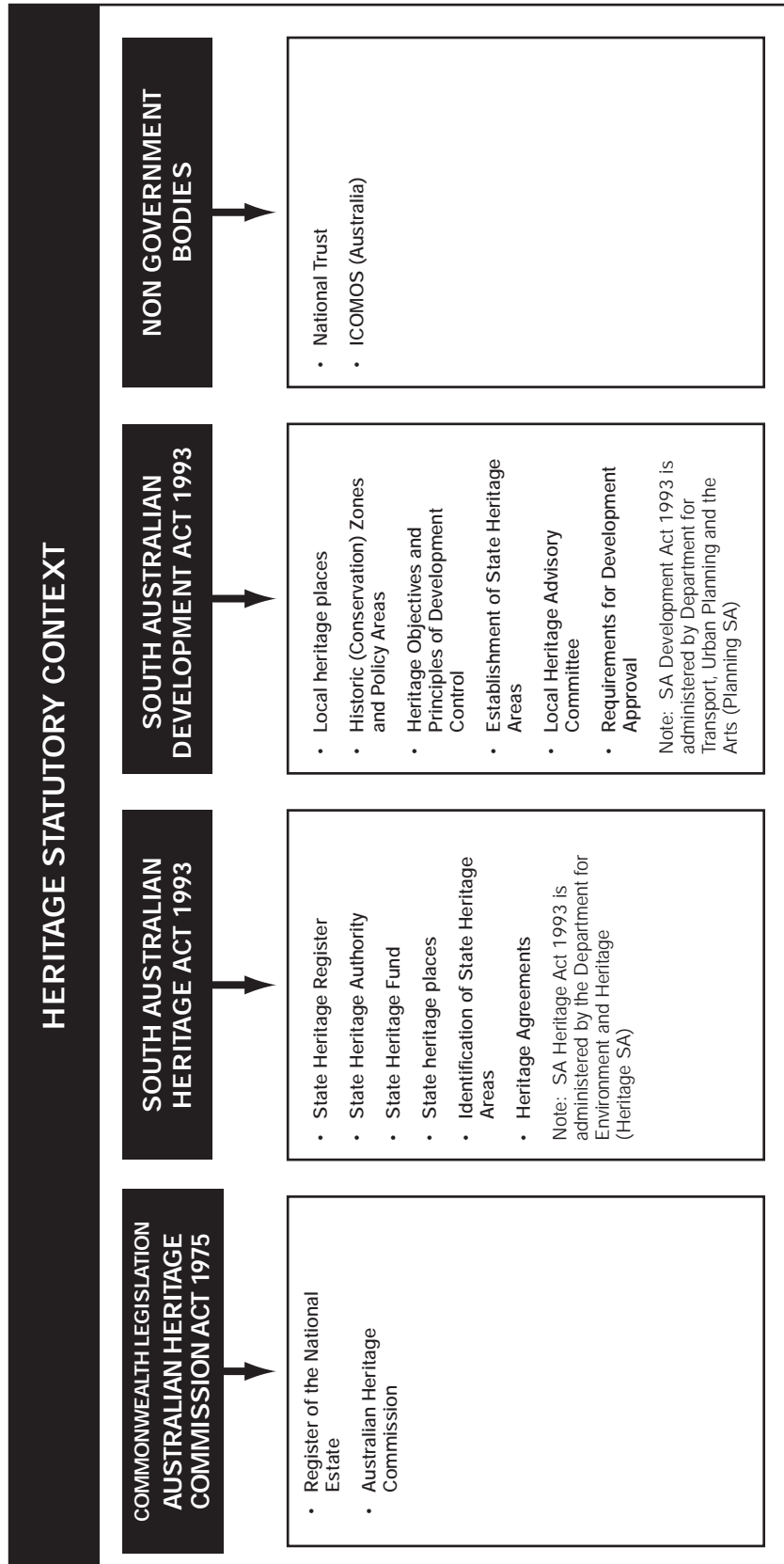


Figure 2. An overview of heritage legislation and its statutory context

TYPES OF HERITAGE PROTECTION				
	STATE HERITAGE		LOCAL HERITAGE	
	PLACES	AREAS	PLACES	HISTORIC (CONSERVATION) ZONES & POLICY AREAS
<b>IDENTIFICATION</b> <ul style="list-style-type: none"> <li>are proposed by ....</li> <li>then assessed by ....</li> <li>with the final decision to protect (ie "list") taken by .....</li> <li>based on compliance with statutory criteria and processes set out in .....</li> </ul>	Anyone (often through a heritage survey)  State Heritage Authority (under SA Heritage Act) (advised by Heritage SA)  State Heritage Authority  SA Heritage Act 1993	Anyone (often through a heritage survey)  State Heritage Authority (under SA Heritage Act) (advised by Heritage SA)  Minister for Transport and Urban Planning via PAR process (practice is to act on advice from State Heritage Authority via Minister for Environment and Heritage)  Development Act 1993	Anyone, councils (often through a heritage survey)  Planning SA and – if owners object - Local Heritage Advisory Committee of Development Policy Advisory Committee (under Development Act)  Minister for Transport and Urban Planning via PAR process  Development Act 1993	Councils (often through a heritage survey)  Planning SA  Minister for Transport and Urban Planning via PAR process  Development Act 1993
<b>PROTECTION (REGULATION)</b> <ul style="list-style-type: none"> <li>to find out what is protected, look in the ...</li> <li>to find out what activities need to be approved (ie consent must be sought), look in ...</li> <li>to find the rules guiding assessment (ie whether or not activities should be approved/refused), look in ...</li> <li>penalties for damaging heritage values contained in ...</li> <li>approval to a development application is granted by ...</li> </ul>	State Heritage Register (under SA Heritage Act)  Development Act 1993  Development Plans (under Development Act)  Heritage SA Guideline documents  State Heritage Act 1993 Development Act 1993  Council, upon advice from Minister for Environment and Heritage (or Development Assessment Commission where Council does not comply with advice from Minister for Environment and Heritage, unless the application is refused)	Development Plans (under Development Act) (also listed in the State Heritage Register Inventory)  Development Act 1993  Development Plans  State Heritage Act 1993 Development Act 1993  Council, upon advice from Minister for Environment and Heritage (or Development Assessment Commission where Council does not comply with advice from Minister for Environment and Heritage, unless the application is refused)	Development Plans (under Development Act) (also listed in the State Heritage Register Inventory)  Development Act 1993  Development Plans  Development Act 1993  Councils	Development Plans (under Development Act)  Development Act 1993  Development Plans  Development Act 1993  Councils
<b>SUPPORT</b> <ul style="list-style-type: none"> <li>conservation advice is provided by...</li> <li>financial support may be available from...</li> </ul>	Heritage SA (and Heritage Advisers where relevant)  State Heritage Fund (under SA Heritage Act)	Heritage SA (and Heritage Advisers where relevant)  State Heritage Fund (under SA Heritage Act)	Council (guideline documents)  Councils  Council (guideline documents)  (Councils may develop their own financial incentives, heritage funds etc)	Council (guideline documents)  Councils  Council (guideline documents)  (Councils may develop their own financial incentives, heritage funds etc)

Figure 3: Types of heritage protection

### 3 IDENTIFYING HERITAGE VALUE

Over time, community values of what is considered ‘historic’ have changed. These changing community values and aspirations led to a comprehensive review of South Australian legislative and administrative provisions and the outcome was the introduction of the *Heritage Act 1993* and the *Development Act 1993*. This has provided a more integrated approach to heritage identification and conservation.

Importantly, under this legislation all heritage places and areas can be included in local Development Plans with appropriate policies.

The South Australian *Heritage Act 1993* refers to places of heritage value. The concept of place has been introduced to reflect the terminology at the national level for places listed on the Register of the National Estate and because it also evokes a broader concept of heritage – from a garden, tree or house through to a whole complex of buildings.

Heritage value is embodied in the physical fabric of a place, its relationship to its surroundings, the records associated with the place and the response it evokes in individuals or the community who value the place. There are many facets to the concept of heritage value, and this is reflected in the range of elements of cultural significance covered by the criteria contained in the legislation.

The heritage value of a place is best understood when:

- research and documentation to identify places is undertaken thoroughly;
- a statement of significance is prepared and the place is assessed against criteria as set out in Appendix B; and
- conservation policy and recommendations for appropriate management, including listing, are provided.

#### Heritage surveys

For the purpose of heritage surveys, South Australia was divided up into 14 regions, as recorded by S. Marsden’s *Historical Guidelines*, and heritage surveys, loosely based on local government boundaries, have proceeded as funds permitted. These systematic surveys were commenced by Heritage South Australia in 1980 and are now complete except for the far North. More recently these surveys have taken on a thematic focus.

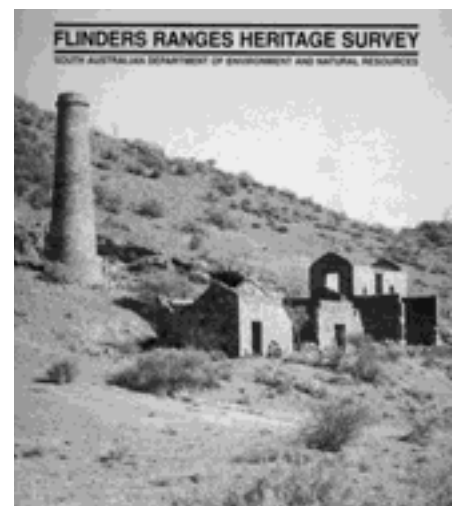
A Heritage survey is the basis for:

- a request to the State Heritage Authority that places recommended as having State heritage value be included in the State Heritage Register, under the *Heritage Act*;
- areas recommended to be of State heritage value are referred to the State Heritage Authority for referral to the Minister responsible for heritage;
- initiation of a heritage Plan Amendment Report to incorporate objectives and principles for development assessment relating to places and areas of both State and local heritage value; and
- policies relating to ongoing management of places of heritage value.

The following Figure 4 provides a summary of the processes for undertaking a heritage survey.



*Herbig Tree, Springton*



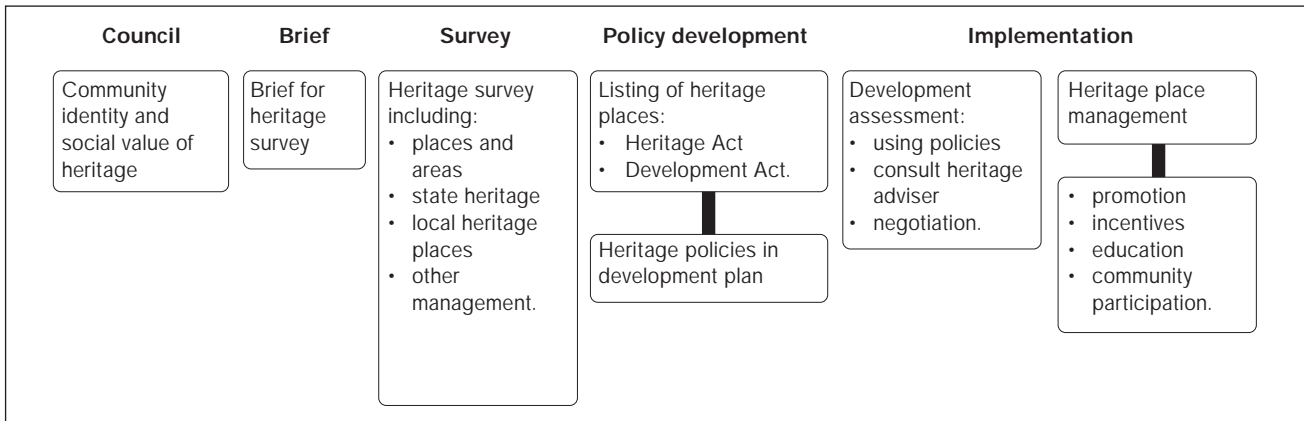


Figure 4. Elements of heritage planning



Biggs Cottage Basket Range

A council may resolve to undertake a heritage survey when public concern indicates the need for some formal recognition of places and precincts.

Heritage surveys usually contain the following components:

- an overview history of the areas being studied which clearly identifies the main themes in the development of the area;
- assessment of already identified places against the criteria for heritage value (both State and local) in terms of the extent of significant fabric, certificate of title and locality;
- further research and fieldwork to ensure full documentation of current condition and extent of heritage value; and
- a listing of all places of heritage value divided into:
  - State heritage places
  - State heritage Areas
  - local heritage places
  - recommendations for area-specific based heritage policies, including Historic (Conservation) Zones or Policy Areas



Port Adelaide heritage workshop

Once funds have been secured, a project brief can be prepared based on the 'standard brief' (available from Heritage SA) and adapted to suit the local situation. In the brief, council has the opportunity to include specific requirements for community consultation, reporting to council, and liaison with particular groups or committees.

Councils may choose to establish a steering committee to manage the heritage survey. This committee would comprise council staff, elected councillors, representatives of local historical societies and, where Commonwealth and State funds are involved, a member of Heritage South Australia.

It will then be necessary to appoint a person with some experience in the heritage survey field. Heritage South Australia maintains a register of consultants with proven capability, from which councils may select. A project brief developed by Heritage SA is used to call for expressions of interest (in the case of a fixed fee) or tenders.

Each council will have its own approach to securing support for heritage conservation. Once the consultant is appointed, a program of publicity and promotion organised jointly by the council (or the steering committee) and the consultant, can be implemented. Along with raising awareness of the objectives and progress of the heritage survey, it provides the community with an opportunity to nominate places for consideration during the survey process.

The following are some suggested approaches to consultation with the community:

- a comprehensive program of community information and consultation as part of the process; and
- council contact with individual owners to ensure that they are fully informed of the intention and implications of any heritage listing.

The types of places of heritage value that may be identified in a heritage survey include:

- buildings;
- structures;
- ruins;
- sites;
- trees;
- gardens;
- groups of places;
- geographical and palaeontologic features; and
- allotment patterns.

These elements may be evidence of the history and development of a specific local area or the State as a whole.

Once the survey is completed and accepted by council, copies of the published report may be distributed to neighbouring councils and be made available for sale to the public.

The council may also choose to lodge copies of the report with the State Library of South Australia, the Parliamentary Library, and the libraries of the Department of Human Services and Heritage South Australia.

Council will then be in a position to consider, and act on, the recommendations of the heritage survey. However, places for State listing should be recommended to the State Heritage Authority.

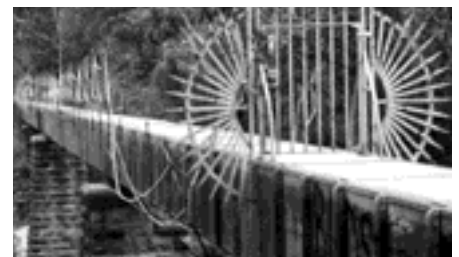
Councils considering a heritage Plan Amendment Report using surveys undertaken prior to 1993 should review these to ensure that places are identified in accordance with the criteria contained in the *Heritage Act 1993* and the *Development Act 1993*. One or more of the appropriate criteria should be assigned to each place.



*Primary School Basket Range*



*Hughes Street Mile End*



*River Torrens Weir Gorge Road  
Castambul*

## 4 HERITAGE PROTECTION THROUGH THE DEVELOPMENT PLAN

### Issues to consider when preparing a Heritage PAR

#### Initiating a Heritage PAR

Proposals for State heritage places and areas, local heritage places, or Historic (Conservation) Zones or policy areas must be addressed in a Statement of Intent for agreement with the Minister before the PAR can be initiated in accordance with section 25 of the *Development Act*.

A PAR to create a State Heritage Area can be initiated pursuant to section 24(e) of the *Development Act*. This may occur when the Minister for Heritage (on recommendation from the State Heritage Authority) requests the Minister for Planning to undertake a PAR and may be undertaken either by the Minister for Planning or by a council at the request of the Minister for Planning.

The *Development Act* requires that the proposals in a Plan Amendment Report accord with the relevant objectives in the Planning Strategy. It is also advisable that expert heritage advice be sought when initiating a heritage PAR. Figure 5 summarises the processes for identifying and protecting heritage places and areas.

#### Development Plan policies for a 'place' or 'area'

The historic values of a 'place' or 'area' may be derived from such elements as buildings and structures, subdivisions and street patterns, topography and natural features, kerbing, planting, setback patterns and other distinctive elements. The values of a 'place' or 'area' should be carefully identified and clearly distinguishable from those aiming to protect urban amenity and design. Policies should aim to protect the heritage values while allowing for new development to occur in a sympathetic manner.

Schedule 2 and Schedule 3 of the development regulations lists some additional acts and activities that constitute development. (Appendix C - Definition of development and policy checklist). Figure 6 lists the types of activities that require development approval for places with heritage value. For instance minor installations such as air conditioning units and exhaust fans are defined as development for State heritage places and areas and for local heritage places when visible from a public street. Examples of detailed policy approaches are set out in Appendices C&D.

In the case of a State Heritage Area, no development may be designated as a 'complying' form of development. However, it may be appropriate that certain aspects of development of local heritage places be designated as 'complying' but these would need to relate to forms of development which would not jeopardise the integrity of the place and should be carefully considered.

It is generally recommended that only minor forms of development of local heritage places be identified as 'complying' and that 'demolition' of local heritage places not be listed as 'non-complying' development within development plans.

Councils may designate demolition as non-complying development for local heritage places in limited circumstances. For instance, where the place is representative of structures or buildings of very significant local heritage value.

Where demolition of a local heritage place is assigned non-complying status, policies should identify elements such as rear additions, where these do not contribute to the heritage value, as being able to be demolished. However, this should be consistent with the planning policies for the 'place' and considered within the context of an overall management approach.



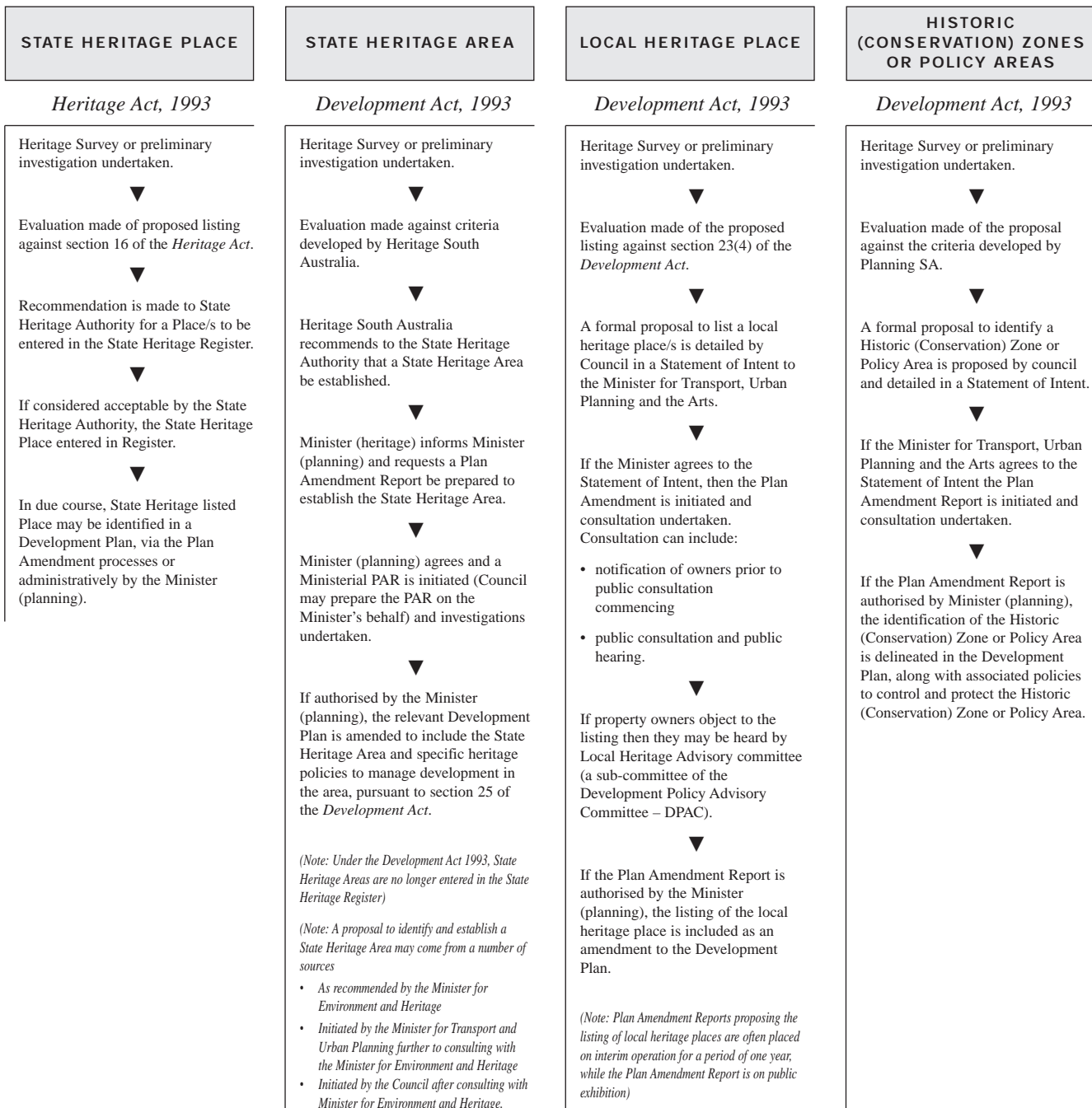
*Post Office Kingston*



*Workmans cottages, Mile End*



*Cape de Coudeic, Kangaroo Island*



\* Refer to the 'Guide to Preparing Plan Amendments' for further detail on the Plan Amendment process (Planning SA publication)

Figure 5 Process for Identifying and Protecting heritage places and areas.

<b>What types of activities require development approval?</b>				
The <i>Development Act 1993</i> defines a range of acts and activities as "development" - broadly, any building work or any change of land use is considered to be "development".				
Unless specifically excepted, these activities cannot be undertaken without approval from the relevant authority.				
For some minor activities, the relevant authority is not given discretion to refuse Development Plan consent (that is, the activity is declared by regulation either not to be development, or to be complying development).				
What types of activities are controlled?	State Heritage		Local Heritage	
	PLACES	AREAS	PLACES	HISTORIC (CONSERVATION) ZONES/ POLICY AREAS
Selective overview of activities that require Development Plan consent and the relevant authority has discretion to refuse consent based on the Development Act and Regulations: activities that <b>are</b> controlled ✓ activities that <b>are not</b> controlled ✗	control can also extend to areas around the Place	every place in a State Heritage Area is a State Heritage Place		
<b>Minor changes of land use</b> includes minor uses incidental to approved use, e.g. home activity, keeping domestic animals, parking of domestic vehicles	✓	✓	✗	✗
<b>Replacement of an existing building</b> with one the same, or substantially the same, in appearance and location	✓	✓	✓	✗
<b>Demolition</b>	✓	✓	✓	✓
<b>Painting</b>	✓	✓	✗	✗
<b>Minor outbuildings/alterations</b> e.g. sheds <10m <sup>2</sup> in area and <2.5m high, windmills/aerials <10m high, small swimming pools, spas, retaining walls <1m high, small water tanks, pergolas	✓	✓	✓	✗
<b>Fences &lt;2m high</b>	✓	✓	✓	✓
<b>Work within a building.</b> repair, maintenance, internal alterations/demolition	✓	✓	✓	✗
<b>Minor installations</b> e.g. air conditioning units, roof fans, exhaust fans	✓	✓	✗ (unless visible from public street)	✗
<b>Minor advertising displays</b> e.g. traffic control, within a building, a warning/directive sign in relation blocks of flats, approved footpath signs (ie size, illumination, lettering, colours)	✓	✓	✗	✗
<b>Minor Council works</b> e.g. drain laying, road works, recreation area, playground equipment, street furniture	✓	✓	✗	✗
<b>Any other work affecting heritage values</b>	✓	✓	✓	✗

Note: the above information is representative only. For specific detail on controls and regulations please consult the relevant Development Plan and legislation (ie *Development Act 1993*, *Heritage Act 1993* along with any Heritage Agreements that may apply to a State Heritage Place).

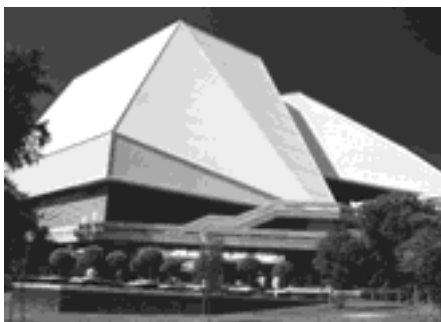
Figure 6: Types of activities requiring development assessment approval



*Row cottages, Burra*



*New additions, Goolwa*



*Adelaide Festival Centre*

### **Historic (Conservation) Zones or Historic (Conservation) Policy Areas**

The *Development Act* allows for the establishment of Historic (Conservation) Zones or Historic (Conservation) Policy Areas within Development Plans.

The legislation for designating a Historic (Conservation) Zone or Policy Area provides for demolition control. This means the approval of council is required to demolish a building located within a Historic (Conservation) Zone or Policy Area whether or not it is listed as a local heritage place.

Proposals for the establishment of a Historic (Conservation) Zone or Policy Area should be accompanied by appropriate supporting investigations, including the findings of a heritage survey.

Planning SA, in conjunction with Heritage SA, has developed guidelines to assist in establishing the merits of a proposal for a Historic (Conservation) Zone or Policy Area.

Historic (Conservation) Zones or Policy Areas should comprise and demonstrate:

- significant built form composed of historic elements that contribute to the character of the streetscape;
- physical character including natural and cultural landscapes and land division patterns which relate to historic development of the local area; and
- unified, consistent physical form in the public realm with an identifiable historic, economic or social theme associated with an earlier era of development.

In addressing the above criteria, councils should seek expert heritage advice.

The following planning issues should be addressed by a Statement of Intent for a Plan Amendment Report which includes a proposal for an Historic (Conservation) Zone or Policy Area:

- The Planning Strategy objectives relating to heritage;
- relevant Planning Strategy objectives relating to economic, social or environmental aspects of urban development;
- heritage values of the proposed area (see criteria above);
- key historic elements and the boundary of the proposed Historic (Conservation) Zone or Policy Area. (This information could be accompanied by a map showing state and local heritage places and/or contributory items);
- areas and/or individual buildings proposed to be included within the proposed Historic (Conservation) Zone or Policy Area that do not contribute to the heritage values. (This information should be identified on the above map and include justification for inclusion within the area);
- potential for redevelopment and infill opportunities based upon assessment of the above; and
- type, form and scale of new development that may be envisaged within the Historic (Conservation) Zone/Area.

Development Plan policies for Historic (Conservation) Zones or Policy Areas should:

- conserve the elements which contribute to the historic values of the area;
- clearly identify how opportunities for infill development are to occur by providing policies to guide infill/replacement development within the area;
- ensure that new buildings reinforce and enhance the historic character of the zone; and
- encourage, where appropriate, sensitive additions to the built form.

### **Contributory Items**

Where contributory items have been identified it is expected that they would only be located within Historic (Conservation) Zones or Policy Areas. Contributory items are not a near equivalent to a Local Heritage Place, but are surviving examples of the particular period and its character. Policies applying to contributory items should be directed at preserving the historic elements identified through investigations as contributing to the historic character of an area. For example, policies may state:

- that contributory items should be retained;
- that alterations and additions to contributory items should be developed to reflect and or complement the style and historic era of the item/area; and
- that redevelopment of places and sites that are not deemed as ‘contributory’ should reflect and or complement the historic character of the Zone.

Also, as with State and local places, different categories of public notification assigned to development affecting contributory items may be applied through policy. For example in some circumstances it may be appropriate to recommend that ‘demolition’ of a contributory item be designated as a Category 2 development, supported by policies seeking retention of contributory items.

### **Public notification as prescribed by development policy in the development plan**

The *Development Act* (section 38) sets out three public notification categories to which a form of development may be assigned. Guidance on public notification categories may be found in the Guide to Preparing Plan Amendments (Planning SA publication). The categories of notification should be carefully considered when policies are being developed.

The assignment of public notification categories should appear in a Development Plan at the conclusion of policies for each zone under a heading "Public Notification". A reference under this heading to a table at the rear of the Development Plan is also appropriate.

Where no category of notification is assigned to the demolition of a local heritage place it defaults to either Category 1 (if minor demolition works are proposed) or Category 3 (if the proposal is to demolish the local heritage place substantially or in total).

In relation to State or local heritage places it is appropriate to consider assigning Category 2 to forms of development which are envisaged in the zone, but which may have some implications for adjoining owner(s). Councils may



*Nova Cinema, Adelaide*



*Austral Hotel, Rundle Street, Adelaide*



*Obelisk, Robe*

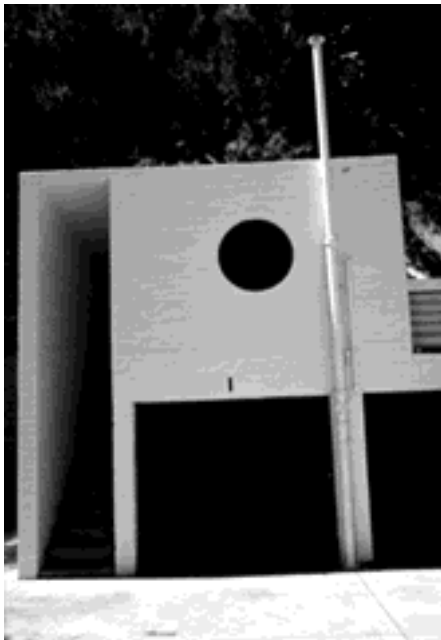
consider allocating ‘alterations and additions’ to a local heritage place as Category 1 development. This is because the type of development is envisaged within the zone.

It is suggested that ‘demolition’ of a local heritage place be designated as Category 2 development, consistent with the policies of the development plan advocating their retention.

### **Consultation on a PAR**

The following are the requirements for public consultation during the preparation of a Plan Amendment Report (PAR), set out in sections 25 and 26 of the *Development Act*:

- Following acceptance by the minister, draft PARs must be placed on exhibition to allow for public comment. An advertisement must be placed in the public notices section of the State wide newspaper (and preferably also in a relevant local newspaper) inviting any interested persons or bodies to view or purchase the draft report and send written submissions to the council;
- Section 25 (12) – owners of places identified as having local heritage value must be informed in writing of before the public consultation period on the PAR. All other notification for PARs is by general public notice;
- two months is allowed for public consultation on a PAR;
- at the end of the consultation period a public meeting must be held to give people an opportunity to express their views about the PAR and to suggest alterations. Where submissions are received Council should offer an opportunity to be heard;
- although not a statutory requirement, if any conflict arises as a result of proposed local heritage listing it is recommended that individual meetings be held between property owners and council;
- where no agreement is reached between a property owner and council, the owners can have their objections considered by the Local Heritage Advisory Committee (LHAC), a subcommittee of the Development Policy Advisory Committee (DPAC), (Section 16 (1) of the *Development Act 1993* and Regulation 103 of the *Development Regulations 1993*);
- Council should ensure that the following information is included when a hearing is required:
  - A table of all submissions relating to local heritage places a clear indication if a submission has been withdrawn/resolved.
  - Names and current postal addresses of each property owner for all outstanding submissions.
  - A collated report for each property that includes a current coloured photograph, heritage report (including the relevant criteria) and any additional supporting material, the objector’s submission and council’s response. If a property includes several buildings to be listed they should be itemised and a site map should be provided to avoid confusion;



*Deep Acres, North Adelaide*

- the LHAC may undertake site visits to some or all of the properties prior to a hearing. The hearing will provide objectors (and/ or their representatives) and council with the opportunity to put forward supporting information and both parties may be present to hear submissions and provide clarification for the Committee if required;
- the decision on whether a property is to be included will not be known until the PAR is authorised;
- while the *Development Act* does not require that individual residents be consulted when a Historic (Conservation) Zone is proposed, councils should consider this; and
- PARs, particularly those that have been given interim operation, should be submitted to the Minister immediately following public consultation. This will allow sufficient time for objections to local heritage designations to be heard by the LHAC.

#### **Interim operation**

Council may make a request to the Minister for Transport, Urban Planning and the Arts for the plan amendment to be placed on interim operation (pursuant to section 28 of the *Development Act*). The policies will then come into operation at the time of commencement of formal public consultation on the PAR. This ensures that development prejudicial to the proposed objectives of the PAR cannot occur while the merits of the proposals are being considered and determined.

A council should indicate its intention to request interim operation in the Statement of Intent when initiating the PAR.

#### **Development Plan structure**

It is also important that the policy structure and expression in the development plan is logical, simple and consistent. Appendix C sets out guidance for policies, structure and expression. The Guide to Preparing Plan Amendments (Planning SA publication) also provides additional information.

In addition to maps for heritage areas, State and local heritage places should be referenced in the development plan by the addition of a figure immediately after they are referred to in the zone or policy area section of the development plan.

Separate tables listing all State heritage places and local heritage places should include property address and certificate of title details, a description of the extent of the place of value or elements to be retained and relevant criteria. (refer to Appendix D).



*Anna Creek Stockyards*

## 5 DEVELOPMENT ASSESSMENT

### Development applications affecting State heritage places or areas

An application is required for any development that materially affects the fabric of State heritage and local places. This includes adjoining development or works that could affect the setting of the heritage place.

It is important to note that all work to a place is development because the usual exclusions in Schedule 3, 4 and 14 of the regulations under the *Development Act* do not apply to a State and local heritage place. This includes work within a building, however, in the case of local heritage, does not include 'painting'. Figure 6 lists all of the types of activities that require assessment and development approval.

The *Development Act* requires the relevant authority to forward to the Minister administering the *Heritage Act*, a copy of any application for development affecting a State heritage place. The Minister has eight weeks to advise the relevant authority on the application and the relevant authority must have regard to this advice. If no advice is received within eight weeks of the application being forwarded, this is deemed to be no comment and the relevant authority can proceed to determine the application.

A council must seek the concurrence of the Development Assessment Commission if it wishes to grant provisional development plan consent at variance to any advice from the Minister for Environment and Heritage. The commission has six weeks to make its decision (Figure 7).

### Development applications affecting local heritage places

In relation to a local heritage place, the *Development Act* requires an application to be lodged where the proposal involves 'development' as described in section 4(1). Schedule 2 and Schedule 3 of the development regulations lists some additional acts and activities that constitute development (refer to Appendix C).

### Information for development applications affecting a heritage place

Because of the need to protect the fabric of heritage places, including the setting and the area surrounding a place, more detailed information may be required by the council when assessing a heritage place. This may be as simple as an annotated drawing or photographs showing important elements to be retained or, where the building or site may be of sufficient significance or complexity a full conservation assessment and ongoing management recommendations may be required.



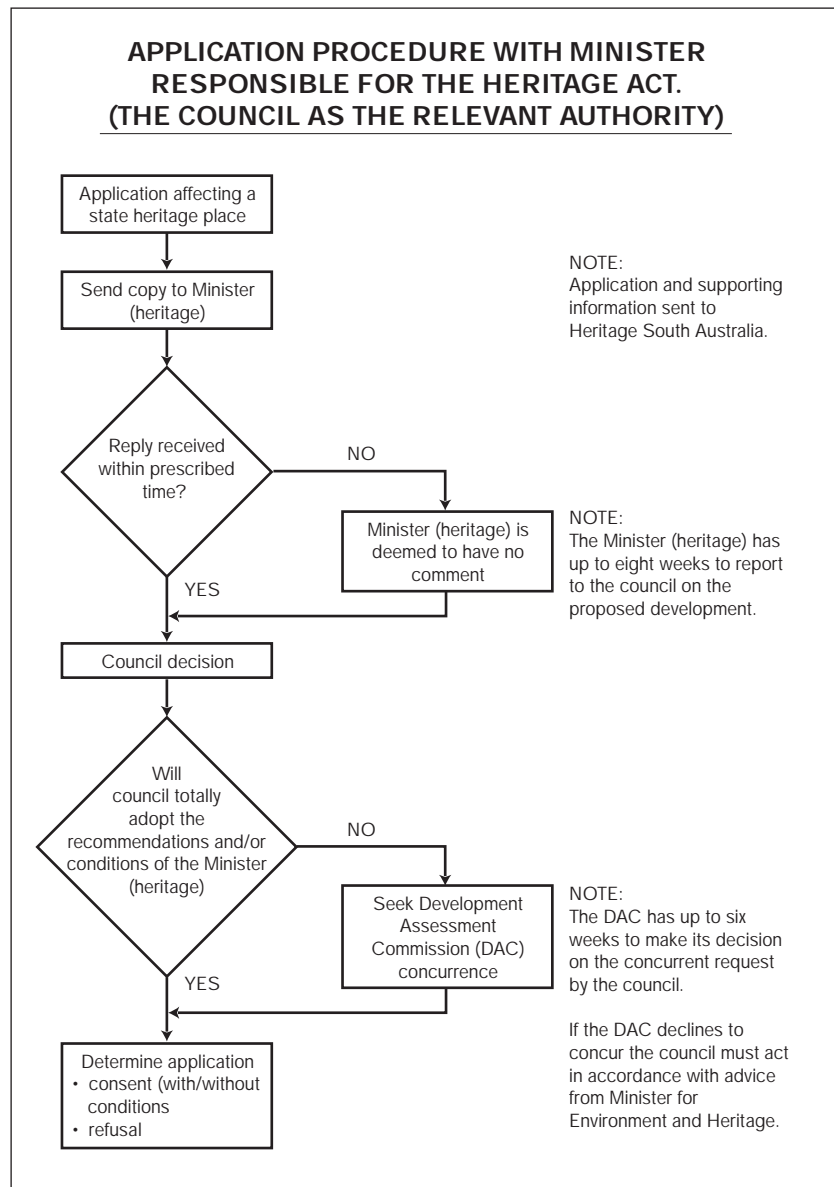
*Semaphore Fire Station early 1900s*



*Semaphore Fire Station*



*Former Semaphore Fire Station*



**Figure 7 Development applications affecting State heritage places: procedures for assessment**

## 6 ONGOING MANAGEMENT OF HERITAGE PLACES

Heritage conservation is a dynamic process. Every place is subject to physical change during its life; management and maintenance are necessary for upgrading or adaptation to provide for present and future generations. It is important that these be planned and carried out in the best manner possible. This section identifies the limitations of the *Development Act* and the need for a broad approach to heritage conservation. The following are some of the ways that the ongoing management of heritage places can be addressed.

### Conservation guidelines

Awareness of heritage values can be encouraged through the preparation and use of clear conservation and design guidelines outlining concepts and processes, using local examples, to reinforce the understanding of particular heritage values of an area. These guidelines are available from Heritage South Australia. (See Bibliography).

### Conservation Management Plans

A Conservation Management Plan (CMP) establishes heritage value, and identifies conservation policies and management mechanisms appropriate to retaining that value. It can be used to assess the heritage impact of a proposed development on the heritage place and its setting. The process is outlined in (Burra Charter) Australia ICOMOS and The Conservation Plan by JS Kerr. A CMP for a building would typically contain the following:

- a short history of the place
- an architectural assessment
- analysis of the physical condition
- statement of heritage value, including the relative significance of the parts of the place
- conservation constraints and the requirements of the users and owners
- conservation policies for the place and site including conservation of fabric and setting, specific elements, provision of services and retention of character, control of change, ongoing management and adaptation
- management issues including priority of works, funding and maintenance
- measured drawings and photographs (historic and current).

### Heritage Advisers

The State Heritage Advisory Service assists State and local governments and the community in the management of their heritage assets. Heritage advisers work in conjunction with councils. Heritage South Australia provides advice to State heritage place owners in areas not having a heritage adviser.

Heritage assessment and building conservation is a specialist area, and councils should consider the use, on a full or part-time basis, of staff or consultants who can provide information and advice. Councils may employ experienced conservation consultants in this capacity, separate from the State Government's Heritage Advisory Service. Further advice can be obtained from Heritage South Australia.



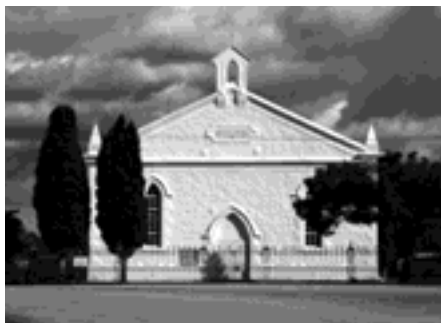
*Former McKell Flour Mill, Port Adelaide*



*Heritage adviser at former Queen's Home, Rose Park*



*Re-roofing Wilpena Homestead*



*Methodist Church, Moonta Mines*

## **Heritage Advisory Committees**

Heritage advisory committees can be set up by a council to provide advice on heritage matters and to raise general awareness of the value of heritage conservation. Committees may include council members; council staff; local residents with an involvement or interest in heritage conservation, such as a representative from the local branch of the National Trust or a historical society; a member of the architectural profession; a real estate agent; or any other relevant professional.

## **Incentives**

### ***Funding***

The sources of funding for grants and loans can include Federal, State and local government schemes. They are often limited and detailed eligibility criteria apply which may vary from year to year. The Federal government currently has a program (Cultural Heritage Projects Program) for places entered on the Register of the National Estate or State Heritage Register. Some councils have instigated schemes to fund heritage conservation projects (eg City of Adelaide).

### ***State Heritage Fund***

The owner of a property listed as a State heritage place or within a State Heritage Area is eligible to apply for funding from the State Heritage Fund. This may be in the form of a loan or grant. The kinds of conservation work funded includes:

- essential work to the conservation of the place;
- preventing further deterioration of the significant fabric;
- work that requires use of specific materials or methods (and consequently incurs increased costs); and
- work that will allow for the passing on of skills in the conservation field.

Conservation plans may be funded where complex conservation measures are required and it is necessary to give priority to conservation of the place.

Financial assistance may be also available to local government for the appointment of a heritage adviser. Contact Heritage South Australia for further details.

### ***City of Adelaide Incentive Scheme***

This scheme makes grants available to assist in the conservation of privately owned state and local heritage-listed buildings within the City of Adelaide. Details may be obtained from the council through their Heritage Services Department.

### ***Other financial Incentives***

Apart from heritage funds, incentives which offer a financial advantage for the owners of heritage places are highly effective in gaining support for conservation and, however minor, are viewed in a positive light by the community generally. They can include:

- waive fees for development applications;

- flexibility in building and planning requirements. Planning and building requirements for development work can be considered with greater flexibility (eg planning requirements for uses, floor space ratios which may lower the project cost overall and act as a powerful incentive for developers);
- rate differential or concessions. Councils could consider striking a lower rate assessment (percentage) for properties that are included on a heritage register. Alternatively, a system of short-term rate concessions to encourage building conservation works may be appropriate;
- Local heritage fund. A local heritage assistance fund can be established to provide small grants to encourage heritage project. (e.g the City of Holdfast Bay has a local heritage fund). These can be provided as dollar-for-dollar grants or as low interest loans; and
- Sponsorship. Councils should investigate the willingness of local and national companies to be involved in sponsorship.

### Education and information strategies

- Heritage seminars and information strategies. These can be tailored to local conditions and owners' conservation needs.
- Heritage walking trails and thematic tours.
- Heritage newsletters.
- Conservation guidelines. As each council area is unique, with its own specific conservation needs, the preparation conservation guidelines for particular types of buildings, particularly housing styles, should be considered.

### Promotion

The promotion of heritage conservation as a positive element of the general character and amenity of a local area is important. The following strategies have been proven useful:

- Action in the public environment. Appropriate works by councils to their own buildings and areas such as parks and gardens, streets and street furniture are extremely valuable in promoting conservation.
- Use of council publications (eg Mitcham Council for Colonel Light Gardens).
- Media releases. Articles placed periodically in the local press can enhance promotion of heritage objectives within a local government area.
- Heritage conservation awards. Some councils have instituted a scheme of awards for heritage projects within various categories.
- Video of local heritage assets. A professionally prepared video of the local area and its heritage assets is useful in promoting and publicising the local area and its heritage values.



*Work on miner's dugout, Appealinna Mine Flinders Ranges*



*Work on miner's dugout, Appealinna Mine Flinders Ranges*



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# APPENDIX A

## State Heritage Areas

## STATE HERITAGE AREAS

There are currently 16 State Heritage Areas in existence, three of which have been established via the *Development Act*. The list of State Heritage Areas includes:

**Port Adelaide**

**Moonta Mines**

**Mintaro**

**Inamincka/ Cooper Creek**

**Church Hill, Gawler**

**Belair National Park**

**Arckaringa Hills**

**Beltana**

**Goolwa**

**Hahndorf**

**Mount Gambier Volcanic Complex**

**Mount Schank**

**Burra**

**\*Petticoat Lane, Penola**

**\*Colonel Light Gardens**

**\*Mt Gambier Caves Gardens and Environs**

\* through *Development Act*

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# APPENDIX B

**Criteria and guidelines for State and local heritage places**

## CRITERIA AND GUIDELINES FOR STATE AND LOCAL HERITAGE PLACES

The following sets out the statutory criteria used to assign heritage values to a 'place'. Guidelines have been developed based upon the criteria to assist with the process of assigning heritage value.

### Criteria for State heritage places – Section 16 Heritage Act 1993

The *Heritage Act 1993* creates a State Heritage Register. A place is eligible for entry in the register if it is of heritage value, that is, if it meets one or more of the criteria in section 16 of the Act. The following sets out these criteria and provides guidelines to assist in assessing heritage value.

**A place would be considered as having State heritage value if:**

**a) It demonstrates important aspects of the evolution or pattern of the State's history.**

#### *Guidelines for inclusion:*

The place should be closely associated with events, developments or cultural phases that have played a significant part in South Australian history. Ideally it should demonstrate those associations in its fabric. For example:

- Reeves Point near Kingscote was the scene of the first formal settlement by Europeans in South Australia in 1836.
- The Burra mines provide substantial evidence of the importance of the 19th century copper mining industry to South Australia's economy.

#### *Guidelines for exclusion:*

Places will not normally be considered under this criterion if they are of a class of things that are commonplace, or frequently replicated, are places associated with events of interest only to a small number of people, places associated with developments that have little significance, or places reputed to have been the scene of an event, but where there is no trace of that event or which lacks substantial evidence. For example:

- Public buildings such as State schools are commonplace and would not normally be considered for entry in the register, unless a particular example possessed some notable physical attribute and was exceptionally well preserved. Such a place might be regarded as an 'outstanding representative' and considered under criterion (d). If it had a strong association with an important event or person it might be considered under criterion (g).
- Independence Point near the township of American River on Kangaroo Island is reputed to be the construction site of the schooner Independence by American sealers in 1803. However, the event left no discernible trace, and there is nothing of cultural significance to conserve at that place today.

**b) It has rare, uncommon or endangered qualities that are of cultural significance.**

#### *Guidelines for inclusion:*

The place should demonstrate a way of life, social custom, industrial process or land use which is no longer practised, is in danger of being lost, or is of exceptional interest. This encompasses places that have always been rare, and places that have become scarce through subsequent loss or destruction. For example:

- The arsenic labyrinth at Wheal Ellen near Strathalbyn is the only surviving example in South Australia of this rare technology.
- The Ostrich Farm near Port Augusta is evidence of an industry that once flourished but is now little known.

***Guidelines for exclusion:***

Places will not normally be considered under this criterion if they are rare only within a local context, or if they appear to be rare only because research has not been undertaken elsewhere, or if their distinguishing characteristics have been degraded or compromised, or if they are at present common and are known to be in danger of becoming rare in future.

**c) It may yield information that will contribute to an understanding of the State's history, including its natural history.**

***Guidelines for inclusion:***

The place should provide, or demonstrate a likelihood of providing, information that will contribute significantly to our knowledge of the past. The information should be inherent in the fabric of the place. The place may be a standing structure, an archaeological deposit or a geological site. For example:

- The site of the South Australian Company's bay whaling station at Thistle Island (1838-39) has yielded information about living and working conditions in this early staple industry.
- The children's graves in the Moonta Cemetery give a powerful impression of the impact of the typhoid epidemics of the 1860s.
- The fossil deposits at Ediacara have provided much information on the previously unknown soft-bodied fauna of the late Precambrian era.

***Guidelines for exclusion:***

Places will not normally be considered under this criterion if there is little evidence to suggest the presence of archaeological or palaeontologic deposits. There must be some basis to suggest the site will provide useful information. A place may not be eligible if it is likely to yield the similar information to other places, or information that could be obtained as readily from documentary sources.

**d) It is an outstanding representative of a particular class of places of cultural significance.**

***Guidelines for inclusion:***

The place should be capable of providing understanding of the category of places that it represents. It should be typical of a wider range of such places, and in a good state of integrity, that is, still faithfully presenting its historical message. For example:

- Poltalloch Homestead by Lake Alexandrina constitutes a notable representative of the great pastoral complexes created by the success of the 19th century wool industry.
- Bell's Plumber's Shop at St Peters is a well-preserved example of small-scale turn-of-the-century suburban business premises.

***Guidelines for exclusion:***

Places will not be considered only as members of a class; they must be notable and well preserved examples. Places will be excluded if their characteristics do not clearly typify the class, or if they were very like many other places, or if their representative qualities have been degraded or lost. However, places will not be excluded from the register because other similar places are included.

- e) **It demonstrates a high degree of creative, aesthetic or technical accomplishment or is an outstanding representative of particular construction techniques or design characteristics.**

***Guidelines for inclusion:***

The place should show qualities of innovation or departure, beauty or formal design, or represent a new achievement of its time. Breakthroughs in technology or new developments in design would qualify, if the place clearly shows them. A high standard of design skill and originality is expected. For example:

- The Hindmarsh River Bridge near Victor Harbor (1908) is South Australia's first reinforced concrete girder bridge.
- The ruins of the Peake Telegraph Station are one of the principal relics of the construction of the Overland Telegraph Line in 1871-72.
- The Bragg Laboratories at the University of Adelaide (1962) are a good early example of international style architecture in the local context.

***Guidelines for exclusion:***

Places would not normally be considered under this criterion if their degree of achievement could not be demonstrated, or where their integrity was diminished so that the achievement, while documented, was no longer apparent in the place, or because it was the work of a designer who demonstrated innovation elsewhere.

- f) **It has strong cultural or spiritual associations for the community or a group within it.**

***Guidelines for inclusion:***

The place should be one that the community or a significant cultural group has held in high regard for an extended period. This must be much stronger than people's normal attachment to their surroundings. For example:

- The War Memorial in North Terrace is the focus of community remembrance of those killed in war.
- The Old Gum Tree at Glenelg is widely believed to be the scene of the proclamation of government in South Australia in 1836.

***Guidelines for exclusion:***

Places will not be considered if their associations are commonplace by nature, or of recent origin, or recognised only by a small number of people, or not held very strongly, or held by a group not widely recognised, or cannot be demonstrated satisfactorily to others.

- g) It has a special association with the life or work of a person or organisation or an event of historical importance.**

***Guidelines for inclusion:***

The place must have a close association with a person or group that played a significant part in past events, and that association should be demonstrated in the fabric of the place. The product of a creative person, or the workplace of a person, whose contribution was in industry, would be more closely associated with the person's work than would his or her home. People are associated with many places during their lifetime. The proposal should demonstrate the importance of a particular place. For example:

- Rostrevor House at Woodforde demonstrates the prosperity that James Smith Reid derived from the construction of the Silverton Tramway, linking Broken Hill to South Australia.
- Edmund Wright House in King William Street, Adelaide, is a fine example of the work of that prominent architect, and is also notable as the former head office of the Bank of South Australia.

***Guidelines for exclusion:***

Places will not generally be considered under this criterion if they have only a brief, incidental or distant association, or if they are associated with persons or groups of little significance, or if they are associated with an event which has left no trace, or if a similar association could be claimed for many places, or if the association cannot be demonstrated. Generally the home or the grave of a notable person will not be entered in the register unless it has some distinctive attribute, or there is no other physical evidence of the person's life or career in existence.

**Criteria for local heritage places – Section 23(4) Development Act**

The *Development Act 1993* provides the opportunity for local councils, with ministerial approval, to apply development controls to places of local heritage value by including a list of such places in their development plans. Section 23(4) of the Act specifies the criteria for assessing local heritage places. As the character of local heritage between councils is different in many ways and similar in many others, guidelines are of necessity non-prescriptive, and are designed to give a general indication of the types of places local communities may consider as having heritage value. They are intended to assist councils and local government planners with the interpretation and application of the criteria. A development plan may designate a place as being of local heritage value if it fulfils one or more of these criteria, as highlighted in bold. The examples given are necessarily limited.

**A place would be considered as having local heritage value if:**

- a) It displays historical, economic or social themes that are of importance to the local area.**

*Commentary:*

To determine places under this criterion a local community must have a clear idea of the historical development of the area and region and the overview history prepared for a heritage survey will provide this knowledge.

*Examples:*

- Groups of buildings, which display the close concentration of commercial and residential buildings in the early settlement of the area (eg Mitcham Village). Farmhouses which have been engulfed by spreading residential and other development.
- Industrial complexes or buildings which have been the basis of settlement or economic activity in the area (eg Onkaparinga mill, Lobethal; stone quarries, Mount Gambier; shearers' factory, Woodville).
- Residential development on specific subdivisions creating new areas of development of towns (eg Whinham Street, Prospect).

**b) It represents customs or ways of life that are characteristic of the local area.**

*Commentary:*

Customs and ways of life involve groups within the whole community, or the community as a whole. These can be distinctive to the local area, or could be repeated in other places in the State in the same or a slightly different way. The sense of place and social value to the community of a place needs to be considered.

*Examples:*

- Foreshore development of beachside suburbs (eg Glenelg, Henley Beach, Semaphore).
- Churches representing the religious practice of a particular immigrant group in many localities (eg Lutheran churches).
- Sporting facilities, which were the focus of community activity (eg Norwood Oval).
- Buildings representing particularly local activities (eg shearing sheds, port warehouses).
- Corner shops and small groups of commercial buildings that served local communities prior to the introduction of motorcars and comprehensive public transport.

**c) It has played an important part in the lives of local residents.**

*Commentary:*

Many types of buildings, which form the basis of community structure, can be assessed under this criterion. These building types are often repeated in each local government area, but each community will also have specific places to which they will have special attachment due to the particular circumstances of local development and sense of place.

*Examples:*

- Early schools, both primary and secondary.
- Hotels.
- Mechanics institutes and libraries.
- Hospitals (particularly early sections).
- Churches.

**d) It displays aesthetic merit, design characteristics, or construction techniques of significance to the local area.**

*Commentary:*

Local areas will have places that are particularly characteristic of the conditions or materials available within the district. These places will often immediately come to mind when the locality is mentioned, as being 'typical' of the area.

*Examples:*

- Mount Gambier limestone buildings and houses.
- North Adelaide bluestone villas.
- Port Adelaide timber-framed corrugated iron buildings.
- Half-timbered buildings in German settlements.
- Buildings designed by significant local architects/designers.

**e) It is associated with a notable local personality or event.**

*Commentary:*

The relative significance of many local residents will be difficult to determine without a clearly established history of a local area. However, associations with people involved in early settlement, local politics and government, education, commerce, cultural pursuits and a range of other community activities can usually be easily determined and verified. Events may be local manifestations of State wide phenomena or specifically local in effect.

*Examples:*

- Residences and/or work places of such people as local mayors, doctors, merchants, industrialists, builders, sporting or artistic notables. These may also include residences with significant gardens.
- Places associated with past activities/events such as racecourses (significant races, meetings), halls (enlistment), rotundas and parks.
- Cemeteries that record past local tragedies or epidemics.

**f) It is a notable landmark in the area.**

*Commentary:*

Places assessed as fulfilling this criterion need to be visually prominent and a reference point for the whole community or a significant part of it.

*Examples:*

- Memorials at road intersections or prominently placed in town centres.
- Large buildings within lower scale settlements.

- g) In the case of a tree (without limiting a preceding paragraph) - it is of special historical or social significance or importance within the local area.**

*Commentary:*

Designating a tree as a place of local heritage value identifies that it is a tree that the community considers has special historic value and is therefore worthy of particular consideration. It is expected that most trees will be preserved using other mechanisms, see Planning Bulletin Significant Urban Trees.

*Examples (from the City of Unley):*

- Acacia pendula at Fullarton Park
- Eucalyptus camaldulensis at Heywood Park
- Araucaria heterophylla at Memorial Gardens.

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# APPENDIX C

## Definition of development and policy checklist

## DEFINITION OF DEVELOPMENT AND POLICY CHECKLIST

### The definition of development

The *Development Act* defines a range of acts or activities as ‘development’ as described within section 4(1) of the *Development Act*, and includes:

- (e) in relation to a State heritage place – the demolition, removal, conversion, alteration, or painting of, or addition to, the place, or any other work that could materially affect the heritage value of the place; or
- (f) in relation to a local heritage place – the demolition, removal, conversion, alteration of, or addition to, the place, or any other work (not including painting but including, in the case of a tree, any tree-damaging activity) that could materially affect the heritage value of the place.

The following schedules of the development regulations specifically address the types of works that are development.

- Schedule 2 of the regulations provides that any excavating or filling (or excavating and filling) of land in a local heritage place which involves the excavation or filling of a volume of material which exceeds nine cubic metres in total, is development.
- Schedule 3 of the regulations provides that certain acts and activities, which are not development generally, are development in relation to a local heritage place. These include sundry minor operations detailed in paragraph 4(1) of Schedule 3, such as outbuildings in certain zones, windmills and swimming pools, and repair and maintenance as detailed in paragraph 4(2). Schedule 3, paragraph 4(3) specifies certain other activities which are development, and these include the installation of air-conditioning and exhaust fans if visible from a public street, and the construction of pergolas. Schedule 3 excludes acts and activities, which are not development in relation to a State heritage place.
- Schedule 4 of the regulations identifies building works that are to be considered as complying forms of development in respect of a development plan. Building works involving State and local heritage places are, however, specifically excluded from consideration under Schedule 4.
- Schedule 14 of the regulations provides an exemption for certain types of development undertaken by State Agencies. However, it does not exclude a State agency from the normal assessment processes in the case of a State heritage place.

### Checklist of components for inclusion in heritage policy

Part 1 of this Checklist covers components relevant to the conservation, adaptation and extension of existing heritage places and buildings and Part 2 covers issues relating to new development.

Policies need not be developed on all of these points; rather, they indicate a range of matters, which may have an impact on heritage places. It is therefore important to select those that are considered to be appropriate for each area.

## **Part 1: Conservation, adaptation and extension of buildings**

### General controls:

- identify and reinforce key elements of heritage value of a place or zone, particularly those in the public realm
- sympathetic restoration and rehabilitation
- repair or replacement of original elements or features
- extensions sited with due regard for historic elements
- extensions sympathetic to scale, form, or external materials
- care in introduction of new technologies
- use of appropriate conservation methods and techniques
- maintain conservation standards
- maintain heritage values through sympathetic infill and redevelopment where appropriate.

### Appearance of buildings:

- architectural design and style (particularly residential styles)
- building siting and setback from street frontage
- building siting and setback from adjoining properties
- height, scale and bulk
- roof pitch and form, and gutter profile
- predominant eaves and ridge heights
- verandah style (concave, bullnose)
- wall type (solid, number of openings)
- size and proportion of openings (windows, doors)
- joinery (design and detailing)
- shopfront design and details
- roof mounted mechanical plant and equipment (location and visibility)
- agricultural buildings (special consideration in rural councils).

### Materials and finishes:

- external materials, eg sandstone, bluestone, slate
- roofing materials, eg timber, shingles, slate, iron
- colour schemes for buildings and fences
- colours and finishes that detract from identified architectural character, eg glass curtain walls.

### Carports and garages:

- architectural design and style
- setback and location
- roof pitch and form.

Fencing:

- fence type, eg timber picket, iron railing, stone
- fence height and alignment
- gate design.

Landscapes and streetscapes:

- rhythm of street facades
- street furniture (existing and proposed)
- lighting (existing and proposed)
- street kerbing and guttering (bluestone, slate)
- pavement surface of footpaths
- pavement surface of roads
- verge treatment
- street trees and significant trees
- public spaces, including parks and gardens
- views and vistas
- street patterns
- village settings and relationships of buildings

Advertisements and signage:

- signage
- size of signage
- graphic style or typeface
- illumination of signs
- location of sign, eg on wall, under verandah canopy
- shop window signage.

## **Part 2: New development**

General controls:

- sympathetic integration of new development, particularly where this involves a change of use
- sympathetic alteration or removal
- allowance to demolish dilapidated or realistically unusable places.

Appearance of buildings:

- development complementary to heritage value
- height, scale and bulk
- building siting and setback from street frontage
- building siting and setback from adjoining properties

- roof pitch and form
- characteristic design elements
- colours, materials and finishes.

Land division:

- resulting allotment pattern will satisfactorily accommodate new development in a form which would reinforce and not detract from the heritage character of the zone
- subdivision pattern (allotment size and dimensions)
- frontage of allotment to public road
- integrity of buildings or items retained
- retention of historic landscape elements.

Movement of people and goods:

- location of on-site carparking areas, eg rear of existing buildings
- minimise access points and/or driveways onto public roads.

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# APPENDIX D

## Policy structure and expression and general policies

## **POLICY STRUCTURE AND EXPRESSION AND GENERAL POLICIES**

Heritage Plan Amendment Reports may typically contain the following:

General heritage (council-wide) policies

- objectives
- principles of development control

Zone or policy area heritage policies

- objectives
- principles of development control
- figure delineating state places or areas, local heritage places or Historic (Conservation) Zones

State and local heritage lists

- tables within development plans

Maps

- identification of heritage areas

Conservation guidelines

- table(s) of illustrated guidelines focused on those conservation issues are relevant to the development assessment process.

### **Policies for zones or policy areas**

In some instances it may be desirable to include a 'statement of heritage value' as part of a "Desired Future Character Statement" for a zone. If such a statement is included it should be short and specifically related to the local heritage area and its characteristics. It must have a clear development assessment purpose.

Appropriate objectives and principles of development control, as well as a list of complying and non-complying development and public notification development categories may be prepared for inclusion within a specific zone or policy area.

A figure delineating heritage places, or heritage areas should be included immediately after they are referred to in the zone or policy area section in the development plan.

### **State and local heritage lists**

A list of all State heritage places and local heritage places should include property address and certificate of title details, a description of the extent of place of value or elements to be retained and relevant criteria. It is recommended that the criteria for State heritage places and local heritage places be set out at the end of the heritage list.

### **Tables and figures**

For ease of reference, the information in the tables should be arranged in alphabetical order in relation to suburb name and/or street name. State and local heritage places should be identified on separate tables (refer to Appendix E&F).

## **General policies for Heritage PARs**

Within development plans there is scope for varying degrees of heritage protection for State and local heritage. These levels can be reflected through the incorporation of council-wide provisions relating to heritage conservation at a broad level to more specific controls for particular places or areas.

### **General council-wide policies for State and local heritage places**

The following are examples of general heritage objectives and principles of development control. Councils should carefully consider their particular local circumstances and the requirements of the Planning Strategy before determining how these provisions, or variations of them, should be applied.

#### **General heritage (council-wide) objectives**

Objective 1: The conservation of land, buildings and structures of local historical significance which are representative of architectural, cultural, archaeological, geological, palaeontological, technological or scientific themes.

The council area contains land, buildings and structures of heritage value. It is necessary that these areas of land, buildings and structures and their settings be conserved for the benefit of present and future generations, to maintain a historic and cultural record of the settlement of the State. Conservation of such areas, buildings and structures and their settings can also enhance the attractiveness of the council area to tourists and visitors.

In considering proposals involving the conservation of places of heritage value, the existing character and appearance of a place or area and its contribution to the heritage character of the locality need to be regarded. Design, construction, materials and colours specifically influence the historic character of a place or area.

Objective 2: The conservation and maintenance of the integrity of places of identified State and local heritage value.

Integrity in relation to places of heritage value means retaining the significant elements or features of such places in order to retain their identified heritage value. Lists are included in the development plan describing land, buildings and structures that have been identified as places of State and local heritage value.

Conservation in relation to places of heritage value means all the processes of looking after a place to retain heritage value. It includes maintenance and may, according to circumstances, include preservation, restoration, reconstruction and adaptation and, usually, a combination of more than one of these.

Objective 3: The facilitation and encouragement of continued use or adaptive reuse of land, buildings and structures of heritage value.

In some cases, the conservation of places of heritage value may only be achievable through change of use. If conservation objectives underpin adaptive forms of land use they should be helped and encouraged, and considered on their individual merits. Adaptive reuse means a use, which may be different from the original use and function, but not so different as to destroy or remove heritage significance.

Objective 4: The conservation and maintenance of the distinctive architectural and historic character of areas identified as State Heritage Areas.

New development in areas of heritage value should not detract from the identified heritage value of those areas.

**General heritage (council-wide) principles of development control**

- 1 Development should conserve and retain the cultural significance of a local heritage place or State heritage place based on a respect for the existing fabric and should involve the least possible physical intervention. Conservation of places of heritage value should include provision for their security, maintenance and future conservation.
- 2 Development should conserve the heritage value of the heritage place and require the maintenance of an appropriate visual context, eg siting, form, scale, colour, texture and materials. New construction, demolition or modification should not adversely affect the context of places of heritage value.
- 3 Development affecting a heritage place or area should only alter or adapt that place in order to retain or enhance the heritage value of the place or area.
- 4 Alterations and additions to places of heritage value should enhance the established heritage value and be compatible with the design, siting, scale, built form, materials and external finishes.
- 5 Development adjacent to a place of heritage value should respect and complement the character of such a place in terms of design, siting, scale, built form, materials and external finishes, and contribute positively to the significance of the heritage place.
- 6 The way in which land, buildings, and structures of heritage value are used should support maintenance and/ or restoration and heritage value.
- 7 Where adaptation of heritage places and buildings within heritage areas takes place where this involves conversion to new uses or additional construction or part demolition or where alterations are proposed to the fabric, development should enhance their heritage value.

**Policies for Historic (Conservation) Zones or Historic (Conservation) Policy Areas**

The following are examples of objectives and principles of development control which could be applied to a Historic (Conservation) Zone or Policy Area.

Objective 1: An area of historic importance where the heritage value is conserved and reinforced.

Objectives 2 and 3:

(Add additional zone objectives which relate to specific local historic and physical character.)

**Principles of development control**

- 1 Development within a Historic (Conservation) Zone or Policy Area should complement the identified heritage values.

- 2 Development should ensure that any buildings, building elements and other features that contribute to the heritage value of the area are appropriately conserved.
- 3 Development should conserve, maintain, enhance and reinforce the existing streetscape and the historic character of individual buildings, exhibiting architectural and roof forms, designs, street frontage widths, materials, finishes, fences and landscape settings which complement without attempting to reproduce historic buildings or their detailing.
- 4 Within a Historic (Conservation) Zone or Policy Area, buildings may be altered and added to in an appropriate manner to conserve and complement the character, scale, architectural style and form, materials and finishes.
- 5 New buildings and structures should be sited, designed and built in a manner that reinforces and enhances the heritage values of the area.
- 6 Within an Historic (Conservation) Zone or Policy Area, the siting, scale, setbacks, architectural style and form, materials and external finishes of new development should complement the heritage values.

**Policies relating to contributory items in Historic (Conservation) Zones:**

Objective 1: Development accommodating a variety of housing types which are compatible with the historic character of the relevant policy area.

***Principles of development control***

- 1 Existing significant and contributory buildings, identified in Table /? and Maps /?, which contribute to the historic character of the zone should:
  - (a) not be demolished;
  - (b) be restored and rehabilitated in accord with their original style, design and features;
  - (c) be altered and added to so the integrity and prominence of the front original street presentation of the building is maintained or reinstated;
  - (d) integrate improvements without compromise to the character of the original building, or screened by, or located to the rear of the original building; and
  - (e) not be detrimentally affected in terms of character or function by development, including land division.
- 2 There should be no alteration of, or addition to or demolition of, any part of any building which contributes significantly to the historic character of the zone in a manner or to an extent which will diminish significantly the amount of that contribution.

**Land division**

Land division which results in an increase in the number of allotments should only occur where it can be demonstrated that it will not be detrimental to the integrity of a heritage place or area (State or local); and the resulting allotment pattern will satisfactorily accommodate new development of a form which will reinforce and complement the heritage character of the area.

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# APPENDIX E

## State Heritage Places

## STATE HERITAGE PLACES

**TABLE Un/3**

Heritage Places (Built Heritage)

### STATE HERITAGE PLACES

PROPERTY ADDRESS	DESCRIPTION OF PLACE OF VALUE (State Heritage Places, only listed in Development Plan for convenience, as State Heritage Register, under the <i>Heritage Act</i> , should be referred to for full details)	CERTIFICATE OF TITLE REFERENCE
6 Addiscombe Place, Unley Park	"Heywood" - Dwelling	4074/511
2 Anzac Highway, Keswick	Defence Building - Building 32, Keswick Barracks	4157/925
8 Bellevue Place, Unley	"Bellevue Place" - Dwelling	5083/881
32 Cross Road, Myrtle Bank	Ridge Park nursing Home	4049/122
3 Douglas Street, Millswood	River Red Gum	5110/183
78 Fisher Street, Fullarton	"Woodfield" - Dwelling	5171/404
411 Fullarton Road, Fullarton	Fullarton Park Community Centre - "Hughes Estate"; Former Dwelling	1063/137
380 Glen Osmond Road, Myrtle Bank	Carmelite Monastery	3286/119
126-132 Goodwood Road, Goodwood	Shops	5201/688, 734-744
141 Goodwood Road, Goodwood	Capri Cinema	4324/97
155 Goodwood road, Goodwood	War Memorial	697/73
181 Goodwood Road, Millswood	Education Centre - Former Orphanage; outbuildings & fence	5314/476
179 Greenhill Road, Parkside	Office - "Carramar Clinic"; Former Dwelling	823/106
631 South Road, Black Forest	Retirement Village - "Ackland House"; Former Dwelling	4214/543
37 Thornber Street, Unley Park	Residential Flatbuilding - "Thornber House" - Former dwelling and outbuildings	4176/705
34 Unley Road, Unley	Office - former Dwelling	5345/269
183 Unley Road, Unley	Old Hall & New Church - St Augustine's Anglican Church Hall & school building	2095/148 (GM4/461)
20 Victoria Avenue, Unley Park	Dwelling - "Yurilla Hall"	3402/101
34 Wood Street, Millswood	Dwelling - "Coonawarra"	4186/904
31 Young Street, Parkside	Church - Former Epworth Methodist Church	4067/160
61 Young Street, Parkside	Dwelling - Former Private School of J L Young	4077/237
305 Young Street, Wayville	Dwelling - "Amphi-Cosma"	3613/50
307 Young Street, Wayville	Dwelling - Lee's Theatre Club	3945/199

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# APPENDIX F

## Local Heritage Places

## LOCAL HERITAGE PLACES

TABLE Pr/2

Local Heritage Places (Built Heritage)

Property Address	DESCRIPTION OF PLACE OF VALUE	Certificate of title	Section 23(4) Criteria
<b>42 Alexandra Street, Prospect</b>	<b>Former Shop and Dwelling</b> Roof and chimneys. South wall (including chamfer) and verandah. East and west wall to end of stonework.	5608/360	a, c, d
<b>1 Argyle Street, Prospect</b>	<b>Dwelling</b> Roof form not cladding. Façade wall and verandah. Left hand side wall and right hand side wall to end of stonework. Fence to front boundary.	5246/98	a, b
<b>17 Argyle Street Prospect</b>	<b>Dwelling</b> Roof form not cladding. Front wall and verandah. Left hand side wall (excluding carport) and right hand side wall to end of stonework.	5378/46	a, b
<b>2-12 Balfour Street, Nailsworth</b>	<b>Nailsworth Primary School</b> Roof and chimneys and ventilators. South wall including single storey wing to west. East and west walls.	2671/134	c, d, f
<b>4 Ballville Street, Prospect</b>	<b>Dwelling</b> Roof and chimneys. South wall and verandah (excluding enclosure). West and east wall to end of stonework.	555/94	a,b
<b>5 Bradford Street, Prospect</b>	<b>Single Fronted Cottage</b> Roof. West wall and verandah. South and north walls to end of stonework.	4398/25	a,b
<b>22 Braund Road, Fitzroy</b>	<b>Dwelling</b> Roof and Chimneys. Fence including masonry piers and finials, cast iron panels. North wall to projecting rendered section. East wall and verandah. South wall to end of old stone wall.	5177/460	a,b
<b>62 Braund Road, Prospect</b>	<b>Former shop and dwelling</b> Roof and chimneys. East wall of shop (including box window) and house. North wall to end of stone wall.	5128/625	a,c,d
<b>2A Burwood Street, Nailsworth</b>	<b>Salvation Army Hall</b> Roof and chimneys and ventilators. South wall to end of rendered section. East and west walls to end of original building.	795/149 1621/132	a,c
<b>4 Carter Street, Prospect</b>	<b>Dwelling, 'Myoora'</b> Roof and chimneys. South wall including verandahs. West wall including castellated tower and verandahs. East wall including verandahs. Fence to front boundary.	5198/630 5214/45 5214/32	a,b,d
<b>24 Carter Street, Prospect</b>	<b>Dwelling</b> Roof and chimneys. South wall. East wall (including verandah but excluding carport) to end of stonework. West wall to end of stonework.	5200/51 414/72	a,b,d
<b>48 Carter Street, Prospect</b>	<b>Dwelling</b> Roof. South wall (excluding verandah). West wall (excluding carport). Fence including piers and cast iron panels.	2975/199	a,b
<b>29-31 Cassie Street, Collinswood</b>	<b>Attached cottages</b> Roof form and chimneys. North wall including verandah and posts. West and east walls, to start of lean-to.	541/50	a,d

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# APPENDIX G

## Glossary of terms and definitions

## GLOSSARY OF TERMS AND DEFINITIONS

The following terms are defined in accordance with the *Heritage Act 1993*, the *Development Act 1993* and the Australia ICOMOS Burra Charter

<b>Adaptation</b>	Modification of a heritage place to suit a proposed, compatible use.
<b>AHC</b>	Australian Heritage Commission.
<b>Australia ICOMOS</b>	The national committee of the International Council on Monuments and Sites. ( A sub-committee of UNESCO).
<b>Building Rules</b>	Means any codes or regulations under <i>Development Act</i> (or adapted under this <i>Development Act</i> ) that regulate the performance, standard or form of building work and includes any standard or document adopted by or under those codes or regulations, or referred to in those codes or regulations.
<b>Burra Charter (and its guidelines)</b>	Charter adopted by Australia ICOMOS which establishes the nationally accepted principles for the conservation of places of cultural significance.
<b>Compatible use</b>	A use for a heritage place which involves no change to its culturally significant fabric, changes which are substantially reversible or changes which make a minimum impact.
<b>Conjectural reconstruction</b>	Alteration of a heritage place to simulate a possible earlier state, which is not based on documentary or physical evidence. This treatment is outside the scope of the Burra Charter.
<b>Conservation</b>	All the processes of looking after a place so as to retain its cultural significance. It includes maintenance and may, according to circumstances, include preservation, restoration, reconstruction and adaptation and will be commonly a combination of more than one of these.
<b>Conservation Management Plan</b>	A document which sets out what is of heritage value in a place and what policies are appropriate to enable that value to be retained in its future use and development.
<b>Conservation Policy</b>	A proposal to conserve a heritage place arising out of the opportunities and constraints presented from an understanding of heritage value and other considerations.
<b>Contributory Item</b>	Identified through policy formulation and amendment, and deemed to have historic value by contributing to the heritage values of a Historic (Conservation) Zone or Policy Area.
<b>Cultural Significance</b>	Of aesthetic, historic, scientific or social value for past, present or future generations.

<b>Curtilage</b>	The geographical area that provides the physical context for a heritage place, and which contributes to its heritage value. The curtilage for a heritage place may not coincide with the land title boundary of the property.
<b>Fabric</b>	All the physical material of the place.
<b>Heritage Place</b>	A place of heritage value.
<b>Heritage South Australia</b>	A Unit within of the Department for Environment and Heritage comprising heritage specialists and support staff. It provides administrative and policy support to the State Heritage Authority and is responsible for administering the State government's program to conserve the built heritage of South Australia.
<b>Local Heritage Advisory Committee</b>	A Sub-committee of the Development Policy Advisory Committee (DPAC). DPAC is a policy advisory committee established under section 8 of the <i>Development Act, 1993</i> . This committee is an independent committee established to provide advice to the Minister on matters of planning policy.
<b>Local Heritage Value</b>	<p>The <i>Development Act</i> states that a Development Plan may designate a place as a place of local heritage value if:</p> <ul style="list-style-type: none"> <li>(a) it displays historical, economic or social themes that are of importance to the local area; or</li> <li>(b) it represents customs or ways of life that are characteristic of the local area; or</li> <li>(c) it has played an important part in the lives of local residents; or</li> <li>(d) it displays aesthetic merit, design characteristics or construction techniques of significance to the local area; or</li> <li>(e) it is associated with a notable local personality or event; or</li> <li>(f) it is a notable landmark in the area.</li> <li>(g) in the case of a tree (without limiting a preceding paragraph) it is of special historic or social significance or importance within the local area.</li> </ul>
<b>Local Heritage Place</b>	A place that is designated as a place of local heritage value by a Development Plan.
<b>Maintenance</b>	The continuous protective care of the fabric, contents and setting of a place, and is to be distinguished from repair.
<b>Minister (heritage)</b>	Minister for Environment and Heritage - administering <i>Heritage Act 1993</i> .
<b>Minister (planning)</b>	Minister for Transport and Urban Planning (MTUP) - administering <i>Development Act 1993</i> .

<b>National Trust of South Australia</b>	The National Trust is a non government, not for profit membership based organisation, committed to the conservation of South Australia's natural and built environment.
<b>Place</b>	A site, area, tree, building or other work, a group of buildings or other works together with associated contents and surrounds. A place can be a structure, ruin, archaeological site, or a landscape modified by human activities.
<b>Planning SA</b>	An agency of the Department for Transport and Urban Planning is responsible for guiding and administering planning and development assessment in South Australia. As the State Government's principal adviser on planning and development strategies and policies, its role is to provide advice, assistance and information on a range of development proposals and policy issues.
<b>Preservation</b>	Maintaining the fabric of a place in its existing state and retarding deterioration.
<b>Reconstruction</b>	Returning a place as nearly as possible to a known earlier state by the introduction of new or old materials into the fabric (not to be confused with conjectural reconstruction).
<b>Restoration</b>	Returning the existing fabric of a place to a known earlier state by removing accretions or by reassembling existing components without introducing new material.
<b>State Heritage Area</b>	A State Heritage Area is an area of State heritage value. Previously, State Heritage Areas were entered in the State Heritage Register. Under the <i>Heritage Act 1993</i> State Heritage Areas are established through Plan Amendment Reports under the <i>Development Act 1993</i> . They are no longer entered in the State Heritage Register but are part of the Inventory.
<b>State Heritage Authority</b>	The State Heritage Authority is an independent group of eight members established under the <i>Heritage Act 1993</i> with experience in history, archaeology, architecture, natural sciences, heritage conservation, public administration and property management. The Authority provides advice to the Minister on heritage issues and administers the State Heritage Register, including the inclusion and removal of places in the Register.
<b>State Heritage Place</b>	A place which is entered on the State Heritage Register. Any 'place' within a State Heritage Area. State heritage places may be listed and identified on maps within Development Plans.

**State Heritage Register**

A Register of places of value to the state of South Australia, held by Heritage South Australia.

**State heritage value**

The *Heritage Act* states that a place is of State heritage value if it satisfies one or more of the following criteria:

- (a) it demonstrates important aspects of the evolution or pattern of the State's history; or
- (b) it has rare, uncommon or endangered qualities that are of cultural significance; or
- (c) it may yield information that will contribute to an understanding of the State's history, including its natural history; or
- (d) it is an outstanding representative of a particular class of places of cultural significance; or
- (e) it demonstrates a high degree of creative, aesthetic or technical accomplishment or is an outstanding representative of particular construction techniques or design characteristics; or
- (f) it has strong cultural or spiritual associations for the community or a group within it; or
- (g) it has a special association with the life or work of a person or organisation or an event of historical importance.

**Statement of heritage value**

A statement, usually in prose form, which summarises why a heritage place or area is of importance.

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# APPENDIX H

## Useful heritage web sites

## USEFUL HERITAGE WEB SITES

**Heritage South Australia**

[www.heritage.sa.gov.au](http://www.heritage.sa.gov.au)

**Australian Heritage Web sites**

[www.heritage.gov.au](http://www.heritage.gov.au)

**Australian Heritage Places Inventory**

[www.heritage.gov.au/ahpi](http://www.heritage.gov.au/ahpi)

**Australia ICOMOS**

[www.icomos.org/australia](http://www.icomos.org/australia)

**Australian Council of National Trusts**

[www.ausnattrusts.com.au](http://www.ausnattrusts.com.au)

**History Trust of SA**

[www.history.sa.gov.au](http://www.history.sa.gov.au)

**State Library of South Australia**

[www.slsa.sa.gov.au](http://www.slsa.sa.gov.au)

**Heritage Victoria**

[www.heritage.vic.gov.au](http://www.heritage.vic.gov.au)

**New South Wales Heritage Office**

[www.heritage.nsw.gov.au](http://www.heritage.nsw.gov.au)

**National engineering Heritage Committee**

[www.ieaust.org.au/page.cfm?pagenum=488](http://www.ieaust.org.au/page.cfm?pagenum=488)

**Australian Garden History Society**

[www.home.vicnet.net.au/~aghs/](http://www.home.vicnet.net.au/~aghs/)

**Australian Institute of Maritime Archaeology**

[www.inet.net.au/](http://www.inet.net.au/)

**Australian Society for Historical Archaeology**

[www.archaeology.usyd.edu.au/links/index.html](http://www.archaeology.usyd.edu.au/links/index.html)

**Documentation and Conservation of the Modern Movement**

[www.docomom.com/](http://www.docomom.com/)

**English Heritage**

[www.english-heritage.org.uk](http://www.english-heritage.org.uk)

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Definitions and Guidelines

Guidelines to Approaches for Conserving Heritage Places

Planning for Conservation Management

Criteria for Inclusion of Places in the State Heritage Register

Summary of *Heritage Act 1993*

Summary of *Development Act 1993*

Entering a Place in the State Heritage Register

Heritage Funding in South Australia

Archaeological Sites and Artefacts

South Australian Architecture: A reading list

### **Heritage South Australia Guidelines**

Advertising Signs on Heritage Buildings in South Australia

Fences in South Australia

Alterations and additions

Gardens in South Australia 1840-1940

### **Heritage South Australia Technical notes**

3.3 Early Bricks and Brickwork in South Australia

3.4 Removal of Paint from Masonry

3.5 Cleaning of Masonry

3.6 Stone Masonry in South Australia

3.7 Painting of Older Buildings in South Australia

3.8 Rising Damp and Salt Attack

3.10 Early Roofing and Roof Materials in South Australia

### **Planning SA Publications**

Guide to preparing plan amendments

Planning Bulletin – Significant Urban Trees