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Mr Alan Bright
Metropolitan & Regional Projects South
Department of Planning and Infrastructure
GPO Box 39
Sydney NSW 2001
Attention: Mark Brown
c/o Mark.Brown@planning.nsw.gov.au

Dear Mr Bright

PART 3A DEVELOPMENT – AUSTRALIAN CATHOLIC UNIVERSITY STRATHFIELD CAMPUS – 25B BARKER ROAD AND 167 ALBERT ROAD, STRATHFIELD – CONCEPT PLAN FOR FOUR DEVELOPMENT SITES AND PARKING – PREFERRED PROJECT REPORT AND RESPONSE TO SUBMISSIONS – MAJOR PROJECT 10_0231

I refer to your email referral of 24 July 2012 requesting comments on the proponent's Preferred Project Report and Response to Submissions for the above major project proposal. The Heritage Council has reviewed the revised proposal and supporting assessments and accordingly provides the following comments with regard to heritage issues.

The following comments measure how the revised proposal responds to previous Heritage Council recommendations. For more detail on the issues noted below please refer to this earlier Heritage Council letter dated 22 March 2012.

The following changes to the proposed built form for the library in Precinct 1 are noted:

- Increased set-back from Albert Road by an average of 3 metres to protect the avenue of street trees and two Bunya Pines as recommended by an arborist
- Reduced height at the north-western end from 4 to 3 storeys

Conservation measures have also been incorporated into the Statement of Commitments for the proponent to prepare a:

- Conservation Management Plan containing a schedule of prioritised conservation works
- Interpretation plan to interpret the heritage significance of the site
- Archaeological assessment in areas of excavation as specific stages are realised
- Archival photographic recording of the site

The responses also agree to:

- Complete a nomination for listing the site on the State Heritage Register
- Assess future applications against the criteria contained in the Heritage Council's guideline for infill development, "Design in Context"

Comments on revised proposal

The above revisions and additional conservation management measures are generally supported as addressing the recommendations of the Heritage Council to mitigate heritage impacts.

The only exception is the statement of commitment for archaeology, which omits the detail of the Heritage Council's recommended conditions. To fulfil the intent of the Heritage Act's requirements for appropriate management of relics, conditions are therefore recommended for inclusion in the consolidated Part 3A consent.

Previously recommended conditions have been removed where these have been addressed in the response and statement of commitments as outlined above, or can be assessed in future applications.

Recommendations

The following revised conditions of consent are recommended to appropriately manage archaeology:

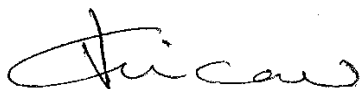
1. Before excavation commences on site, the Applicant must engage a suitably qualified historical archaeologist to undertake an archaeological assessment to determine the likelihood and significance of any archaeological relics in areas proposed for excavation. This assessment must contain an appropriate methodology for any archaeological works required and an appropriate research design to guide the archaeological works. For relics of potential state significance, the archaeological assessment should also include an appropriate mitigation strategy with options for in situ retention or on-site interpretation. This archaeological assessment must be submitted to the Heritage Branch, Office of Environment and Heritage, for comment prior to any archaeological works commencing on site.
2. All demolition and excavation works on the site of the former villa known as 'Ardross' or other significant relics identified in the archaeological assessment must be monitored by a suitably qualified historical archaeologist. Details of this archaeologist must be forwarded to the Heritage Council for sign off prior to works commencing.
3. Should archaeological evidence related to this villa or other relics be revealed during works, all works must stop and the archaeologist must be given adequate resources to allow full and detailed recording of this archaeology to be undertaken to the satisfaction of the NSW Heritage Council.
4. The Applicant must ensure that the site under archaeological investigation is made secure and that the un-excavated artefacts, structures and features are not subject to deterioration, damage or destruction.
5. The Applicant is responsible for the safe-keeping of all relics recovered from the site.
6. The Applicant must ensure that the approved Excavation Director or an appropriate specialist, cleans, stabilises, labels, analyses, catalogues and stores any artefacts recovered from the site in a way that allows them to be retrieved according to both type and provenance.
7. The Applicant must ensure that a summary of the results of the field work, up to 500 words in length, prepared by the approved Excavation Director is submitted to the Heritage Council of NSW for approval within one (1) month of completion of archaeological field work.
8. The Applicant must ensure that a final excavation report is written by the approved Excavation Director to publication standard, within one (1) year of the completion of the field based archaeological activity. This report must include an assessment of the significance of the archaeology, statement(s) on how archaeological investigations at this site have contributed to the community's understanding of Ardross and other comparative sites in the area and recommendations for the future management of the site.



As a site of potential state heritage significance, it is requested that subsequent applications for the Australian Catholic University Strathfield Campus are also referred to the Heritage Council for further review and comment prior to determination.

For any enquiries regarding this matter, please contact Claudine Loffi or Katrina Stankowski, archaeologist, at the Heritage Branch on (02) 9873 8590 or (02) 9873 8569.

Yours sincerely



04/09/2012

Vincent Sicari
Manager Conservation Team
Heritage Branch
Office of Environment and Heritage
As delegate of the Heritage Council of NSW