

## APPLICATION FOR MINOR WORKS ON HERITAGE ITEMS AND IN HERITAGE CONSERVATION AREAS

www.armidaleregional.nsw.gov.au

1. Applicant's Information		
Name	Company/Organisation (if applicable)	
<input type="text"/>	<input type="text"/>	
Street Address/Postal Address		
<input type="text"/>	<input type="text"/>	
Town	State	Postcode
<input type="text"/>	<input type="text"/>	<input type="text"/>
Email Address	Telephone	Mobile
<input type="text"/>	<input type="text"/>	<input type="text"/>
2. Property Identification		
Property Street Address	Lot and DP Number (if available)	
<input type="text"/>	<input type="text"/>	
Town	State	Postcode
<input type="text"/>	<input type="text"/>	<input type="text"/>
Heritage Item <input type="checkbox"/>	and/or	Heritage Conservation Area <input type="checkbox"/>
3. Description of Proposed Works and Additional Information Required		
Submission describing proposed works	<input type="checkbox"/>	
Plans	<input type="checkbox"/>	
Elevation Plans	<input type="checkbox"/>	
Colour Samples	<input type="checkbox"/>	
Material Samples	<input type="checkbox"/>	
Product Brochures	<input type="checkbox"/>	
Other (please specify)	<input type="checkbox"/>	
Please ensure the above items (where appropriate) are submitted with this application form.		
4. Signature of Property Owner		
All owners must sign this consent. If property ownership has recently been transferred, please also provide evidence of the transfer.		
<i>As the owner/s of the above property, I/we consent to the lodgement of this Application.</i>		
<i>I/we permit officers of Council to enter the land to carry out inspections as required for the assessment of this application and will provide access where required.</i>		
Owner's Name	Signature	Date
<input type="text"/>	<input type="text"/>	<input type="text"/>
Owner's Name	Signature	Date
<input type="text"/>	<input type="text"/>	<input type="text"/>

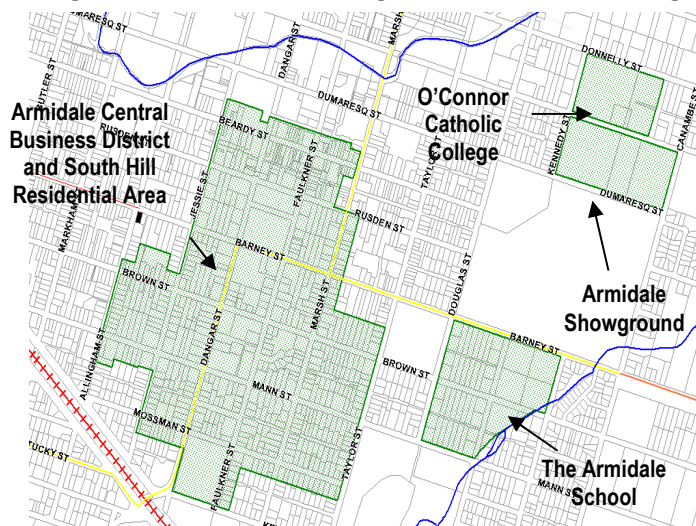
## 5. General Information on Heritage Items and Heritage Conservation Areas

### What is a Heritage Item?

A Heritage Item is a building, work, archaeological site, tree, place or Aboriginal object specified in an inventory of heritage items. A list of heritage items can be found in Schedule 5 of the *Armidale Dumaresq Local Environmental Plan (LEP) 2012* and *Guyra LEP 2012*.

### What is a Heritage Conservation Area (HCA)?

A HCA means an area of land that is shown as a green area on the map (including any heritage items situated on or in that conservation area). HCAs are also listed in Schedule 5 of LEP 2012. Armidale Dumaresq LEP 2012 identifies four 'Heritage Conservation Areas'. These areas, shown green on the map below, comprise most of the Central Business District and the established residential area on South Hill; The Armidale School; O'Connor Catholic College and the Armidale Showground. The implications for the owners of properties identified in one of these areas in the LEP are explained in the sections which follow. The relevant planning controls apply to development in the Heritage Conservation Areas, regardless of the level of significance of a specific building.



### What do I have to do if I own a Heritage Listed property or a property within the HCA?

The Council's LEP requires owners/developers of Heritage Listed property and properties within heritage conservation areas to consult with Council before carrying out any external works.

### What type of work is considered to be of a minor nature?

The following works are considered to be of a minor nature :-

- non-structural internal works to a Heritage Item such as refurbishment of bathrooms and kitchens.
- external works that are reversible including solar panels, front fences, paint colours and changes to external finishes.

### When is Development Consent not required to undertake works on a Heritage Item or in a HCA?

Under Clause 5.10 – Heritage Conservation of the LEP 2012 consent is not required if:

- a) the applicant has notified the consent authority of the proposed development and the consent authority has advised the applicant in writing before any work is carried out that it is satisfied that the proposed development:
  - i) is of a minor nature or is for the maintenance of the heritage item, Aboriginal object, Aboriginal place of heritage significance or archaeological site or a building, work, relic, tree or place within the heritage conservation area, and
  - ii) would not adversely affect the heritage significance of the heritage item, Aboriginal object, Aboriginal place, archaeological site or heritage conservation area, or
- b) the development is in a cemetery or burial ground and the proposed development:
  - i) is the creation of a new grave or monument, or excavation or disturbance of land for the purpose of conserving or repairing monuments or grave markers, and
  - ii) would not cause disturbance to human remains, relics, Aboriginal objects in the form of grave goods, or to an Aboriginal place of heritage significance, or
- c) the development is limited to the removal of a tree or other vegetation that the Council is satisfied is a risk to human life or property, or
- d) the development is exempt development.