

Heritage Referral Response

Application Number:	DA2021/0358
Date:	16/04/2021
To:	Kye Miles
Land to be developed (Address):	Lot 72 DP 18880 , 32 Marlborough Avenue FRESHWATER NSW 2096

Officer comments

HERITAGE COMMENTS		
Discussion of reason for referral		
<p>The proposal has been referred to Heritage as the subject property is located opposite a heritage item</p> <p>I73 - House - 35 Marlborough Avenue Freshwater</p>		
Details of heritage items affected		
<p>Details of the item as contained within the Warringah inventory is as follows:</p> <p><u>Statement of significance:</u> A locally rare & good representative example of the inter-war spanish mission style. Displays high integrity with much original fabric & detailing.</p> <p><u>Physical description:</u> Single storey dwelling of rendered masonry. Hipped & gabled roof of terracotta tiles. Twisted columns flanking arched entrance to porch and with arches forming loggia at front. Entrance porch to side under main roof. Tall chimney with art deco detail. Garage at rear. Shutters added to front windows.</p>		
Other relevant heritage listings		
Sydney Regional Environmental Plan (Sydney Harbour Catchment) 2005	No	
Australian Heritage Register	No	
NSW State Heritage Register	No	
National Trust of Aust (NSW) Register	No	
RAIA Register of 20th Century Buildings of Significance	No	
Other	N/A	
Consideration of Application		
<p>The proposal seeks consent for a new laundry at the subject property. It will replace an existing shed and paved area on the southern side of the dwelling. The heritage is located opposite the site to the south. Given the small nature of the proposal and the separation afforded by the road, the proposal is considered to not impact upon the heritage item or its significance.</p>		

Therefore Heritage raises no objections and requires no conditions.

Consider against the provisions of CL5.10 of WLEP.

Is a Conservation Management Plan (CMP) Required? No

Has a CMP been provided? No

Is a Heritage Impact Statement required? No

Has a Heritage Impact Statement been provided? No

Further Comments

COMPLETED BY: Brendan Gavin, Principal Planner

DATE: 16 April 2021

The proposal is therefore supported.

Note: Should you have any concerns with the referral comments above, please discuss these with the Responsible Officer.

Recommended Heritage Advisor Conditions:

Nil.