

## Heritage Referral Response

<b>Application Number:</b>	DA2023/0127
<b>Proposed Development:</b>	Alterations and additions to an educational establishment (Narrabeen North Public School) including the removal and replacement of trees, landscaping works, and the installation of a substation and fire hydrant booster
<b>Date:</b>	24/02/2023
<b>To:</b>	Adam Susko
<b>Land to be developed (Address):</b>	Lot 3 DP 1018621 , 6 Namona Street NORTH NARRABEEN NSW 2101

### Officer comments

<b>HERITAGE COMMENTS</b>
Discussion of reason for referral
The proposal has been referred to Heritage as the subject site contains heritage items
<b>SHRN02037 - The Binishell Collection - 6 Namona Street</b>
<b>Concrete Geodesic Domes (Local heritage listing) - 6 Namona Street</b>
Details of heritage items affected
<b>The Binishell Collection</b>
<u>Statement of Significance</u>
The Binishell Collection (Department of Education) is of state heritage significance for its historic values as part of the innovative NSW Public Works Binishell Program which successfully and quickly responded to the sudden growth in public schools in NSW at the end of the 1960s and through the 1970s.
<u>Physical Description</u>
North Narrabeen Public School
This binishell structure comprises 3 multi-use Binishell buildings, two of which interconnected domes designed as a library with the third being an administration office for the school. The binishells are 18 metres in diameter and are constructed of steel and concrete with glass windows. An internal steel reinforcing frame was installed after the original construction
<b>Concrete Geodesic Domes</b>
<u>Statement of Significance</u>
The concrete geodesic domes are one of a very limited number of Binishells in Australia and one of the few remaining constructed as part of the NSW Department of Public Works building program for schools in the 1970s. This program sought to construct 10 binishells across the state to provide large open floor spaces for schools, using the new construction method invented by Italian architect, Dr Dante Bini. This method of construction has been used around the world, mainly to build houses. These buildings are aesthetically and technically significant as they represent a new method of public building construction in the 1970s. The North Narrabeen Binishells were the first 18 metre domes built in NSW and were one of the first such buildings in NSW public schools.
<u>Physical Description</u>
The development of the Binishell process of pneumatically inflating concrete made the construction of concrete domes possible with both speed and economy, and introduced a new dimension into the range of architecture in new educational buildings in NSW The first 18 metre diameter dome to be

constructed in NSW was at Narrabeen North Public School, where a three-domed complex was erected. The project consisted of 2 interconnected domes, which were designed to be used as a library, while a third binishell served as an administration office for the school.

**Other relevant heritage listings**

Sydney Regional Environmental Plan (Sydney Harbour Catchment) 2005	No	
Australian Heritage Register	No	
NSW State Heritage Register	Yes	Building B, the double shell is on the state register and a curtilage has been established around it.
National Trust of Aust (NSW) Register	Yes	The shell's at North Narrabeen are on the Trust's register
RAIA Register of 20th Century Buildings of Significance	No	
Other	Yes	Both Building A and B are on the Department of Education's S170 register

**Consideration of Application**

The proposal has been referred to Heritage as the subject site contains heritage items known as the Binishells. The double shell known as Building B is listed on the State Heritage Register as part of the Binishell Collection. The single shell known as Building A is listed on the Pittwater Local Environmental Plan 2014 as a local heritage item.

There is a broader program of works occurring at North Narrabeen Public School under a variety of different pathways. This proposal seeks consent for tree removal and replacement plantings, landscaping, pathways and new services. The works will take place at the front of the site, closest to the Namona Street frontage and away from the Binishells. The works will also establish the new main entrance to the site with a view corridor through the site to the Binishells. As the works are located away from the shells and will improve visibility of the heritage item from Namona Street, Heritage raises no objections to this proposal.

The proposal has also included a Heritage Impact Statement which provided an assessment of the proposal. It has recommended approval of the development with conditions for a stop works procedure for unexpected finds, photographic archival recording of the Binishells, and the appointment of a heritage specialist to guide development on the site. Heritage agrees with these recommendations and has provided conditions for them.

Therefore Heritage raises no objections to the proposal and requires three conditions.

Consider against the provisions of CL5.10 of PLEP.

Is a Conservation Management Plan (CMP) Required? No  
 Has a CMP been provided? No  
 Is a Heritage Impact Statement required? Yes  
 Has a Heritage Impact Statement been provided? Yes

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:

### CONDITIONS TO BE SATISFIED PRIOR TO THE ISSUE OF THE CONSTRUCTION CERTIFICATE

#### Heritage Consultant

A suitably qualified and experienced heritage consultant must be appointed for this project. The nominated heritage consultant must be available at all times and provide input into the detailed design, provide heritage information to be imparted to all tradespeople during site inductions, and oversee the works to minimise impacts to heritage values. The nominated heritage consultant must be involved in the selection of appropriate tradespersons and must be satisfied that all work has been carried out in accordance with the conditions of this consent.

Details of the appointment of this heritage consultant are to be submitted to Council's Heritage Officer, prior to the issue of a Construction Certificate.

Details demonstrating compliance with this condition are to be provided to the Principal Certifying Authority.

Reason: To ensure that all matters relating to significant fabric and spaces are guided by heritage conservation best practice

#### Heritage Photographic Survey

A full photographic archival recording is to be made of the Binishells (including interiors and exteriors), surrounding structures and buildings as well as their setting (including any major landscape elements). This archival record is to also record, in-situ, all identified items of moveable heritage within the Binishells, prior to their removal for storage or relocation. This record is to be prepared generally in accordance with the guidelines issued by NSW Heritage and must be submitted to Council's Heritage Officer for approval, prior to the issue of a Construction Certificate.

The photographic record should be made using digital technology and should include:

Location of property, date of survey and author of survey;

- A site plan at a scale of 1:200 showing all structures and major landscape elements;
- Floor plans of any buildings at a scale of 1:100;
- Photographs which fully document the site (including items of moveable heritage), cross referenced in accordance with recognised archival recording practice to catalogue sheets.

Details demonstrating compliance with this condition are to be provided to the Principal Certifying Authority.

Reason: To provide an archival photographic record of this heritage item and any moveable heritage onsite, prior to the commencement of any works.

### CONDITIONS TO BE COMPLIED WITH DURING DEMOLITION AND BUILDING WORK

#### Unexpected Finds

While site work is being carried out, if a person reasonably suspects archaeological deposits or a relic

is discovered, the work in the area of the discovery must cease immediately and the Heritage Council must be notified. Site work may recommence at time confirmed in writing by the Heritage Council.

Reason: To ensure the protection of objects of potential significance during works