

From: Gwenda Sheridan
Sent: 21 Dec 2018 11:33:47 +1100
To: Planning @ Meander Valley Council
Subject: LPS 21 December
Attachments: MVC General Manager , 21 December .pdf
Importance: Normal

Dear Jo Oliver,

Please see attached.

I wish you the best and warmest for Christmas

Kind regards,
Gwenda Sheridan

General Manager, Meander Valley Council:
PO Box 102, Westbury 7303; or
• by email to planning@meander.tas.gov.au

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21 December 2018

Dear General Manager and Jo Oliver,

I have corresponded with you previously; in December 2017 for example.

This letter by necessity will be short but I hope pertinent to the LPS for Meander Valley Council moving forward to the Tasmanian Planning Commission.

I cannot stress strongly enough that the situation for "Heritage" in Tasmania is dire.

I understand that Meander Valley has not listed any heritage places, precincts, or, (as in the south, what are called historic cultural landscape precincts). I also understand that the Council most likely does not have an ascribed heritage officer; this situation fairly typical once one moves out of the larger Tasmanian cities.

This is the problem that was never addressed back when the Government decided we had to have a fairer, faster, cheaper, simpler system. It became the immediate problem post 2012, when the Commonwealth divested itself of the bulk of the RNE and sent it back to the States. For the second oldest settled state of the nation, heritage was going to be just passed over, (especially given the amount of it), and the inadequate resourcing/funding of both Heritage Tasmania and local government in this respect.

Currently I am already appearing before the Commission (14 December) at their Directions Hearing into Amendment GLA-2018-03, this being the proposed Chinese investment for the Cambria property just out of Swansea.

We can see what that means in reality given the SAP in front of the Commission for the rare historic property of Cambria near Swansea. This is basically to turn an intact (albeit in need of restoration) nationally rare, significant historic property into a tourist town with all the trappings.

If given approval, this Glamorgan SAP would be an enormous precedent. If that particular SAP instance is replicated across the state, parts of Tasmania's rural landscapes would in future just become "anywhere" places, just as is happening in urban Tasmania. A mechanical, artificial template over the Tasmanian landscape (s) has the potential to remove the diversity, the extraordinary authenticity that makes Tasmanian place(s) what they are.

One asks is the Swansea example to be the fate of many on-sold rural estate properties in Tasmania, simply because (as I see it), the Government feels that heritage is an encumbrance to its mandated population increase, growth, agribusiness plans etc. One asks what happens when there is an SAP

for Quamby, or Entally or other properties which when sold, pass into commercial, private hands that may well be international hands.

I have researched place, landscape (s) for something approaching 50 years, taught it at university level, and came to Tasmania precisely because it wasn't like other places that had been destroyed. Much of it was authentic, diverse, beautiful, a series of wonderfully evolved landscapes, some thousands of years old, some still very recognisable as evolved historic colonial landscapes. Much of the jurisdiction of Meander Valley Council falls into this latter category. Often places are conjoined places, farms, that have retained their historicity; their buildings, but then what surrounds the buildings, driveways, field patterns, historic trees, and more). Westbury is a classic town that could be listed as a Heritage Precinct Town for example.

I am not against investment, what I am against is that we simply don't have the tools, or it seems the backbone at this time to stand up, to say enough is enough. That in order to comply with Schedule 1 of LUPAA there has to be a much greater balance between heritage/the natural environment and the economic side of the ledger. In other words between place, its character and meaning, followed by how it is to be developed and managed.

In the past I have worked with Paul Davies, and understand that various studies have been completed by him (and others) that point to the vast amount of heritage that is found under the Meander Valley Council jurisdiction.

In work I have done across Tasmania, there are numbers of properties that might qualify, (given research as per J.S. Kerr and the Burra Charter) that could/should be listed. Some may be listed at the state level, but the more I examine the data listings of HT, the more I find that they would just fall over at any type of appeal. This situation has to change. One only has to peruse the Illustrated Register of the National Estate to appreciate the enormous hole that exists by not listing any properties at all in the Interim Planning Scheme.

To sum up I leave you with the last paragraph in a letter to the Glamorgan Spring Bay Councillors in late November 2018.

There are different ways to bring about revitalisation of the Cambria property. Before considering approving the proposed SAP zoning and development changes, Councillors might recall and focus on their own Interim Planning Scheme which makes clear planning provision for heritage landscapes.¹ One such is in place by Hobart City Council for the *Queen's Domain* (Hobart), other landscapes are listed by Southern Midlands Council. Elsewhere in Australia local Councils are on "the move" to protect their places, landscapes and their heritage. The entire shire of Ballarat (Victoria) for example has embraced what ICOMOS² and UNESCO have identified and promoted called Historic Urban Landscapes. ICOMOS has also approved an international atlas documenting Historic Rural Landscapes and so in the future, these will increasingly be taken up for identification, protection and appropriate management, world-wide, by the appropriate authorities, including local Councils. The U.K. has landscape classification systems to protect its diverse heritage of places.

¹ Historic Cultural Landscape Precinct.

² (International Council on Monuments and Sites, the international heritage body that reports to the IUCN and UNESCO). On 10 November 2018 I gave a PowerPoint presentation to an A-ICOMOS International Scientific Committee - Cultural landscapes, Cultural routes gathering² on the Cambria property.

Yours sincerely,
Gwenda Sheridan.

PS. I have two operations in front of me sometime early in 2019.

Table E13.1: Local Heritage Precincts There are no Local Heritage Precincts in this Planning Scheme

Table E13.2: Local Heritage Places Outside Precincts There are no Local Heritage Places in this Planning Scheme

Table E13.3: Archeologically Significant Sites There are no Archeologically Significant Sites in this Planning Scheme