

HASTINGS SECONDARY COLLEGE
PORT MACQUARIE CAMPUS
16 OWEN STREET, PORT MACQUARIE
STATEMENT OF HERITAGE IMPACT
DRAFT ISSUE FOR SSDA SUBMISSION
22 APRIL 2021



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Issue 04

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Issue 05

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Draft Update following SSDA update

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Final

Cover Image: Hastings Secondary College (Source: Purcell)

STATEMENT OF HERITAGE IMPACT

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HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

EXECUTIVE SUMMARY

EXECUTIVE SUMMARY

Purcell prepared this Statement of Heritage Impact (**SoHI**) for Currie & Brown on behalf of School Infrastructure NSW (**SINSW**). The potential impacts of the proposed development at Hastings Secondary College, Port Macquarie Campus, (**Site**) Buildings A and B (recommended for s.170 Register listing)⁰¹ and the Site, are assessed in this SoHI. This SoHI forms part of the Environmental Impact Statement (**EIS**) prepared by DFP Planning for the State Significant Development Application (**SSDA**) SSD-11920082.

The proposed works are detailed on the following plans and documents (as detailed in Appendix A):

- Hastings Secondary College Upgrade Port Macquarie Campus / Architectural Design Statement, fjmt studio, Rev 1, dated 26/03/2021
- Hastings Secondary College Port Macquarie SSDA Architectural Documentation Set, fmjt studio. SSDA Issue, Rev. 04 dated 14/04/2021.

The proposed construction of a new Creative and Performing Arts (**CAPA**) building to the Owen Street side of Building B (recommended for s.170 Register listing) WILL have some heritage impact on the Site. However, impacts are mitigated by the sensitive design and siting of the building.

The proposed “new shared use”⁰² Police Citizens Youth Club (**PCYC**) building WILL have some heritage impact on the site. However, the impact is mitigated by the building’s location on the northern extremity of the Site.

The minor partial demolition of Buildings A and B (recommended for s.170 Register listing)⁰³ to connect these buildings to new equitable access lifts, ramps, and walkways through the Site WILL have some heritage impact on the physical fabric of the buildings. The work is to meet legislative requirements and is generally sited sympathetically to minimise the loss of extant, original fabric removed. With appropriate mitigation measures the impact can be reduced to an acceptable level.

The proposed demolition of Building S (demountable), adjacent intrusive external walkways and awnings, and partial demolition and refurbishment of sections of Building L (not heritage items)⁰⁴ on the Site’s heritage values was assessed, and it was concluded that these works WILL NOT have a negative impact. The proposed works WILL have a minimal physical impact on Building B (recommended for s.170 Register listing), mitigated by the enhancement of its setting and restoration of important views to the Building and through the Site. The proposed Entry Canopy and New Link between Buildings A, B, CAPA and MPC WILL have a some visual and physical impact on Buildings A and B. The lifts and associated Level 1 connections to Buildings A and B are required to comply with equitable access requirements. The design intent is for the structures to stand clear of the buildings, minimising impact to extant, original fabric. With appropriate mitigation measures the impact can be reduced to an acceptable level.

The methodology for this SoHI is from the Statements of Heritage Impact Guidelines prepared by the Heritage Office and Department of Urban Affairs & Planning 1996, revised 2002,⁰⁵ and the Australia ICOMOS Charter for the Conservation of Places of Cultural Significance, 2013 (the Burra Charter).⁰⁶

AUTHOR IDENTIFICATION

This Statement of Heritage Impact was prepared by David Burdon, Senior Architect and Linda Mott Assistant Heritage Consultant with Purcell with over view by Tracey Skovronek, Regional Partner with Purcell. All photos were taken by Linda Mott at a site inspection on 20 January 2020 unless otherwise attributed.

LIMITATIONS

This SoHI is based on a site visit on 20 January 2020. It does not include landscape, archaeological, or Aboriginal Heritage assessments, or Comparative analysis.

⁰¹ Recommended for listing on the DPIE’s s.170 Register. Purcell, Initial Heritage Report Hastings Secondary College Port Macquarie Campus, 16 April 2020 prepared for SINSW.

⁰² fjmt studio, “Architectural Design Statement” Rev1, 26/03/2021 – “Detailed Scope” p.5

⁰³ Demolition Plan - Zone 2 - CAPA + Building B Level 1. fjmt studio, Sheet No SSDA-130032 Rev 02, dated 12/2/2021

⁰⁴ Demolition Plan - Zone 2 - CAPA + Building B Ground Floor. fjmt studio, Sheet No SSDA-130031 Rev 02, dated 12/2/2021

⁰⁵ Available from <https://www.heritage.nsw.gov.au/search-for-heritage/publications-and-resources/>

⁰⁶ Available from <https://australia.icomos.org/publications/charters/>

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

SITE DESCRIPTION

ADDRESS AND PROPERTY DESCRIPTION

Hastings Secondary College is located at 16 Owen Street, Port Macquarie NSW 2444, Lot 111 / DP 1270315. The Site is within the Port Macquarie-Hastings Local Government Area (LGA). It has frontages to Owen and Burrawan Streets to the west and south respectively, Port City Bowling Club to the north and Port Macquarie Park to the east.

An additional site of the campus, used for agricultural purposes, is located at 3 Burrawan Street, Port Macquarie NSW 2444. It is comprised of Lot / Section / Plan Nos:

- 2 / - / DP500362;
- 1 / - / DP783729;
- 2 / - / DP500017; and
- 2 / - / DP500018.

No works are proposed to the Agricultural site.



Locality map with the approximate boundaries outlined in blue. The main campus (right) and the agricultural plot (left) (Source: Currie & Brown)

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

SITE DESCRIPTION

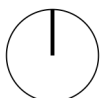
BUILDING IDENTIFICATION AND SITE DEVELOPMENT

Hastings Secondary College consists of buildings from two main phases of development and a number of temporary structures. The majority of buildings have been modified through either construction of additions, or covered walkways. Detailed building descriptions are included in Appendix C, and a Historical Overview of the development of the school is included in Appendix B.

Building	Date	Original Description	Current Use
B00A	1961-62	Classroom Block (South)	General Learning / Administration
B00B	1964-67	Classroom Block (North)	Art / Music
B00C	1962	Amenities Block	Pupil Facilities
B00L	1971	Main Building	Science / Library
B00S	Unknown	One of four weatherboard demountables procured in 1969 / 1970 due to B00L / B00T construction delays	Pupil Facilities
B00T	1971	Manual Arts Building	Technical & Applied Studies
B00U		Canteen	Pupil Facilities
BAG	1971	Agricultural Science	Agricultural Science
BTAS	1961-2	Manual Training Block	Technical & Applied Studies
MPC	1985	Multi-Purpose Centre	Multi-Purpose Centre
B00V	2019-20	Agricultural Shed	Agricultural Shed
B00W		Storage Shed	Storage Shed
B00X		Storage Shed	Storage Shed



Built elements of the Hastings Secondary College site (Source: SIXMaps, modified by Purcell)



HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

HERITAGE LISTINGS

STATUTORY LISTINGS

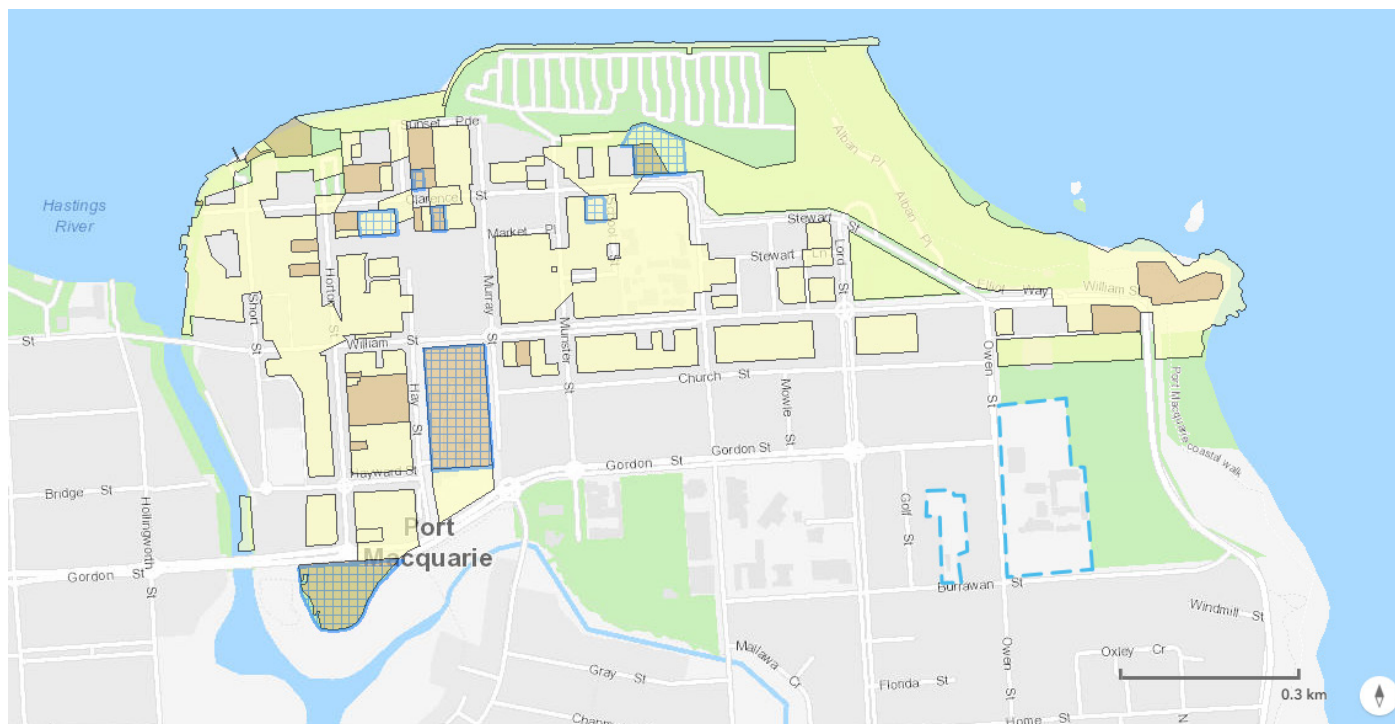
No items on the Site are listed on either the State Heritage Register or the Port Macquarie-Hastings Local Environmental Plan (LEP) 2011, Schedule 5 Environmental heritage. The Site is not within a Heritage conservation area (LEP, Schedule 5, Part 2) and is not an Archaeological site (LEP, Schedule 5, Part 3).

There is a Locally significant Archaeological Site (Item A111 on Schedule 5 of the LEP: *Archaeology of Early European Settlement*), to the north on the Bowling Club's land at 5 Owen Street.

Purcell recommended Buildings B00A and B00B for listing as locally significant on the Department of Education's Section 170 Register.⁰⁷

NON-STATUTORY LISTINGS

Hastings Secondary College is not listed on the Australian Institute of Architects Register of Significant Architecture, the Register of the National Estate, nor on the Register of the National Trust (NSW).



Extract of Heritage Map showing the site (outlined in blue dashes) and surrounding heritage items. Archaeological items are shaded yellow. (Source: www.planningportal.nsw.gov.au, modified by Purcell)

CURRENT PLANNING CONTROLS

The following Local Plans apply to the site:

- Port Macquarie-Hastings Local Environmental Plan 2011 (Current version 1 February 2021). A planning
- Port Macquarie-Hastings Development Control Plan (DCP) 2013.

The Site is part of the Oxley Park Precinct, which is within area D2.1 (East Port Neighbourhood) and is subject to the precinct's Locality Specific Provisions under Section A5 of the DCP.

⁰⁷ Purcell, Initial Heritage Report Hastings Secondary College Port Macquarie Campus, 16 April 2020 prepared for SINSW.

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT ASSESSMENT OF SIGNIFICANCE

STATEMENT OF SIGNIFICANCE

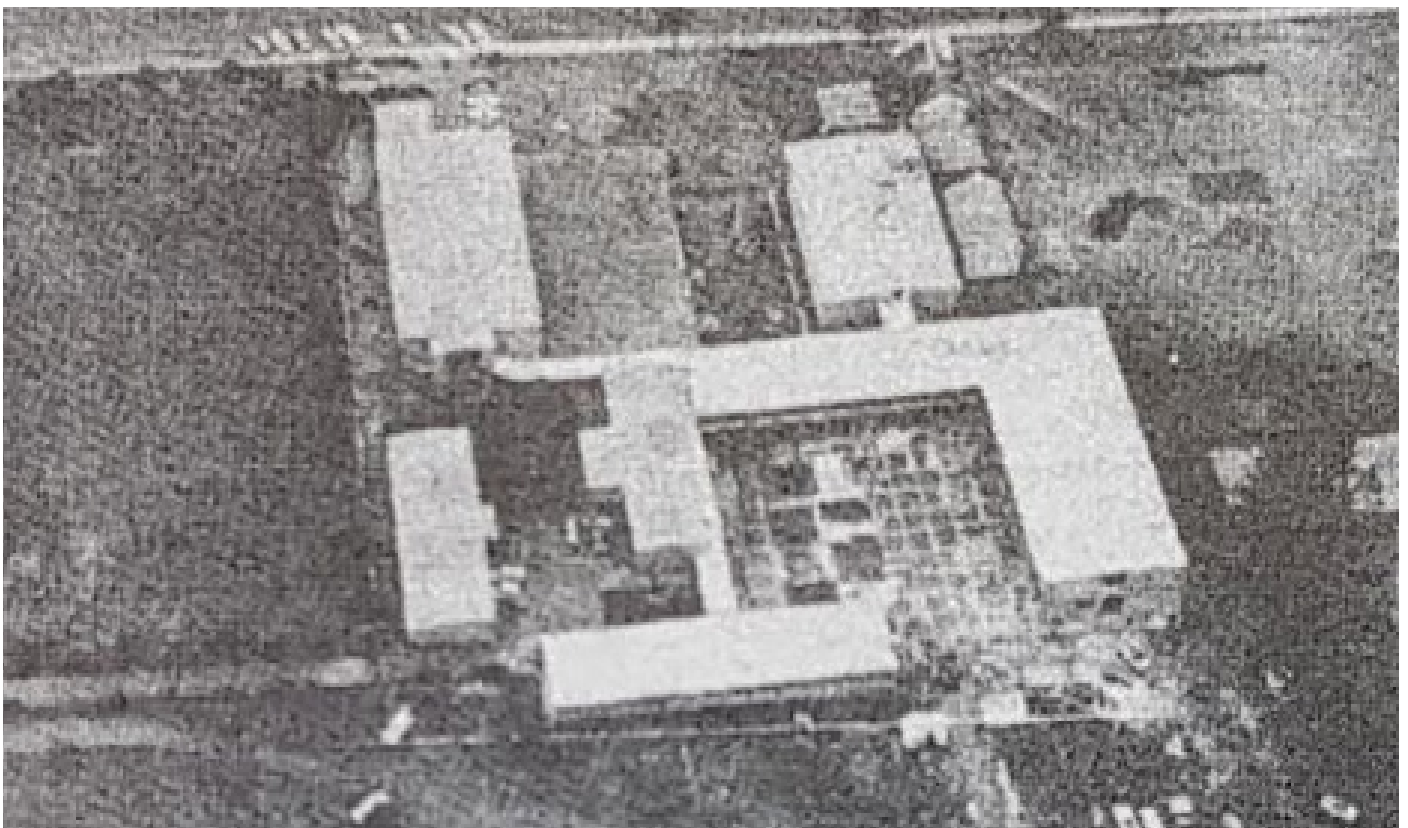
Purcell prepared the following Statement of Significance for SINSW and Hastings Secondary College, Port Macquarie Campus on 16 April, 2020.

Hastings Secondary College (formerly known as Port Macquarie High School) is of significance as one of the early models of high school designed by the NSW Government Architect's Office in close collaboration with the NSW Department of Education following the reforms brought about by the "Wyndham Report" advocating a new curriculum and moves toward co-educational secondary schools in NSW.

The site demonstrates the new models of learning spaces required for the extended high school curriculum, and its three main stages of development illustrate the increasing requirements of the local area and the change in design and planning of NSW high schools by the NSW Government Architects Office during a period of rapid expansion.

The original buildings on the site have remained in generally good, original condition and are able to demonstrate the original form and materials used.

The site has social significance to the Port Macquarie community as the main high school for the place, and historical significance for the prominent position it has within the town on land which has been dedicated to public purposes since 1873.



1971 Aerial photo of the school - Owen Street to the top of the image (Source: Port Macquarie High School: 50th Anniversary 1962 – 2012 p.10)

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT ASSESSMENT OF SIGNIFICANCE

GRADING OF SIGNIFICANCE

The following gradings of significance are based upon our preliminary investigations and site visit, and outline the importance of the elements of the site. The gradings are based upon the guidelines produced by the NSW Heritage Office which are outlined below.⁰⁸

GRADING	JUSTIFICATION	STATUS
EXCEPTIONAL	Rare or outstanding element directly contributing to an item's local and State significance.	Fulfils criteria for local or State listing.
HIGH	High degree of original fabric. Demonstrates a key element of the item's significance. Alterations do not detract from significance.	Fulfils criteria for local or State listing.
MODERATE	Altered or modified elements. Elements with little heritage value, but which contribute to the overall significance of the item.	Fulfils criteria for local or State listing.
LITTLE	Alterations detract from significance. Difficult to interpret	Does not fulfil criteria for local or State listing.
INTRUSIVE	Damaging to the item's heritage significance.	Does not fulfil criteria for local or State listing.

ASSESSMENT OF SIGNIFICANCE

The following elements of the site were recommended for listing on the SINSW s.170 Heritage Register:⁰⁹

- Building B00A (original portions only)
- Building B00B (original portions only)

Purcell have assigned the following significance rankings to the elements of the site:

GRADING	ELEMENT
EXCEPTIONAL	
HIGH	<ul style="list-style-type: none"> • Building A (original portions) • Building B (original portions)
MODERATE	<ul style="list-style-type: none"> • Building BTAS (original portions) • Building MPC • Building C • Building L • Building T • The Site
LITTLE	<ul style="list-style-type: none"> • Building S • Building U • The COLA in the Owen Street courtyard
INTRUSIVE	<ul style="list-style-type: none"> • All later additions and infill to original buildings

Other than Buildings A and B, none of the elements listed above meet the criteria for inclusion on SINSW Section s.170 Heritage Register. They are not currently State or Locally listed, and they are not considered to have State heritage significance.¹⁰

⁰⁸ <https://www.environment.nsw.gov.au/-/media/OEH/Corporate-Site/Documents/Heritage/assessing-heritage-significance.pdf>

⁰⁹ Purcell, Initial Heritage Report, 16 April 2020 prepared for SINSW.

¹⁰ Heritage Regulation 2012, (22); Purcell, Initial Heritage Report, 16 April 2020 prepared for SINSW.

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

HERITAGE ANALYSIS

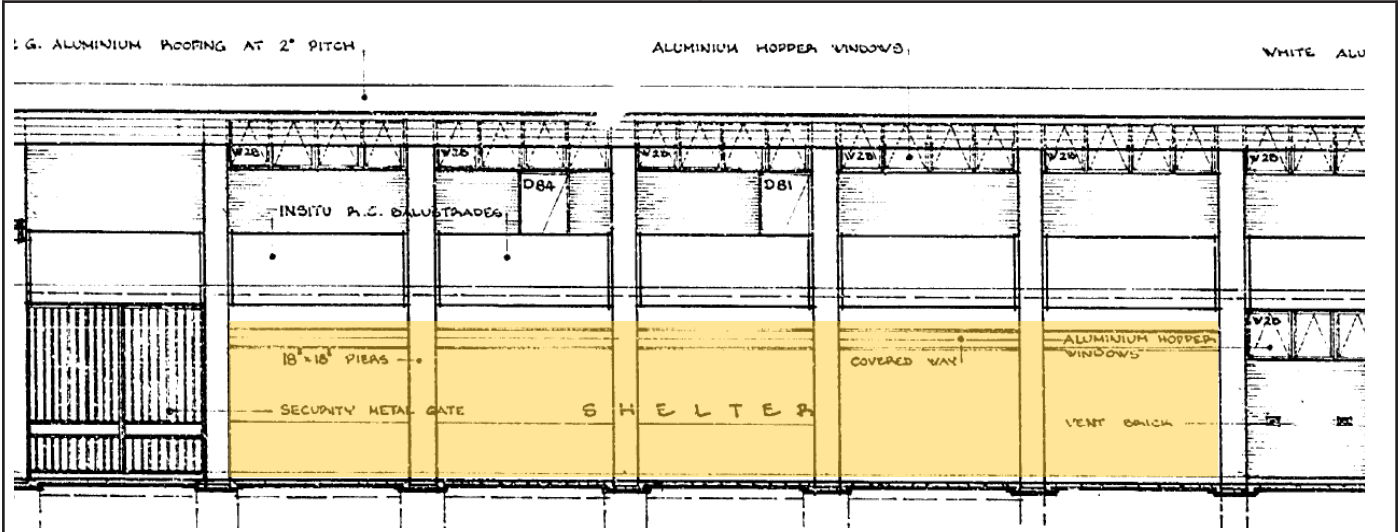
SITE PLANNING

The following analysis was prepared to identify opportunities and constraints presented by the place and guidance for design development. They remain relevant to the later assessment of the potential impacts of the proposed design to the heritage significance of the place.

SUMMARY	
Opportunities	<ul style="list-style-type: none">Capitalise upon existing building footprints and circulation patterns, and continue the E-W and N-S layout.Maintain the courtyard relationships between buildings, and seek to capitalise upon this where possible.Reinstate original views and connections through the site where possible.
Constraints	<ul style="list-style-type: none">Newly constructed / refurbished works will likely not warrant demolition, despite broader site redevelopment due to budget constraints.

SITE PLANNING IMAGES

	
The domestic scale and form of the canteen building, the new COLA, and the numerous water tanks, have intruded on the original "courtyard" relationship and street frontage of the school.	

<p>I.G. ALUMINIUM FLOORING AT 2° PITCH, ALUMINIUM HOPPER WINDOWS, WHITE ALU</p> 	
1970 Eastern Elevation drawing of Building L, with original clear opening "shelter" space coloured by Purcell. This opening allowed the eastern courtyard space to connect with the western (Owen Street) courtyard.	

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

HERITAGE ANALYSIS - BUILDING A

BUILDING A

SUMMARY	
Date	Constructed between July 1961 and early 1962 Occupied on 7 July 1962, officially opened on 19 July 1963.
Design and Construction	Designed by the NSW Government Architect's Office, built by A.J. Hayter Pty Ltd. (Taree)
Type	Classroom Block (Building B00A)
Opportunities	<ul style="list-style-type: none"> Retain building as main site entry point Removal of ventilation equipment and other additions from southern elevation to improve presentation to oval. Retain original materials of the building in good condition, particularly to the upper corridor, including acoustic ceiling treatment, exposed brick walls and timber framed windows and doors. Remove intrusive ground level addition to the northern elevation. Removal of later signage to the western elevations (retain original signage if found to be under later signage) The existing COLA on the northern elevation is unsympathetic to the original building design. Removal or relocation of the COLA, canteen and water tanks would restore the original "courtyard" layout of Buildings A and B. The courtyard has been infilled to such an extent that the two earliest buildings on the site no longer relate to each other in a meaningful way.
Constraints	<ul style="list-style-type: none"> Deletion of northern extension would result in reconfiguration of administration offices.

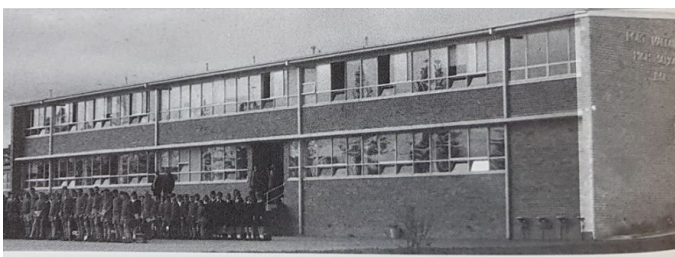
BUILDING A IMAGES



1963 image showing original entrance front to school. Note the original signage and covered entrance canopy. (Source: Port Macquarie News, 19 March 1963)



Current view of the main school entrance. Signage should be revised (Source: Google Street View)



1962 image of Building A. The linearity of the original design is readily apparent in this image. (Source: Port Macquarie High School 50th Anniversary publication)







Current view of Building A. Note the intrusive ground level addition to the northern elevation.

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

HERITAGE ANALYSIS

BUILDING B

SUMMARY	
Date	Constructed between July 1964 and 1965
Design and Construction	Designed by the NSW Government Architect's Office
Type	Classroom Block (Building B00B)
Opportunities	<ul style="list-style-type: none"> • Maintain connection between Building B central corridor and Building L. • Removal of Building S affords opportunity to restore visual connection between Building B and northern oval. • There is an opportunity for the new lift associated with the CAPA building to service both floors of Building B.
Constraints	<ul style="list-style-type: none"> • North (rear) elevation also has frontage to school oval and should respond to this.

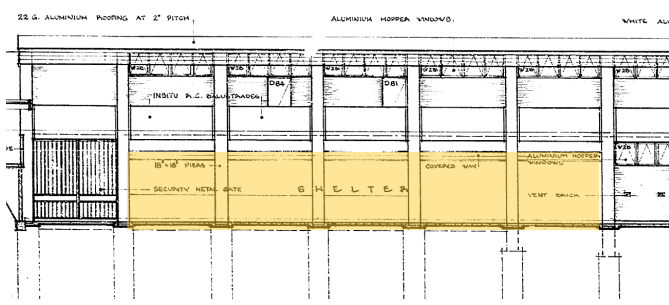

BUILDING B IMAGES	
 <p>1967 image of the newly completed building from the Oxley Oval carpark. (Source: Port Macquarie Museum)</p>	 <p>Current view of the northern elevation from the same location. The building is obscured by Building B00L, B00S and the covered sports court.</p>
 <p>The view of the northern elevation of the building from the sports grounds is obscured by B00S, the MPC and the covered shelter areas.</p>	 <p>Ground floor corridor showing vermiculite ceiling, face brick walls, timber door and window frames and vertical glass louvres. This corridor could link directly with the CAPA building</p>

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

HERITAGE ANALYSIS

BUILDING L

SUMMARY DETAILS	
Date	Constructed mid-late 1970 - late 1971
Design and Construction	Designed by the NSW Government Architect's Office
Type	Science / Library Block (B00L)
Opportunities	<ul style="list-style-type: none"> The current building is not assessed as having heritage significance, however it does respond well to the earlier buildings (A, B and BTAS) on the site. Provision of lift access to the building would enhance accessibility, for the building and the adjacent courtyards and allow removal of some intrusive ramps. Restoration of the more open connection at ground level between the eastern and western (Owen Street) courtyards would be considered a positive heritage outcome.
Constraints	<ul style="list-style-type: none"> Concrete stair relating to Building C may limit some responses to this building at ground level.

BUILDING L IMAGES	
	
Original eastern elevation showing extent of open "shelter" space at ground level.	Current view of the eastern elevation of the N-S wing showing the performing arts centre infill to the ground floor shelter area.

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

SCOPE OF WORKS

SSDA SCOPE OF WORKS

The impact assessment that follows is based on the Proposal as detailed in the following documents:

- Hastings Secondary College Upgrade Port Macquarie Campus / Architectural Design Statement, fjmt studio, Rev 1, dated 26/03/2021.
- Hastings Secondary College Port Macquarie SSDA Architectural Documentation Set, fjmt studio. SSDA Issue, dated 14/04/2021 (See Appendix A for details).

Broadly the proposal includes the following works relevant to this SoHI:¹¹

- Demolition works to accommodate new works;
- Upgrade to school entry;
- Construction of new two (2) storey Creative and Performing Arts (CAPA) building;
- Construction of new Police Citizens Youth Club (PCYC);
- Partial refurbishment of Building L;
- Refurbishment and alteration to Building B;
- Removal of Building S and demountable buildings;
- New lift connections, covered outdoor learning area (COLA) and covered walkways;
- Associated earthworks, landscaping, stormwater works, service upgrades; and
- Tree removal/ tree safety works.

DESIGN INTENT

The following design intent statement and relevant Key Design Principle was supplied by fjmt studio:¹²

The existing campus, has lost over time the clarity of the existing masterplan and the current arrangement of buildings and external spaces is a confused composition which detracts from way finding and overall campus cohesiveness.

The Schematic Design has reviewed the circulation systems, has realigned the new building footprints and reassessed the form of the major external spaces, to re-introduce the design intent of the 1960's masterplan.

It is important that the presentation of the campus from Owen Street, provides a new opportunity to communicate arrival and the purposes of the campus. The improved way finding allows for key navigation points along the main arrival at Owen Street, reinforcing north/south and east/west connections.

A series of canopies, which provide both opportunities for outdoor learning and gathering as well as covered walkways, provide a unique entry and identity that acknowledges Port Macquarie Campus as one school across two campuses. These canopies, built from steel and timber, reflect the natural characteristics of the site.

The scale and texture of the existing campus will be reinforced in the design resolution of the new insertions. The built and the natural heritage of the site and its buildings will form a palette for future development. The site has an established language of two story, face brick, low pitched metal roofs and a copse of natural bushland which the new masterplan will respect. The existing buildings with simple grid structure can have another life with careful planning to suit new Educational Principles.

The landscape design weaves through the campus, providing an enduring connection to the site and the indigenous plantings. A diverse series of new outdoor learning opportunities are provided throughout the campus.

Key Design Principle 5 - Heritage connection

Acknowledge history (local area), indigenous (traditional owners), natural (Hastings river), social (alumni), representative ("Wyndham" design)

Architectural Response - The new built forms are aligned with the existing framework of the 1960's campus and reinforce the clarity of the original masterplan. Importantly, however, the masterplan is grounded by the site itself - located just 300m from the coast with wide, sweeping views to the north and the east, the new proposal draws upon the natural landscape - the flora and fauna, the topographical

¹¹ Supplied by Currie Brown.

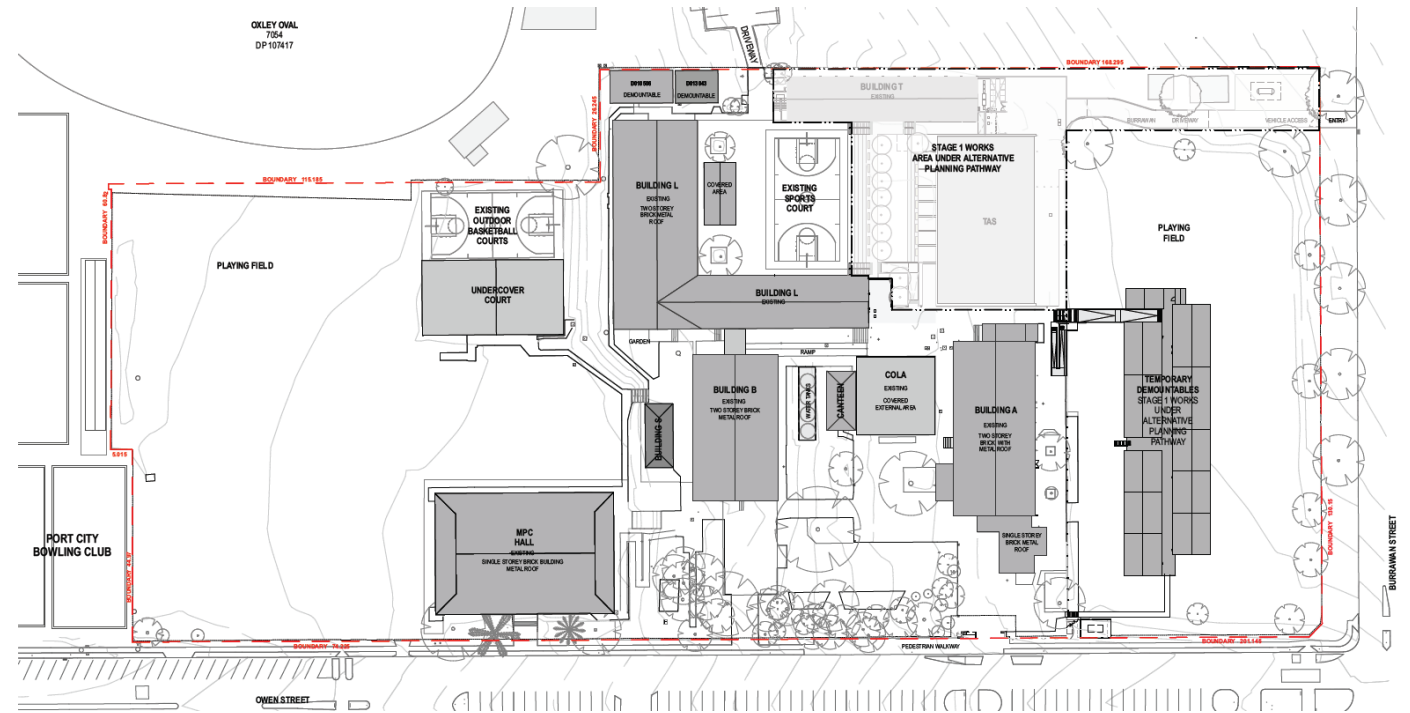
¹² Extracted from the fjmt studio architectural Design Statement Rev 1, dated 26/03/2021, p.19

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

SCOPE OF WORKS

characteristics of the Hastings coastline.

EXISTING SITE PLAN

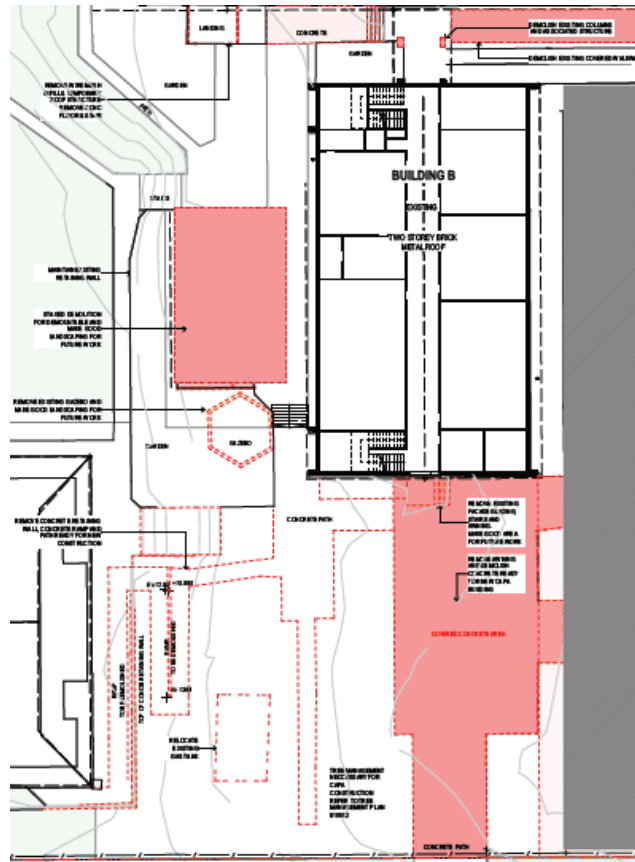


Existing Site Plan (Source: fjmt studios, Site Plan - Existing, Sheet No SSDA-I20000 Rev. 05)

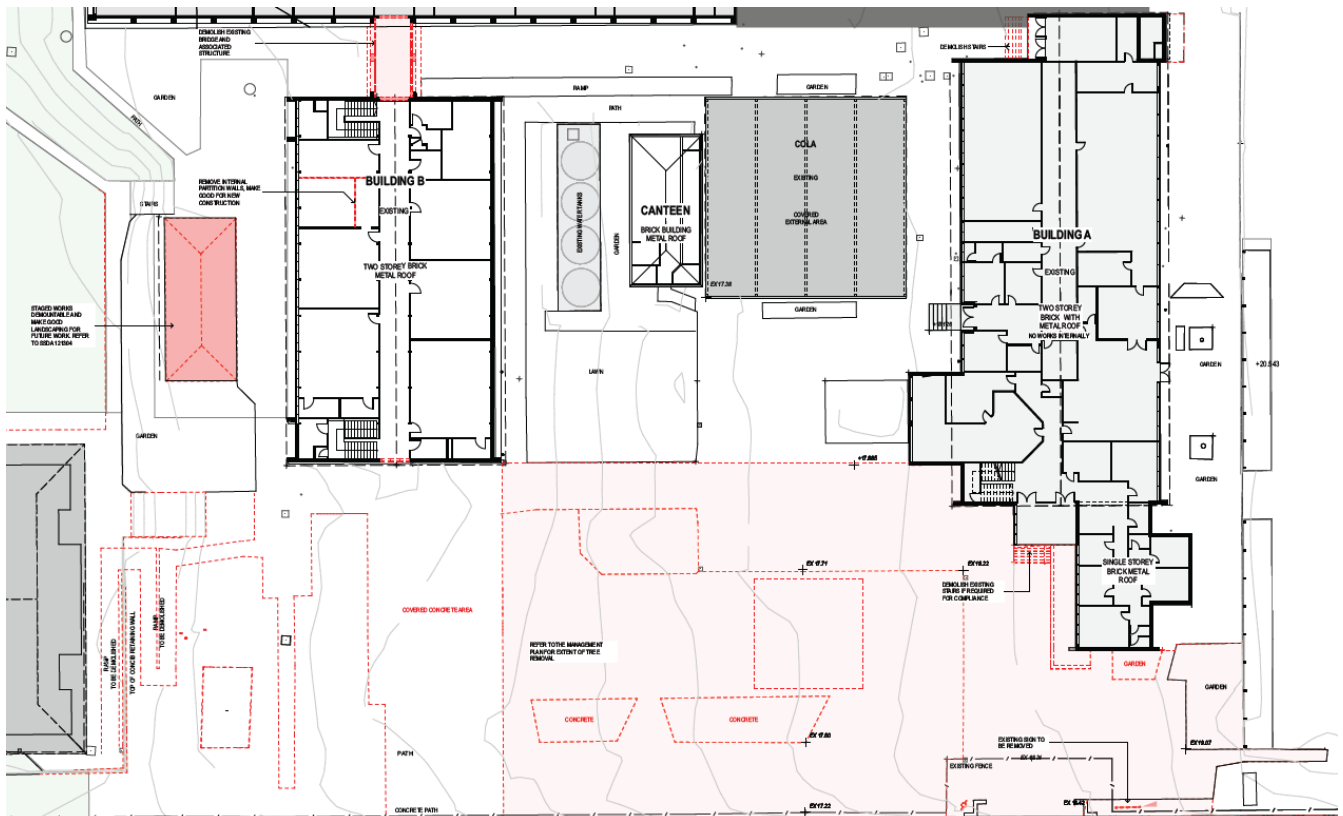
HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

SCOPE OF WORKS

PROPOSED DEMOLITION WORKS



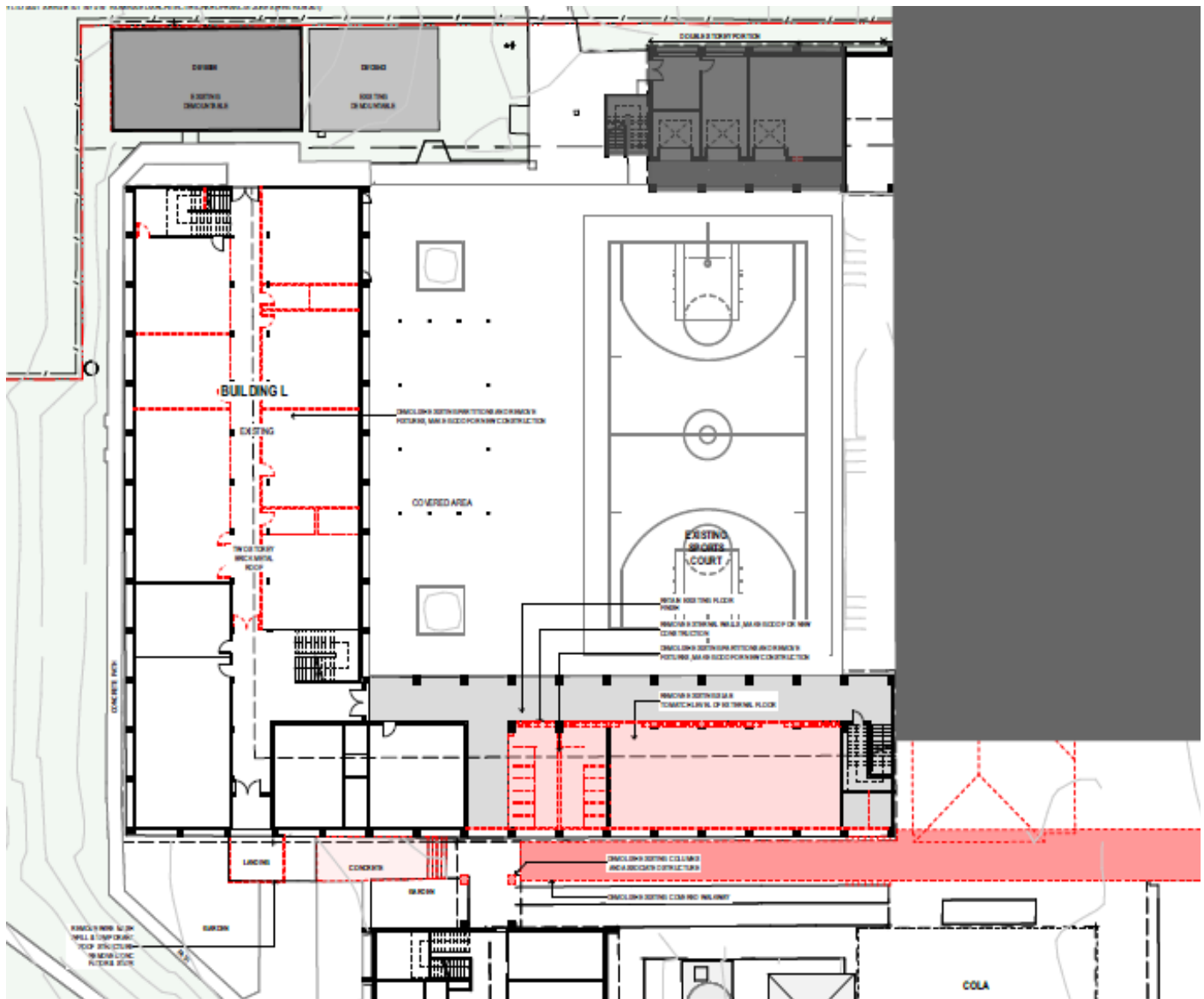
Proposed Demolition - Building B and surrounds - Ground Floor. (Source: fjmt studio, Demolition Plan - Building L + Building B Ground Floor Sheet No. SSDA-130032 Rev 04)



Proposed demolition Buildings B, A and surrounds, Level 1. (Source: fjmt studio, Demolition Plan - Building B Level 1 & Owen Street Entry Sheet No. SSDA-130033 Rev 04)

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

SCOPE OF WORKS



Proposed demolition Building L Ground Floor - southern wing. (Source: fjmt studio, Proposed Demolition Plan - Zone 2 - Building L Ground Floor Drawing No. SSDA-130031 Rev 04)

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

SCOPE OF WORKS

PROPOSED SITE PLAN



HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

ASSESSMENT OF HERITAGE IMPACTS

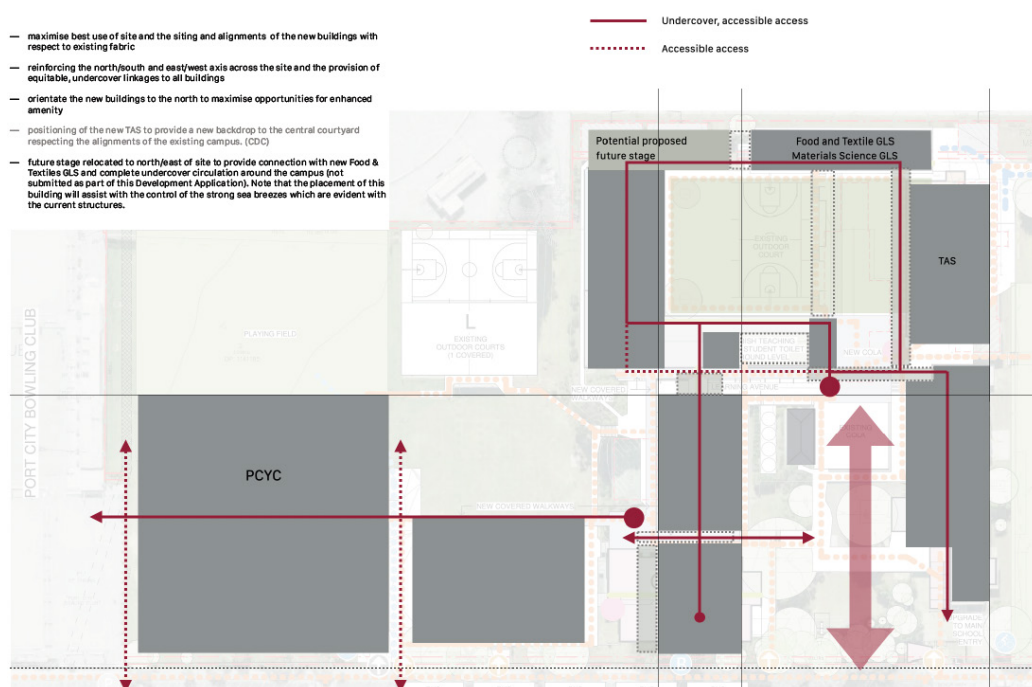
ASSESSMENT AGAINST HERITAGE NSW CRITERIA

The works proposed as part of the SSDA package have been assessed against the Heritage NSW criteria for heritage impact.

The following aspects of the proposal respect or enhance the heritage significance of the item or conservation area for the following reasons:

Site Planning

- The proposed site plan respects and enhances the original linear ('finger') arrangement of the existing 'Wyndham scheme' era campus and the orthogonal design intent of the 1960's masterplan. The retention of the existing courtyard relationships within the site plan respects and enhances the heritage significance of the original courtyard arrangements. The siting of the PCYC minimises impact to the campus and follows a later development axis north along Owen Street for provision of sporting facilities. This will have a POSITIVE heritage impact on the setting of Buildings A and B (recommended for s.170 Register listing).



"Built Form and Urban Design | Masterplan Summary" (Source: fjmt studio, Hastings Secondary College Upgrade Port Macquarie Campus / Architectural Design Statement, Rev 1 p.29)

Demolition

- The demolition of Building S (not a heritage item) will have a POSITIVE heritage impact on the setting of Building A (recommended for s.170 Register listing) by removing a visual barrier and restoring an important view (see images below).



View from Oxley Oval - Building B is obscured by the intrusive COLA and Building S. (Source: David Liddell, Archive Heritage Photos Nov 2020)



Building B is visible through the intrusive COLA (Source: fjmt studios View 04 / SSDA-620001 Rev04)

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

ASSESSMENT OF HERITAGE IMPACTS

ASSESSMENT AGAINST HERITAGE NSW CRITERIA

The following aspects of the proposal respect or enhance the heritage significance of the item or conservation area for the following reasons:

- Removal of the more recent, non-significant, detracting, ramps and covered walkways between and around Buildings B and L will have a POSITIVE heritage impact on the setting of Building B (recommended for listing on the s.170 register). It will enhance the presentation of Building B by removing major visual barriers and restoring the original relationship and views between Building B and Building L (see following images)

New Works - CAPA building and new Link to Building B.

- Overall, the proposed CAPA building will have an ACCEPTABLE heritage impact on the Site. The siting of the new building respects and enhances the original orthogonal planning and grain of the campus, and respects and reinforces the courtyard relationship between Buildings A and B.
- The proposed CAPA building has a minimal Owen Street elevation, maintaining an important view into the campus. This will have a POSITIVE heritage impact on the setting of Buildings A and B, which were designed to relate to each other across what was originally a concrete assembly space.
- The external treatment of the proposed CAPA building respects and enhances the heritage significance of the existing campus through use of a complimentary, restrained, neutral palette and sympathetic interpretation of the design details of the original buildings on the site. While the proposed material finishes and architectural details are modern, they blend with the existing campus without imitating the existing detailing. This will have a POSITIVE heritage impact on the existing campus setting.
- The proposed CAPA building connects with Building B's (recommended for s.170 Register listing) double-loaded corridors via a raised, covered walkway. The incorporation of Building B into the main, accessible circulation route through the campus respects and enhances the heritage significance of Building B by supporting the ongoing use of the building within the campus. This will have a POSITIVE heritage impact.

New Works - PCYC building

- The proposed "new shared use"¹³ PCYC building includes sporting, multipurpose, and support spaces for youth programs. The proposed location between the MPC and the northern boundary of the site, respects the original and ongoing use of this portion of the Site for sport and recreation since 1888, the Port Macquarie Golf Course since 1927,¹⁴ and educational purposes since 1959. While the northern part of the Site has remained less developed than the central part, it is not completely undeveloped, with a partially covered sports court and the MPC located there. The northern portion of the Site has been fenced since the school was constructed (as shown in an early photo of the school – see Appendix B - Historical Overview), and prior to that was used exclusively for the Golf Club. However, it is not completely private open space as there is community access to the Site. The MPC is available for public hire and is currently used for church services on Sundays.¹⁵ The author also observed use of the land adjacent to the MPC during school holidays by non-student aged children for sporting activities.¹⁶ The proposed use of the PCYC building is not incompatible with the heritage values of the Site, providing support services (including the School's partner, The Clontarf Academy) and sporting facilities to the local community youth.¹⁷ The location chosen for the PCYC minimises the building's impacts to the heritage values of the Site. Location of the facility elsewhere on the Site would have a much greater heritage impact, due to the height and scale of the building and the potential to obstruct more intact, significant views and vistas to, and from, the Site. Construction of a new building at that location mitigates potential additional built form on the Site, or alterations to the existing MPC to provide expanded indoor sporting facilities (as proposed in a c2017 Artists Impression of the "new integrated school and community facility").¹⁸

¹³ fjmt studio, "Architectural Design Statement" Rev1, 26/03/2021 – "Detailed Scope" p.5

¹⁴ Andrews, Malcom. *Birdies, Bunkers & Bamboos, Celebrating 100 years of Port Macquarie Golf Club*. (Port Macquarie: Dynamic Print Communication), June 2010

¹⁵ The Point Community Church, <https://www.tpcc.org.au/>

¹⁶ Observation by Linda Mott (Purcell), Site Visit 20 January 2020.

¹⁷ "About PCYC NSW, A Charity Empowering Young People," [https://www.pcywnsw.org.au/about-us](https://www.pcywnsw.org.au/about-us;); Clontarf Academy supporting young, male Torres Strait Islander and Aboriginal students. <https://www.hastingssecondarycollege.com.au/community/clontarf-academy>

¹⁸ Allen Jack + Cottier, "A New PCYC For Port Macquarie Within The Hastings Secondary College",

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

ASSESSMENT OF HERITAGE IMPACTS

ASSESSMENT AGAINST HERITAGE NSW CRITERIA

The following aspects of the proposal respect or enhance the heritage significance of the item or conservation area for the following reasons:

New Works - North South Link between Buildings A and L.

- The proposed North South Link (connecting Buildings A and L) alignment and siting recognises and respects the historical, strong, north-south circulation routes present in the campus, mitigating the impact of the loss of minor amounts of extant original fabric to Building A. The canopy roof is lower than that of Building A minimising the Link's visual impact. The predominantly open design also retains some visual permeability through the Site. This is considered an ACCEPTABLE solution to provision of required equitable access and mitigates heritage impact.

New Works - new Covered Walkway between Building L and Building B.

- The proposed new two level Covered Walkway connecting Buildings B and L respects the existing circulation route between Buildings B and L and minimises loss of heritage fabric. The predominately open design maximises the Walkway's visual permeability and maintains some of the historical views through the site. This is an ACCEPTABLE solution to the provision of required equitable access to the various levels in the site and classroom blocks



The intrusive covered ramps between Building B (left) and Building L (Source: Purcell)



Proposed New Link between Building L (Left) and Building B (right) (Source: fjmt studio, Hastings Secondary College Upgrade Port Macquarie Campus / Architectural Design Statement, Rev 1 p.52)

Existing Buildings Refurbishment

- Partial demolition of the ground floor of the southern wing of Building L will alter later, intrusive additions to the original, open shelter space. The use of glazed walls will partially restore the original visual and physical permeability between the eastern and western courtyards. This is a POSITIVE heritage outcome.

Material and Finishes generally

- The proposed architectural finishes and material palette are generally modern, neutral and restrained. The proposed use of bricks (similarly toned to the existing bricks on Site), off form concrete and steel roofing responds to the predominant existing materials used at the Site.

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ASSESSMENT OF HERITAGE IMPACTS

ASSESSMENT AGAINST HERITAGE NSW CRITERIA

The following aspects of the proposal could detrimentally impact on heritage significance. The reasons are explained as well as the measures to be taken to minimise impacts:

New Works - Entry Canopy

- The proposed covered Entry Canopy could have a NEGATIVE impact on the heritage significance of Buildings A and B. The height of the walkway, and proposed alignment with Building A and B, is not sited sympathetically to the strong horizontal architectural detailing of these buildings. While the canopy also impacts on the courtyard arrangement of Buildings A and B, it is noted that this has been substantially eroded by the construction of Building U (Canteen) and the adjacent, large arched COLA. It is also noted that the area's function as an assembly space was not meant to be permanent, and was made redundant by the eventual construction of the MPC in 1985 (see Appendix B for historical overview).
- The Entry Canopy's connection with the west end of Building B is above the upper level window sills, disrupting the view to and from this building towards Owen Street. It will have a NEGATIVE impact on the presentation of this building as it will disrupt the building's strong horizontal massing. It is understood that the design intent for the structure is that it will hold clear of the existing fabric, in which case it would be readily removable without damage to Building B, mitigating some of the impact.



The Proposed Entry Canopy connection with Building B (rear left), new CAPA (left) and Building A (right). (Source: fjmt studio, Hastings Secondary College Upgrade Port Macquarie Campus / Architectural Design Statement, Rev 1 p.41)



Similar view from Owen Street to Building B. Building B and the courtyard are currently obscured by landscaping. There is also a bus shelter between Building B and Owen Street that obscures views to Building B from Owen Street visible to the left. (Source: Purcell, January 2020)

- The Entry Canopy's connection with the west entrance of Building A is visually prominent. This will have a NEGATIVE heritage impact on the presentation of Building A. It is understood that the design intent for the structure is that it will hold clear of the existing fabric, in which case it would be readily removable without damage to Building A, which mitigates some of the impact. It is understood the demolition of the west entry stairs and ramp are required to meet current regulations. The proposed ramp is less intrusive than the ramp it replaces, which is a POSITIVE heritage impact.
- Bearing in mind the constraints due to the site levels, further design development of the Entry Canopy and covered walkway connections to Buildings A and B in subsequent design stages could resolve this issue in a way that will minimise impacts and mitigate visual intrusion. It is understood that these details are not yet finalised. Heritage assessment of further design refinements is recommended.

New Works - New Link

- The proposed connection between the MPC, CAPA and Building B will have a NEGATIVE heritage impact on the heritage significance of Building B as it obscures the gable end (noting that it is currently obscured by landscaping and a bus shelter). Locating the opening for the connection through the glazed gable end minimises the loss of extant, original fabric and maintains the space's function as a circulation area, mitigating some of the impact to Building B. It is understood that the design intent for the structure is that it will hold clear of the existing fabric, further mitigating the impact and allowing the structure to be removed with minimal damage to Building B.

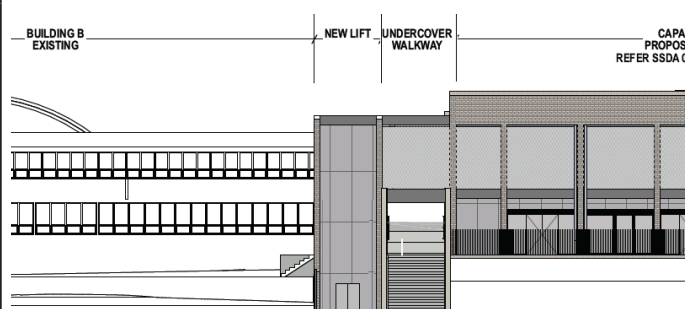
HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

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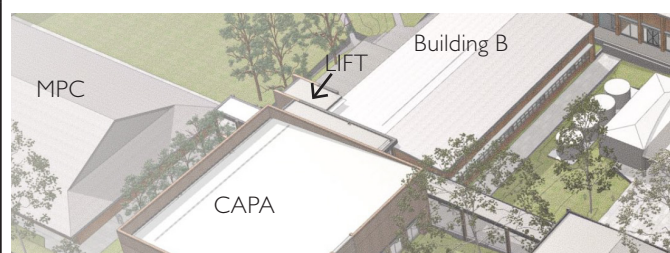
ASSESSMENT AGAINST HERITAGE NSW CRITERIA

The following aspects of the proposal could detrimentally impact on heritage significance. The reasons are explained as well as the measures to be taken to minimise impacts:

- The proposed lift is to the north of, and appears to connect with, the end bay of the north elevation of Building B. This will have a NEGATIVE heritage impact to Building B, obscuring the building and impacting on extant original fabric (see images following). The impact is partially mitigated through provision of equitable access to Building B, supporting its ongoing use as an educational facility. Bearing in mind the constraints due to the site levels, further design refinement in subsequent design stages could resolve this issue in a way that will minimise impacts and mitigate visual intrusion. It is understood that these details are not yet finalised. Heritage advice and assessment of further design refinements is recommended.



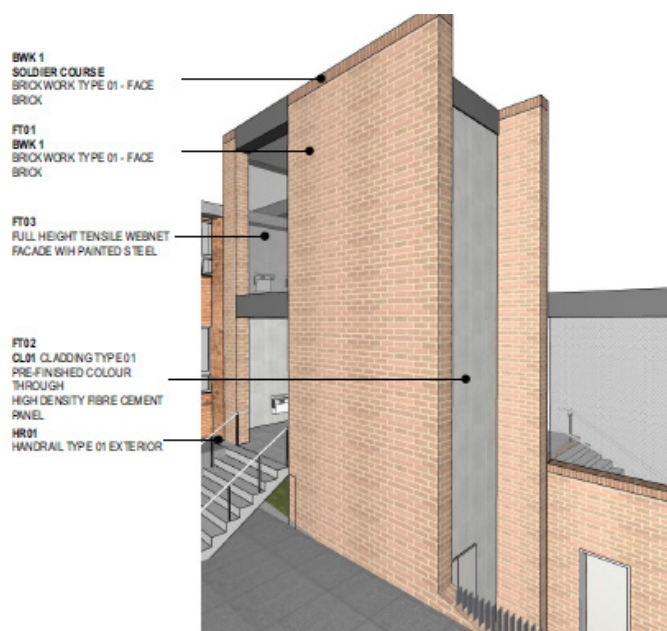
Relationship between Building A, lift, Level 1 Link and CAPA (Source: fjmt studio, Site Elevations - East and North, Sheet No. SSDA-300001 [04])



Proposed site aerial perspective (Source: fjmt studio, Cover Sheet, Sheet No. SSDA-100000 Rev 04, annotated by Purcell)

New Works - North South Link

- The proposed new covered North South Link between Building A, the east and west courtyards (which are at different levels due to site grades), and Building L will have a NEGATIVE impact on the heritage significance of Building A. Some extant, original fabric will be lost, including the eastern entry stairs and a portion of the wall above on Level 1. It is understood the demolition of the eastern entry stairs is required to meet current regulations. The connection with Building A's first floor will not be visible from the upper level corridor; will not impact on the significant glazed eastern gable end, and connects with the building's internal circulation spaces. This maintains the design intent of the original building (where circulation occurs at the gable ends) and provides equitable access, supporting the ongoing use as an educational facility. Separation of the lift from the building minimises the loss of extant original fabric and original spaces, mitigating impacts to Building A. The impact is also mitigated through the predominantly open design of the covered walkway which provides a level of visual permeability through the Site. On balance, this is considered an ACCEPTABLE response to the requirement for equitable access between buildings and courtyards at different levels, which mitigates the minor loss of extant original fabric and impacts to the presentation of Building A.



View of the lift covering most of the end bay of Building B beyond (left). (Source: fjmt studio, Facade - School Entry Canopy, Sheet No. SSDA-702030 [02])

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The following aspects of the proposal could detrimentally impact on heritage significance. The reasons are explained as well as the measures to be taken to minimise impacts:



View of the east elevation of the North South Link. Building A beyond. A ramp replaces the original stairs (ground floor), the original entry remains. A new opening is created on Level 1 to connect the Link to Building A. (Source: fjmt studio, Sections - North South Link, Sheet No. SSDA-702060 Rev 02)



Building A connection with the North South Link showing the link roof lower than Building A. (Source: fjmt studio, Sections - North South Link, Sheet No. SSDA-430130 Rev 04)

New Works - New Covered Walkway

- Demolition of the existing connection between Building B and Building L will result in the loss of some fabric of moderate significance dating from the 1970s. The existing link is associated with intrusive, non-significant covered ramps. The removal of these covered ramps represents a POSITIVE heritage outcome, mitigating potential impact by improving the presentation of Building B. Negative impacts are also mitigated by the design of the proposed, predominately open new connection, which increases the availability of existing views north over the playing fields and south through the Site, and the visual permeability between Building B and Building L. On balance, this is considered an ACCEPTABLE response to the requirement for equitable access between Buildings B and L.

Existing Buildings Refurbishment

- The proposal to remove two internal walls to Level 1 of Building B would have a NEGATIVE impact on Building B (recommended for s.170 Register listing). While the existing layout of the art rooms with adjacent kiln, art store and staff room is substantially original and intact, the functionality of the spaces is redundant in the current planning. Conversion of the kiln, art store and staff room to a General Learning Space will support the ongoing use of the building for current and future educational purposes. The significant double loaded corridor walls are not impacted. On balance this is an ACCEPTABLE impact. It is understood that internal planning is not yet finalised. Further heritage advice and assessment will be required for significant spaces as part of the process.

The following sympathetic solutions have been considered and discounted for the following reasons:

This proposal is a major redesign of the previous unsympathetic design incorporating designs responsive to Purcell's previous heritage advice.

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HERITAGE NSW ASSESSMENT

The works proposed as part of the SSDA package have been assessed against the following relevant clauses within the prescribed Heritage NSW table for proposed change to a heritage item:

Demolition of a building or structure	
Have all options for retention and adaptive re-use been explored?	Both of the buildings recommended for heritage-listing on the site (Buildings A and B) are retained and continue to be used for their original purposes.
Can all of the significant elements of the heritage item be kept and any new development be located elsewhere on the site?	Both of the buildings recommended for heritage-listing on the site (Buildings A and B), and all their significant elements, are retained.
Is demolition essential at this time or can it be postponed in case future circumstances make its retention and conservation more feasible?	N/A.
Has the advice of a heritage consultant been sought? Have the consultant's recommendations been implemented? If not, why not?	<p>Purcell have provided advice through the masterplanning and Concept Design stages to reduce the heritage impact of the proposed development. The majority of this advice has been incorporated into the proposed design, significantly improving the outcome for Buildings A and B (recommended for s.170 Register listing) and the Site generally.</p> <p>Site and budgetary constraints dictated the retention of some existing elements in less sympathetic locations. This outcome was anticipated by Purcell. The current development does not preclude later removal or relocation of these elements.</p> <p>Further heritage advice is recommended in the next stages of design development.</p>

Minor partial demolition (including internal elements)	
Is the demolition essential for the heritage item to function?	Minor partial demolition, to create openings into Buildings A and B, to connect the buildings with the equitable access pathways through the school is essential to ensure their compliance with current legislative requirements. It will support the continued use, importance and relevance of the buildings within the school campus. Partial demolition of some internal and external walls of the contributory Building L are essential to incorporate changes in educational requirements and equitable access.
Are important features of the item affected by the demolition (e.g. fireplaces in buildings)?	No.
Is the resolution to partially demolish sympathetic to the heritage significance of the item?	Yes, the minor partial demolition for equitable access will improve the visual settings of Buildings A and B (recommended for s.170 Register listing) by removal of existing, intrusive, unsympathetic covered walkways and ramps and rationalisation of accessible circulation routes through the Site.
If the partial demolition is a result of the condition of the fabric, is it certain that the fabric cannot be repaired?	The demolition is not a result of the condition of the fabric. Building A and B is in generally good condition.

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT ASSESSMENT OF HERITAGE IMPACTS

HERITAGE NSW ASSESSMENT

Change of use	
Has the advice of a heritage consultant or structural engineer been sought? Has the consultant's advice been implemented? If not, why not?	N/A. No change of use is proposed for the Buildings recommended for s.170 Register listing on the Site.
Does the existing use contribute to the significance of the heritage item?	Yes, the existing and ongoing use as administration, teaching and learning spaces within the school will contribute to the significance of Buildings A and B.
Why does the use need to be changed?	N/A.
What changes to the fabric are required as a result of the change of use?	N/A.
What changes to the site are required as a result of the change of use?	N/A.

New services (e.g. air conditioning, plumbing)	
How has the impact of the new services on the heritage significance of the item been minimised?	New inground and some above ground services works are proposed as part of this application. Refer to ACHAR as prepared by EMM Consulting Limited and Indigeco.
Are any of the existing services of heritage significance? In what way? Are they affected by the new work?	N/A.
Has the advice of a conservation consultant (e.g. architect) been sought? Has the consultant's advice been implemented?	N/A.
Are any known or potential archaeological deposits (underground and under floor) affected by the proposed new services?	The Site is not listed on the Port Macquarie Hastings LEP Schedule 5 Part 3 as an Archaeological site. Refer to ACHAR as prepared by EMM Consulting Limited and Indigeco.

Tree removal or replacement (Note: Always check the tree preservation provisions of your local council when proposing removal of trees)	
Does the tree contribute to the heritage significance of the item or landscape?	None of these trees proposed for removal contribute to the heritage significance of the item or landscape.
Why is the tree being removed?	Numerous trees are to be removed to allow construction of the CAPA and new entrance to the site.
Has the advice of a tree surgeon or horticultural specialist been obtained?	Refer to Arborist Report prepared by Woodvale
Is the tree being replaced? Why? With the same or a different species?	Refer to Tree Management Plans, Landscape Drawings and Hastings Secondary College Port Macquarie Landscape SSDA Report prepared by fjmt studio.

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

ASSESSMENT OF HERITAGE IMPACTS

ASSESSMENT AGAINST PORT MACQUARIE-HASTINGS DEVELOPMENT CONTROL PLAN 2013

The Port Macquarie-Hastings Development Control Plan 2013 as commenced on 17 June 2020 and amended September 2020.

Hastings Secondary College, Port Macquarie Campus is within area D2.1 (East Port Neighbourhood) of the Locality Specific Provisions in the DCP. The Locality Specific Provisions for the Oxley Park Precinct within the East Port Neighbourhood apply to the Hastings Secondary College. The Proposal is assessed against the relevant provisions for the Oxley Park Precinct in the following tables.



Figure 62 Oxley Park Precinct Structure Plan. (Source: Port Macquarie-Hastings Development Control Plan 2013 p.198)

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT ASSESSMENT OF HERITAGE IMPACTS

PORT MACQUARIE-HASTINGS DEVELOPMENT CONTROL PLAN 2013

OXLEY PARK PRECINCT	
PRECINCT DESIRED CHARACTERISTICS	RESPONSE
The Oxley Park Precinct will remain a key East Port destination for recreational activities and the enjoyment of coastal open space by residents and visitors.	<p>The proposal will have no impact on the use of the Precinct for recreational activities or the enjoyment of coastal open space as it is entirely within the existing school boundaries.</p> <p>The proposed "new shared use" PCYC will provide community indoor recreational facilities in an area with few, major, indoor sporting and fitness facilities. This will increase the opportunity for recreational activities in the Precinct.</p>
Enhancements to the Maritime Museum grounds will better integrate this historic site with Oxley Oval. Upgrades to amenities at Oxley Oval will strengthen its role as a sports field of regional importance. Oxley Park will be transformed into an activity-rich, landscape-oriented destination with appeal to visitors and residents of all ages.	The proposal will have no impact on this desired characteristic as it is entirely within the existing school boundaries.
Connectivity from east to west will be enhanced with a publicly accessible link from Owen Street to Pacific Drive. Northern foreshore views along Owen Street will be protected, and its function as a major north-south pedestrian link will be enhanced through street tree planting and soft landscaping.	N/A.
The character of the residential quarter to the west of Owen Street will be retained and enhanced through landscaping and street tree planting along Owen, Burrawan and Gordon Streets.	N/A.

211. Precinct Structure Plans	
OBJECTIVES <ul style="list-style-type: none"> To ensure that development occurs in accordance with the desired future character of the East Port neighbourhood. 	
DEVELOPMENT PROVISION	RESPONSE
(a) Development is generally in accordance with the precinct structure plans shown in the previous section	Yes, as the proposal is entirely within the existing school boundaries.

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

ASSESSMENT OF HERITAGE IMPACTS

ASSESSMENT AGAINST PORT MACQUARIE-HASTINGS LOCAL ENVIRONMENTAL PLAN 2011

Under the Port Macquarie-Hastings Local Environmental Plan 2011 (LEP) 1 February 2021, the Hastings Secondary College site is zoned R3 (Medium Density Residential).

Although the site is not heritage listed in the LEP Schedule 5 Environmental Heritage, Clause 5.10(1) details the objectives for Heritage Conservation as follows:

- (a) to conserve the environmental heritage of Port Macquarie-Hastings,
- (b) to conserve the heritage significance of heritage items and heritage conservation areas, including associated fabric, settings and views,
- (c) to conserve archaeological sites,
- (d) to conserve Aboriginal objects and Aboriginal places of heritage significance.

Under Clause 5.10(4), the consent authority must, before granting consent under this clause in respect of a heritage item or heritage conservation area, consider the effect of the proposed development on the heritage significance of the item or area concerned. This subclause applies regardless of whether a heritage management document is prepared under subclause (5) or a heritage conservation management plan is submitted under subclause (6).

Purcell recommended Hastings Secondary College, Port Macquarie Campus Buildings A and B for listing on the DPIE's Section 170 Register.¹⁹ The Site does not contain any current heritage items under the LEP Schedule 5.

The proposed works conserve the items recommended for s.170 Register listing on the Site, and the proposed new CAPA and PCYC buildings, covered walkways and links generally conserve the Site's heritage significance as an educational facility, including the associated fabric, settings and views.

¹⁹ Purcell, Initial Heritage Report, 16 April 2020 prepared for SINSW.

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

HERITAGE IMPACT SUMMARY

The Proposal's heritage impacts can be summarised as follows:

SITE PLANNING

- The original orthogonal approach to site planning, courtyard layout, use of cost effective materials, refined design aesthetic, and strong north/south and east/west circulation links have been considered in the layout of the new elements in the Proposal.
- Has provided clearer, less cluttered, equitable access circulation through the site by linking buildings and courtyards at all levels.

BUILDING A (RECOMMENDED FOR S.170 REGISTER LISTING)

- Equitable access is provided by new covered walkways, ramps and lifts.
- Minor loss of extant, original fabric to provide equitable access will not affect current or future planning, and will support the current and ongoing use of the building.

BUILDING B (RECOMMENDED FOR S.170 REGISTER LISTING)

- Enhanced presentation by demolition of adjacent intrusive shelters, covered walkways, ramps and adjacent Building S.
- Equitable access is provided via new covered walkways, ramps and lifts.
- Minor loss of extant, original fabric to provide equitable access and adaptation of redundant Art store spaces to create a GLS.
- The Proposal supports the current and ongoing use of the building and will not affect current or future planning.

CAPA BUILDING (NEW)

- Redesigned CAPA building responds to the established design language on the campus of two storey, face brick, buildings with a simple grid structure and low pitched metal roofs. CAPA building also responds to the orientation and alignment of Building B.
- Maintains the visual connection between Owen Street and the courtyard between Buildings A and B, maintaining an important view into the school campus.
- New building form responds to the architectural detailing of the existing buildings on site without imitation, maintaining a sense of continuity in the design language of the campus.
- New material palette responds sympathetically to the existing material palette on the school campus. The proposed materiality reflects the original design intent for the use of economical, low maintenance and durable materials. Complementary tonings have been chosen for face bricks, and off-form concrete responds to the later additions on site.
- Will impact on the presentation of Building B, although the level of impact is partially mitigated through the sympathetic siting, design and materiality of the building.

PCYC BUILDING (NEW)

- PCYC building's location minimises impacts to the Site, and follows the School's later development pattern for provision of multipurpose and sporting facilities to the north along Owen Street.

BUILDING L

- Improved visual and physical connection between Building A and the eastern courtyard.
- Use of glazed walls and creation of additional corridors restores some of the original, open connection at ground level. This has a positive impact on the setting of Building B.
- Demolition of the existing, and construction of a new, Covered Walkway to Building B will have a positive effect on the setting of Building B by removing the associated ramps and covered walkways.

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

HERITAGE IMPACT SUMMARY

ENTRY CANOPY, NORTH SOUTH LINK, NEW COVERED WALKWAY

- Provides equitable access to Buildings A, B, new CAPA, and the MPC.
- Simplifies the circulation route by minimising the use of ramps and covered walkways.
- Design intent is generally for the structures to stand off the buildings.
- Further refinement and careful detailing will minimise impact upon Buildings A and B.

OPEN SPACE AND LANDSCAPE

- Demolition of Building S, covered walkways and ramps have restored some open space and important views into and through the Site, and between Building B and L.
- Predominantly open design of new circulation elements maintains some visual permeability through the site.
- New landscape plan restores some significant views through and into the Site from Owen Street previously obscured by landscaping.

ARCHAEOLOGY

- Refer to ACHAR as prepared by EMM Consulting and Indigeco.

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

APPENDIX A - DRAWING LIST

ISSUED BY FJMT STUDIO

- Hastings Secondary College Upgrade Port Macquarie Campus / Architectural Design Statement, fjmt studio, Rev I, dated 26/03/2021
- Hastings Secondary College Port Macquarie SSDA Architectural Documentation Set, fmjt.studio. SSDA Issue, dated 14/04/2021.

SHEET NO.	DESCRIPTION	REV	DATE	ISSUE
SSDA-I00000	Cover Sheet	04	14/4/2021	SSDA
SSDA-I20000	Site Plan - Existing	05	14/4/2021	SSDA
SSDA-I20010	Site Plan - Proposed	05	14/4/2021	SSDA
SSDA-I21301	Staging Plan Port Macquarie Campus - Stage 1	04	14/4/2021	SSDA
SSDA-I21302	Staging Plan Port Macquarie Campus - Stage 2	04	14/4/2021	SSDA
SSDA-I21303	Staging Plan Port Macquarie Campus - Stage 3	04	14/4/2021	SSDA
SSDA-I21304	Staging Plan Port Macquarie Campus - Stage 4	04	14/4/2021	SSDA
SSDA-I21305	Staging Plan Port Macquarie Campus - Stage 5	04	14/4/2021	SSDA
SSDA-I30031	Demolition Plan - Building L Ground Floor	04	14/4/2021	SSDA
SSDA-I30032	Demolition Plan - Building L + Building B Ground Floor	04	14/4/2021	SSDA
SSDA-I30033	Demolition Plan - Zone 3 - Building B Level 1 & Owen Street Entry	04	14/4/2021	SSDA
SSDA-200000	General Arrangement Plan - Site Plan 1	03	14/4/2021	SSDA
SSDA-200001	General Arrangement Plan - Site Plan 2	03	14/4/2021	SSDA
SSDA-200002	General Arrangement Plan - Site Plan 3	03	14/4/2021	SSDA
SSDA-200003	General Arrangement Plan - Site Plan 4	03	14/4/2021	SSDA
SSDA-200004	General Arrangement Plan - Site Plan 5	03	14/4/2021	SSDA
SSDA-201010	General Arrangement Plan - CAPA & New Link Ground Floor Plan	04	14/4/2021	SSDA
SSDA-201011	General Arrangement Plan - CAPA & New Link Level 1 Plan	04	14/4/2021	SSDA
SSDA-201012	General Arrangement Plan - CAPA & New Link Roof Plan	05	14/4/2021	SSDA
SSDA-201020	General Arrangement Plan - Building B Refurbishment Level 1 Plan	05	14/4/2021	SSDA
SSDA-201030	General Arrangement Plan - Building L Refurbishment Ground Floor	05	14/4/2021	SSDA
SSDA-201031	General Arrangement Plan - Building L Level 1	04	14/4/2021	SSDA
SSDA-201060	General Arrangement Plan - North South Link Lower & Ground Floor	05	14/4/2021	SSDA
SSDA-201061	General Arrangement Plan - North South Link Level 1 Plan	05	14/4/2021	SSDA
SSDA-201070	General Arrangement Plan - School Entry Canopy Plan	04	14/4/2021	SSDA
SSDA-201071	General Arrangement Plan - School Entry Canopy Roof Plan	04	14/4/2021	SSDA
SSDA-201080	General Arrangement Plan - PCYC Lower Ground	04	14/4/2021	SSDA
SSDA-201081	General Arrangement Plan - PCYC Ground Floor	05	14/4/2021	SSDA
SSDA-201082	General Arrangement Plan - PCYC Level 1 Plan	05	14/4/2021	SSDA
SSDA-201083	General Arrangement Plan - PCYC Roof Plan	05	14/4/2021	SSDA
SSDA-280000	GFA Plans	02	14/4/2021	SSDA
SSDA-280001	GFA Area Schedule	04	14/4/2021	SSDA
SSDA-300000	Site Elevations - West and South		14/4/2021	SSDA
SSDA-300001	Site Elevations - East and North		14/4/2021	SSDA
SSDA-310100	Elevations - CAPA North & South		14/4/2021	SSDA

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

APPENDIX A - DRAWING LIST

SHEET NO.	DESCRIPTION	REV	DATE	ISSUE
SSDA-310101	Elevations - CAPA East & West	04	14/4/2021	SSDA
SSDA-310102	Elevations - Building L	03	14/4/2021	SSDA
SSDA-310200	Elevations - PCYC East & West	04	14/4/2021	SSDA
SSDA-310201	Elevations - PCYC North & South	04	14/4/2021	SSDA
SSDA-420100	Site Sections	04	14/4/2021	SSDA
SSDA-420101	Site Sections	04	14/4/2021	SSDA
SSDA-430100	Sections - CAPA Section 01, 02	04	14/4/2021	SSDA
SSDA-430160	Sections - North South Link	02	14/4/2021	SSDA
SSDA-430180	Sections - PCYC	04	14/4/2021	SSDA
SSDA-430181	Sections - PCYC	04	14/4/2021	SSDA
SSDA-610000	External Lighting Plan Link Ground TAS, Level I Block L	04	14/4/2021	SSDA
SSDA-610001	External Lighting Plan - CAPA Lower Ground L and B	04	14/4/2021	SSDA
SSDA-610002	External Lighting Plan - Link Bridge	04	14/4/2021	SSDA
SSDA-610003	External Lighting Plan - North South Link	04	14/4/2021	SSDA
SSDA-620000	View Analysis - STREETSCAPE	04	14/4/2021	SSDA
SSDA-620001	View Analysis - PCYC & CAPA	04	14/4/2021	SSDA
SSDA-630000	Sun Study Diagram June 21	04	14/4/2021	SSDA
SSDA-630001	Sun Study Diagram June 21	04	14/4/2021	SSDA
SSDA-630002	Sun Study Diagram December 21	04	14/4/2021	SSDA
SSDA-630003	Sun Study Diagram December 21	04	14/4/2021	SSDA
SSDA-690000	Signage - School Main Entry	04	14/4/2021	SSDA
SSDA-702010	Facade - CAPA	02	14/4/2021	SSDA
SSDA-702020	Facade - Building L	02	14/4/2021	SSDA
SSDA-702030	Facade - School Entry Canopy	02	14/4/2021	SSDA
SSDA-702040	Facade - PCYC	02	14/4/2021	SSDA
SSDA-702060	Facade - North South Link	02	14/4/2021	SSDA
SSDA-740000	Exterior Finishes Sample Board Architectural	03	14/4/2021	SSDA
SSDA-740001	Exterior Finishes Sample Board Landscape	03	14/4/2021	SSDA

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

APPENDIX B - HISTORICAL OVERVIEW

ABORIGINAL HERITAGE AND BIRPAI NATION

The area around the Hastings River have been home to the Birpai Aboriginal peoples for tens of thousands of years. The Aboriginal population at the time of Port Macquarie's settlement seems to have been quite large, with Oxley's early reports stating that he observed "numerous smokes arising from natives' fires (which) announced a country well inhabited."⁰¹ In 1913, following erosion of some sand dunes on the beach between Tacking Point and Cathie Creek, an amateur archaeologist noted there were extensive remains of "pre-historic camps of the aborigines, belonging to the stone age period... the whole of the area is literally covered with kitchen middens and relics."⁰² The plentiful supply of fish, waterfowl and abundant bushland well populated with kangaroos and other animals made the area an attractive home for these first nations people. Lieutenant King in 1819 described large dome-roofed huts that could each house 8-10 people.⁰³ The arrival of the colonists ended this traditional way of life, and there are numerous records of hostilities between both parties. However, descendants of these original inhabitants remain in the area today and Port Macquarie-Hastings Council area has four Aboriginal representative bodies under the Land Rights Act 1983: the Birpai Local Aboriginal Land Council, Bunyah Local Aboriginal Land Council, Kempsey Local Aboriginal Land Council and Taree-Purfleet Local Aboriginal Land Council.

EARLY HISTORY

The town of Port Macquarie was discovered by the Surveyor-General John Oxley in 1818. Lachlan Macquarie, then Governor of New South Wales, was impressed by reports of the area noting its valuable timber reserves, its suitable farm lands, and its seaboard location for ready passage by ship to and from Sydney, and thus established Port Macquarie as a penal settlement in 1821, making it the oldest European settlement north of Newcastle.⁰⁴

Port Macquarie was the second designated place of secondary punishment in the Colony of New South Wales, and one of only two places for secondary punishment of convicts outside Sydney. Designed to deal with repeat offenders who could not be accommodated within the existing convict structure, the aim of such settlements was to subject prisoners to isolation, severe discipline and hard work. The establishment of places of secondary punishment represented a significant development in the creation of a comprehensive penal system by the British government.⁰⁵

The penal era ended on 15 August 1830 and the area was proclaimed open to free settlement. The area's good timber resources, pastoral land and fisheries were quickly taken advantage of by early settlers, but the proposed development of a port to service the Northern Tablelands' wool trade never eventuated owing to navigation difficulties. Port Macquarie was declared a municipality in 1887.

The land on which Hastings Secondary College now sits was part of Port Macquarie Park, originally dedicated on 14 February 1873, and proclaimed on 26 June 1888. Fronting Oxley's Beach, this public area occupied a prominent position in the town. The park was used as a golf course from 1927 with the club house constructed on Owen Street approximately where the School's MPC is today.⁰⁶



A 1927 Town Map showing the original extent of port Macquarie Park (Source: Historical Land Records Viewer, <https://hlrv.nswlrs.com.au/>)

01 A town called Port : a Port Macquarie-Hastings Valley walkabout / John Moyes, Gilbert Mant, 1986, p.74

02 Ibid, p. 74

03 Ibid. p.83

¹⁰⁴ NSW State Heritage Register listing for St Thomas' Anglican Church, Port Macquarie, <https://www.environment.nsw.gov.au/heritageapp/ViewHeritageItemDetails.aspx?ID=5052865>, accessed 31 January 2020

05 NSW State Heritage Register listing for Port Macquarie Government House Site, <https://www.environment.nsw.gov.au/heritageapp/ViewHeritageItemDetails.aspx?ID=5051533>, accessed 31 January 2020

06 Andrews, Malcom. *Birdies, Bunkers & Bamboos, Celebrating 100 years of Port Macquarie Golf Club*. (Port Macquarie: Dynamic Print Communication), June 2010.

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

APPENDIX B - HISTORICAL OVERVIEW

PORT MACQUARIE HIGH SCHOOL

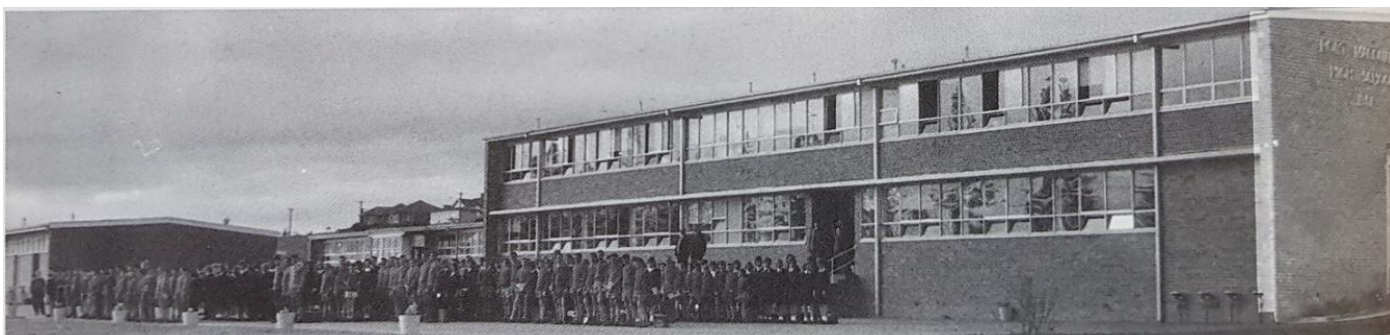
From January 1953 to December 1961 the School was classified as an Intermediate High School and located on the grounds of the (now) Port Macquarie Primary School. However, the rapidly increasing school population led to overcrowding of the classrooms. All pupils wanting to complete High School studies had to catch a bus to the neighbouring town Wauchope.

An investigation of the projected number of future school students by the District Inspector of Schools, Mr R. Tanner and the Principal of the Port Macquarie Intermediate School, Mr S. Condon, led to a recommendation to the Education Department in 1956 for the establishment of a High School at Port Macquarie, independent of Wauchope High School.

The proposal to establish a High School at Port Macquarie was granted ministerial approval in May 1959. The chosen site was on the corner of Owen and Burrawan streets, part of the Port Macquarie park. The loss of public park land was not popular with the public. It took two referendums in Port Macquarie before the location was finally accepted in December 1959.

Preparation of working drawings for Stage One was approved shortly after the land became available. The buildings were all designed in the Government Architect's Office under Edward Farmer. The Department of Education advertised for tenders for the school's construction between April and June 1961. The Taree company A.J. Hayter Pty Ltd.'s bid, promising completion in thirty weeks for the start of the 1962 school first term for a cost of 141,000 pounds (\$282,000) was accepted.⁰⁷ Construction of the Stage One buildings commenced in July 1961. However, delays in construction caused by shortages in bricks, which then had to be sourced from the State brick yards, and delays in supply of the aluminium windows meant that the school was not ready for occupation until early- to mid- 1962. The Stage One buildings include the Classroom Block (Building B00A), the Manual Training Block (Building BTAS) and the Amenities Block (Building B00C). The Manual Training Building was occupied first, on 5 March 1962 to alleviate overcrowding at the Public School. The other buildings were formally occupied on the 7 June 1962. Unfortunately, on the 9 July 1962 a tornado hit the school and tore the roof off the Manual Arts building.

During March and April 1964, tenders were published in the NSW Government gazette for additional accommodation (Building B00B) to be constructed. It was completed in 1966 and in 1967 the building was occupied.⁰⁸



First School Assembly in 1962 (Source: Port Macquarie High School: 50th Anniversary 1962 – 2012 p.10)



Newly completed main entrance to A-Block (left) and a view of B-Block from 1967 (right) (Source: Port Macquarie News Souvenir Supplement - High School Opening, July 19 1963)

⁰⁷ Government Gazette of NSW Tenders

⁰⁸ Port Macquarie High School: 50th Anniversary 1962 – 2012 p.10

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

APPENDIX B - HISTORICAL OVERVIEW

THE WYNDHAM SCHEME

The School was officially opened on the 19 July 1963 by Dr H.S. Wyndham C.B.E, M.A, Dip. Ed., F.A.C.E (Director General of Education in NSW), accompanied by Mrs Wyndham. The Hon. E. Wetherell, Minister for Education had appointed Dr Wyndham to officially open the School on his behalf, and Dr Wyndham called the school "a teaching machine... for preparing the citizens of tomorrow." The comment was not an exaggeration - the introduction of the "Wyndham Scheme" in 1962 had totally transformed education in NSW, and confirmed the trend towards comprehensive, co-educational high school system, while at the same time extending the full high school course from five to six years. With the exception of selective high schools and special schools, the secondary school system today consists almost entirely of comprehensive high schools and the secondary sections of central schools in regional areas.⁰⁹

Wyndham had recognized the growing demographic and social pressures of the postwar baby boom on the size of school populations, and between 1953-57 he chaired a committee appointed to survey secondary education in New South Wales. As G. E. Sherington has noted in the Australian Dictionary of Biography, this was a watershed moment:

Author of virtually the whole report, Wyndham drew on a number of contexts. Following the example of the USA, the coming 'wave' of the mid-twentieth century was the public comprehensive high school. He had visited Scotland and Sweden and was aware of similar reforms in New Zealand. The report had a historical introduction that presented a progressive evolutionary view of public education. Wyndham was quite clear about the way forward. As he later suggested, Board had established a 'comprehensive system' of different schools for different abilities. With his own research background in the classification of individual differences, Wyndham was now proposing the 'comprehensive school' for all abilities in ways that could also accommodate individual differences. This would change the traditional secondary school curriculum, which was often seen as being academic in focus and designed to prepare students for university entrance. To overcome the old tyranny of the examination over the curriculum, Wyndham concentrated his proposals on the first four years of secondary school... Wyndham expected that after a 'transitional' first year of a common core of studies, students would be able to undertake 'electives' and there would be provision within the core for individual levels of ability in each subject.¹⁰

It was not until 1961 that legislation endorsed the Wyndham scheme, and it was introduced in 1962. The revised curriculum required a different model of school architecture in order to accommodate the increased number of students and changing educational ideas. While existing schools had additional buildings added, in many areas entirely new schools were required to meet demand. At the opening of Port Macquarie High School, Mr W. Gelfius (Area Director of Education, Newcastle) noted that the school reflected the beginning of the new curriculum of the Wyndham Report, and stated that the school "conformed with the best ideas in modern-day planning. ... It would show the modern ideas in education where it was essential now to have rooms full of plant and equipment". Also at the opening, Mr P.D. Hills (Minister for Local Government and Highways and Acting Minister for Public Works) said there were 22 new schools under construction which had to be ready for the 1964 year. The original components of the Port Macquarie School are thus likely to be one of the first of the new models of comprehensive schools opened in NSW.



The official opening party opening left-to-right: Ald. A.L. Crisp Mayor; Mr Stan Condon Principal, Mr W. Gelfius, Area Director of Education, Dr Wyndham Director General of Education, Dr N.E. McLaren Chairman, Mr P.D. Hills, Minister for Local Government and Highways and Acting Minister for Public Works, Mr L.C. Jordan State Member for Oxley, Mr P. Lucock Federal Member for Lyne, J.L. Kenny MLC Alderman, Mr J. Brown State Member for Raleigh. (Source: Port Macquarie High School: 50th Anniversary 1962 – 2012 p.9)

⁰⁹ <https://education.nsw.gov.au/about-us/our-people-and-structure/history-of-government-schools/government-schools/reform-movement>

¹⁰ Wyndham, Sir Harold Stanley (1903–1988) by G. E. Sherington, Australian Dictionary of Biography, Volume 18, (MUP), 2012

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

APPENDIX B - HISTORICAL OVERVIEW



Buildings B00C (left) and B00A (right) in 1962, with the fence around the school property visible in the foreground. (Source: Port Macquarie News, February 21 2014, <https://www.portnews.com.au/story/2102140/port-macquaries-two-high-schools-combine/>)

SCHOOL EXPANSION 1972

The Wyndham Scheme, together with the unexpectedly large increase in the numbers of pupils staying on for the final two years, led to an expansion of secondary enrolments and larger high schools, with many new high schools opening in the 1960s and 1970s whose architecture reflected the curriculum requirements and gradually evolved to cater for the problems inherent in larger schools, particularly with regard to circulation.¹¹

Port Macquarie High School was soon marked for expansion and plans were again drawn up by the NSW Government Architect. A Site Plan, signed by Edward Farmer on 2 June 1970, shows a temporary building to be relocated from where the western end of Building B00L was to be built, to where the current Building B00S is located. This building was not present in any of the previous Site Plans or Surveys and remains on the subsequent surveys. It is described as a weatherboard building on the 1974 Detail and Contour Plan.¹²

Sketch designs for additional accommodation were drawn up in 1970, however construction was delayed by rain so four demountable buildings were acquired. The new buildings reflected the designs developed by the NSW Government Architect for the "Study 2" high school design - a standard design for a 1,100 student co-educational high school for 1969-72.¹³ This design was a "year-based" approach, and differed to the "subject-based" design of the later (1973) Study 3 high school concept.

Three more buildings were constructed at Port Macquarie, being completed during the year 1971-72 at a cost of \$418,000.¹⁴ The L-shaped Science / Library Block (Building B00L), the Technical & Applied Studies Block (B00T), and the Agricultural Shed (Building BAG). Buildings B00A and BTAS had minor internal modifications to rearrange Staff and classroom spaces. Site alterations and upgrades were also made including stormwater and drainage, electrical services, PABX, and a sewer and water connection for the new Agriculture Shed. Sections of the site were levelled to create the P.E. area between B00L and B00C and stairs were added for access from there to B00C and B00T.

¹¹ Sydney and the Bush - A pictorial History of Education in NSW, NSW Department of Education, 1980, p.213

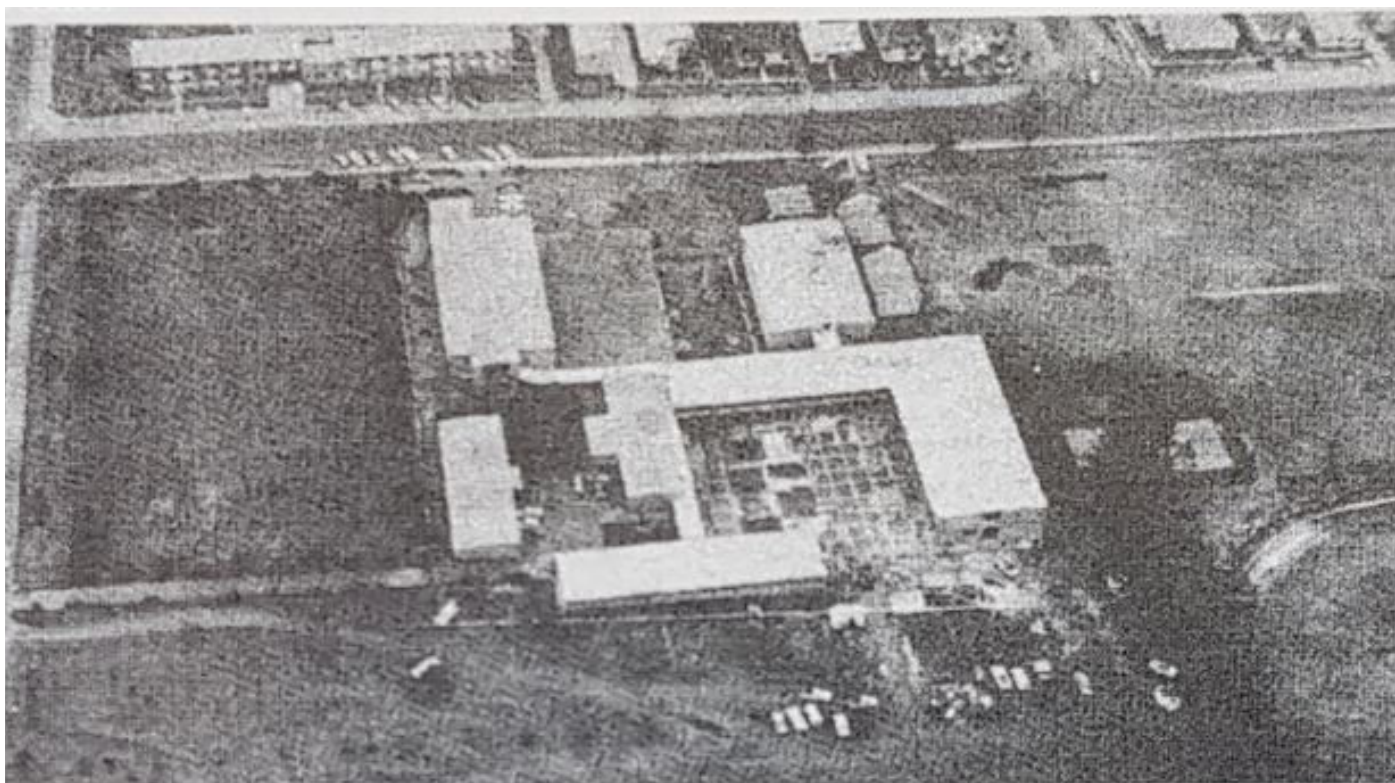
¹² Detail and Contour Plan Dalhuntey & Tierrey June 1974

¹³ NSW Department of Public Works Annual Report, 1972, p.32

¹⁴ NSW Department of Public Works Annual Report, 1972, p.65

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

APPENDIX B - HISTORICAL OVERVIEW



Port Macquarie High School in 1971, showing the construction of L-Block underway. (Source: Port Macquarie High School: 50th Anniversary 1962 – 2012 p.10)

MULTI-PURPOSE HALL

For decades in NSW the facilities for physical education had received low priority, and the majority of activities were conducted outdoors. In 1965 only approximately 30 high schools had a gymnasium, and during the 1970s attempts were made to provide each high school with a multi-purpose hall, and although funds were available there were considerable delays in 1973-74 due to materials shortages and industrial problems.¹⁵ The school was to wait almost ten years before finally receiving the promised Multi-purpose Hall to a design by Reeler and Partridge which was opened in November 1985.

During the years 1988-1999, many areas throughout the school site were covered, and covered ramps were added to improve accessibility,

LATER ADDITIONS

In 1998 The Year 12 gazebo and ornamental garden was built by VET Building and Construction students next to B00S. The new canteen and associated covered area was constructed next to the assembly area between B00A and B00B. The Wayne Richards Studio of Performing Arts was built in the undercover shelter under Building B00L (southern wing) and was officially opened on 3 June 2004. Water tanks were installed at the school and Agricultural plot after a successful Community Water Grants application in 2007. In 2009 the Schools Solar Scheme allowed the installation of five kWatts of solar panels on the MPC Roof.

¹⁵ "Sydney and the Bush - A pictorial History of Education in NSW," NSW Department of Education, 1980, p.240, 243

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

APPENDIX C - DESCRIPTION OF HERITAGE BUILDINGS

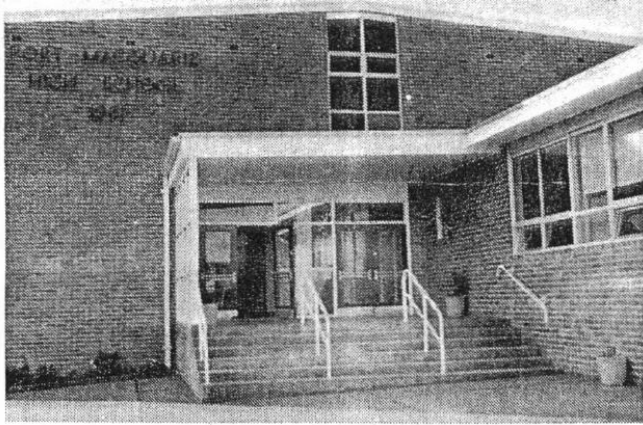
BUILDING A	
Date	Constructed between July 1961 and early 1962 Occupied on 7 July 1962 Officially opened on 19 July 1963.
Design and Construction	Designed by the NSW Government Architect's Office Built by A.J. Hayter Pty Ltd. (Taree)
Type	Classroom Block (Building B00A)
Description	<p>Building B00A is a two-storey building with a shallow pitched gable roof (currently being re-roofed with profiled sheet metal). It is eaveless on the east and west elevations and has cantilevered eaves lined with flat AC sheeting on the north and south elevations.⁰¹ The west elevation has a ground level extension and entrance canopy towards the street to form the main entry point to the school. The building is externally face brick, with windows and doors having aluminium profile frames that feature a combination of sliding, fixed and hopper windows.</p> <p>The building is of Late Modern style, displaying the characteristic lack of ornament, and the use of functional features (such as windows and the reinforced concrete hoods over them) as decorative elements to accentuate the building's predominantly horizontal massing. The fenestration pattern corresponds to the use of the interior spaces. On the north and south elevations, the horizontal band of ribbon windows, comprising taller sliding windows above a shorter hopper windows, correspond with classrooms. The east and west elevations have windows in vertical bands corresponding to the lobbies, corridor and stairwells, with spandrel panels of compressed asbestos cement (AC) Sheet.</p> <p>The internal floor plan is double loaded on both stories with timber-framed windows and glass louvres to the corridors on both sides. On the ground floor the brick walls, concrete columns and vermiculite ceiling to the corridor have been painted. The floor is carpeted, although the lobby floor has terrazzo tiles and the stairs are concrete with galvanised pipe handrails. The first floor is in more original condition with painted acoustic tile ceiling, unpainted face brick corridor walls with two rows of timber-framed vertical louvre highlight windows. Some rooms have a third row of windows to the corridor.</p> <p>The building originally housed the Administration, teachers' and Principals' offices, Clinic, a Demonstration Room, Animal and Plant Room, Cooking Room, Science Laboratory, Dark Room, Needlework Room, several general classrooms, and the Memorial Library (on the first floor).</p>
Modifications	<p>In the Stage Three building works (1970), the southern side of the interior was rearranged. The ground floor Clinic and Classroom 4 were reconfigured to become a staff room and duplicating room. The first floor Library was relocated to the new building B00L and the library was converted to a classroom. The store, fitting room and needlework room were converted to a classroom, and Classroom 3 was converted to a needlework room.</p> <p>There have been three single story extensions on the ground floor. One on the northern façade for the clerical staff and storeroom, replacing the demonstration, prep and animal & plant room. An interview room and shower / toilet room has replaced the porch and single door and toilets on the southern elevation of the single storey section; and storerooms have been added to the northern side of the eastern stair.</p> <p>Internally, the ground floor corridor has been re-routed at the corridor to the north entrance to create a store room, cleaners cupboard and staff kitchenette. The cooking room, alcove, laundry, maid / cleaner's rooms, and the girls change room have been amalgamated and modernised to form a commercial kitchen c.2013. The locker room has been converted to a prep room for the kitchen. The Laboratory, preparation and dark rooms have been converted to a store and a Food Tech lab. The impact of the exhaust units from the kitchen have had a detrimental effect on the southern elevation of the building.</p>

⁰¹ Hastings Secondary College Port Macquarie Campus (8364) Asbestos Register

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

APPENDIX C - DESCRIPTION OF HERITAGE BUILDINGS

BUILDING A

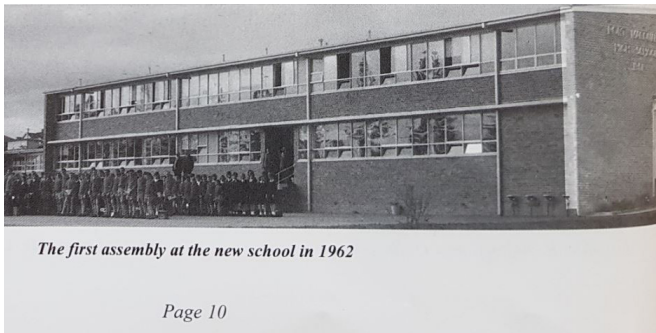


1963 image showing original entrance front to school. Note the original signage and covered entrance canopy.



Current view of the main school entrance.

(Source: Google Street View)



1962 image of Building A. The linearity of the original design is readily apparent in this image.



Current view of Building A. Note the intrusive ground level addition to the northern elevation.



The first floor corridor displays the original materials of the building in good condition, with acoustic ceiling treatment, exposed brick walls and timber framed windows and doors.



The southern elevation of Building A has been greatly obscured by ventilation equipment and other additions. As this is the main elevation of the school fronting the oval, moves to remove these later additions would be supported.

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

APPENDIX C - DESCRIPTION OF HERITAGE BUILDINGS

BUILDING B	
Date	Constructed between July 1964 and 1965
Design and Construction	Designed by the NSW Government Architect's Office
Type	Classroom Block (Building B00B)
Description	<p>Building B00B is a two-storey masonry building with a shallow-pitched gable roof. It is eaveless on the east and west elevations and has cantilevered eaves lined with flat AC sheeting on the north and south elevations. The exterior is face brick, and the south elevation mirrors the north elevation of B00A (without the side entrance). The north elevation differs from the south by the creation of a bay at each end where the stairs are located. These end bays feature rendered walls with small horizontal windows bands, contrasting to the face brick on the rest of the elevation.</p> <p>Externally, windows and doors have aluminium profile frames, generally with a row of taller sliding windows above a row of shorter awning windows on the north and south elevations. There is a double door with a sidelight on the west elevation leading out to an entrance porch. A double door with sidelight on the east end (ground floor) leads out to the covered walkway under the overhead bridge to B00L. Another double door on the east end (first floor) leads out into the overhead bridge to B00L.</p> <p>The building is of Late Modern style, and shares largely the same design aesthetic as the adjacent Building A. The fenestration pattern corresponds to the use of the interior spaces. On the north and south elevations, the horizontal band of ribbon windows correspond to the classrooms, while the east and west elevations have windows in vertical bands corresponding to the lobbies and corridor. There is a painted, rendered section under the windows on the east and west elevation on the first floor.</p> <p>The building originally housed a combined needlework and cooking classroom, with an associated dining room, pantry, store and fitting room, three classrooms, a staff room, and a general science room with associated prep room and animal room on the ground floor. On the first floor there was a music room with a music store, two general classrooms, a large art room (with folding doors to divide the room into two), two art stores, a pottery annexe, a form master's office, staff room, three store rooms accessed from the corridor, cleaner's area and a locker room. Male and female staff toilets were situated in the stairwell landings with storerooms at the bottom landing of each stair well.</p>
Modifications	<p>In the 1970s (the Stage Three building phase) B00B was linked to B00L via double doors to the overbridge on the first floor. The brick panel and windows were replaced by two aluminium-framed swing doors either side of an aluminium framed, fixed glass pane.</p> <p>In 1988 classrooms were rearranged, the ground floor needlework, store and fitting rooms were converted to a lab, and the animal room was converted to a storeroom. On the first floor, the lockers, cleaners and form-master's rooms have been reconfigured to form a second staff study and storage space. The rest of the layout remains original.</p> <p>In 2012/13 a Science Laboratory and preparation room was upgraded after receipt of capital works funding from the Federal Government.</p> <p>Upgrades to the fume hood extraction system have added large flues on the outside of the building on both the north and south elevations. Originally the flues were internal to the building and exited close to the ridgeline of the roof. A more sympathetic design for such exhausts would benefit the building</p> <p>There is a gas bottle storage locker at the base of the eastern bay.</p>

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

APPENDIX C - DESCRIPTION OF HERITAGE BUILDINGS

BUILDING B



1967 image of the newly completed building from the Oxley Oval carpark. (Source: Port Macquarie Museum)



Current view of the northern elevation from the same location. The building is obscured by Building B00L, B00S and the covered sports court.



The view of the northern elevation of the building from the sports grounds is obscured by B00S, the MPC and the covered shelter areas.



Intrusive additions of ventilation equipment are apparent on the southern elevation. The building is partially obscured by plantings and water tanks at the rear of B00U. Relocation of these later elements would enhance the presentation of the building from the main entrance to the school.



First floor corridor, with original skylights, and double-height windows. Note there are no windows to the corridor for the Music Room (right) to improve acoustic performance.



Ground floor corridor showing vermiculite ceiling, face brick walls, timber door and window frames and vertical glass louvres.

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

APPENDIX C - DESCRIPTION OF BUILDING L (NOT A HERITAGE ITEM)

BUILDING L	
Date	Constructed mid-late 1970 - late 1971
Design and Construction	Designed by the NSW Government Architect's Office
Type	Science / Library Block (B00L)
Description	<p>Building B00L is a two-storey masonry building with a shallow-pitched (2o), ribbed aluminium gable roof. The building form is similar to the "Study 2" designs that were being constructed throughout the state during this period. The long elevations are broken into equally spaced bays by brick piers with double brick walls between. On the west elevation of the arts wing, the piers support the balcony. The external face bricks are red, while the internal face bricks are a lighter, pinkish-sandstone colour. The short elevations (on the east and south ends of the wings) are eaveless with aluminium barge capping (originally white anodised). and the long elevations have a steel (longline) fascia that acts as a sun hood to the first-floor windows with concealed gutters behind. The eaves are lined with flat AC sheeting on the long elevations.</p> <p>The ground floor windows have reinforced concrete sawn-board off-form sun hoods over them on the north elevation and the part of the west elevation (north of the link to B00B). The ground floor slab edge is exposed on the north elevation. On the library wing south elevation, the slab edge is exposed above the ground floor windows. On the first floor of the arts wing, there are reinforced concrete balustrades with a sawn-board off-form finish externally and a smooth off form finish to the access balcony side.</p> <p>Windows and doors generally have aluminium profile frames externally and timber internally. The fenestration pattern mimics that of B00A and B00B (although divided into sets of 4 panes by the brick piers) on the north, south and part of the west elevations. The shorter south and east elevations have windows in vertical bands corresponding to the lobbies and corridor with infill AC sheeting to the soffit. The classrooms on the first floor of the arts wing have a single row of aluminium framed awning window highlights to the soffit on the balcony side.</p> <p>There is a single entry door with sidelights to the eastern end of the library block. A double entry door with sidelights opens from the covered walkway of the arts wing into the library wing.</p>
Modifications	<p>E-W (Library) wing:</p> <p>The ground floor animal and plant room has been combined with the preparation space. The clinic, girl's supervisor's room and waiting room have been converted into two staff study rooms. The form master's, two P.E Instructors', cleaner's and general storerooms have been converted to a classroom. The western entry and porch have been converted to a growing / breeding space enclosed in steel wire mesh.</p> <p>On the first floor, the annex has been converted to a general learning space, a number of internal walls have been removed to create a large open plan library area. A number of smaller rooms have been combined to create a staff study and staff kitchen. The two easternmost classroom spaces have been converted to computer rooms, part of the staff study has been converted to a careers advisor's room, and the other classroom has been reduced in size.</p> <p>N-S (Performing Arts) wing:</p> <p>In 2004, the ground floor undercover shelter in the performing arts wing was infilled to create the Wayne Richards memorial Performing Arts studio. This has blocked ground-level connections across the site from the main street elevation. On the first floor the music and arts rooms have been converted to general classrooms (GLS).</p>

HASTINGS SECONDARY COLLEGE - STATEMENT OF HERITAGE IMPACT

APPENDIX C - DESCRIPTION OF BUILDING L (NOT A HERITAGE ITEM)

BUILDING L



Current view of the eastern elevation of the Science / Library Block from the carpark.



The N-S wing (at left) contains the Performing Arts studio for the school, while the E-W wing (at right) contains the Library on the top floor and Science rooms below.



View of the E-W wing from the sports ground. Note the detracting ventilation equipment and air-conditioning units installed to the outside of the building.



Current view of the eastern elevation of the N-S wing showing the performing arts centre infill to the ground floor shelter area.



First floor Library space showing typical aluminium framed external windows, face brick walls and acoustic tiled ceiling.



Typical corridor showing face brick walls, timber framed door and windows and vertical glass louvred windows. The ceiling has acoustic tiling.

