

Rodger Roppolo
Department of Planning & Environment
GPO Box 39
SYDNEY NSW 2001

By email: rodger.roppolo@planning.nsw.gov.au

Dear Mr Roppolo

RE: Notice of Exhibition – The New Sydney Fish Market – Stage 2 (SSD – 8925)

I refer to your email dated 11 October 2019 inviting comments and advice from the Heritage Council of NSW for the above State Significant Development application for the New Sydney Fish Market – Stage 2.

The Environmental Impact Statement (EIS) prepared by BBC Consultants including Appendix 2 (Architecture and Public Domain Design), Appendix 7 (Landscape Character and Visual Impact), Appendix 23 (Heritage Impact Statement) and Appendix 24 (Maritime Structures Heritage Impact Statement) have been reviewed and the following comments are provided:

The subject site is not located within the curtilage of any State Heritage Register (SHR) listed item. There are, however, some SHR items located at a distance from the project site which include:

- Glebe and Wentworth Park Railway Viaducts, Wentworth Park, Jubilee Park, Johnstons Creek, Glebe, NSW 2037 (SHR No 01034)
- Lyndurst, 61 Darghan Street Glebe, (SHR No 00158)
- Bellevue, 55-57 Leichhardt Street Glebe Point (SHR No 00470)
- Glebe Island Bridge, Bank Street, Victoria Road Pyrmont (SHR No 01914)

It is noted the proposed development is located at a sufficient distance to the north of Glebe and Wentworth Park Railway Viaducts separated by Pyrmont Bridge Road, and there would be no direct impacts on the item. The HIS states there would be no major adverse impacts on key views, given the scale and high quality contemporary design of the fish market building. Additionally, the design features sweeping stair promenades providing for views to Wentworth Park and the viaducts. However, it is noted the design would have some impact on the landmark qualities of the item as viewed along the Glebe foreshore. Section 11.1 of the HIS recommends mitigation measures including preparation and implementation of an interpretation plan as part of the project. Should the Department approve the application, the mitigatory measures recommended by the HIS must form part of the Conditions of Consent. In addition, during construction works, vibration monitoring, and structural assessments must be carried out to ensure vibration levels remain below appropriate limits for heritage listed buildings and structures located in the vicinity including the SHR item. These limits must take into consideration the structural condition and heritage values of these buildings and structures.

Maritime Heritage

The Maritime Heritage Impact Assessment (HIA) undertaken by Comber Consultants has identified the potential for maritime heritage assessed to be of local significance to be impacted

by the proposed works. It is noted that some parts of the significance assessment are not well substantiated, for example the claim that any 'relics' washed into the Bay from stormwater drains would be of significance. The HIA has recommended a series of mitigation measures to be undertaken. These include a heritage site induction to be undertaken by all employees, contractors and subcontractors. Monitoring by a suitable qualified and experienced archaeologist and the archaeological test excavation strategy as identified in Section 7 of the HIS. It is recommended that the mitigation measures and archaeological test excavation strategy outlined in the HIA be adopted and implemented.

If you have any questions regarding the above advice please contact Shikha Jhaldiyal, Senior Heritage Assessment Officer, at the Heritage, Community Engagement, Department of Premier and Cabinet, on 9873 8545 or Shikha.Jhaldiyal@environment.nsw.gov.au.

Yours sincerely

A handwritten signature in black ink, appearing to read 'Rajeev Maini', with a horizontal line underneath.

Rajeev Maini
Senior Team Leader
Regional Heritage Assessments South
Heritage NSW, Department of Premier and Cabinet
As Delegate of the Heritage Council of NSW
13 November 2019