



NATIONAL TRUST (NSW) MAGAZINE

NSW planning changes

Eveleigh under threat

Vienna Cottage – 20 years



Balmain to Bega and Bathurst, Berrima to Bellingen, Burwood and Bourke - one size planning won't fit all

where to for NSW planning & heritage?

by John Mant, a Sydney planner

The clock is being wound back in both planning and heritage development control systems.

Planning

'Purity' is being restored to the land use zoning system. Councils are being required to convert their existing controls to fit a template of standard zones – residential, commercial and shopping, etc – throughout the State.

Land use zoning was the fundamental tool of planning in the 40s and 50s. These plans divided the cities into separate zones, presenting each plan as a multi-coloured map with colours denoting different land uses. 'Good planning' was the separation of land uses with the assumption that 'non-conforming' uses would be eliminated. The major consequence

of this is an increase in the need to travel. Perth, where zoning and standard codes have been most consistently applied, has the highest car ownership per person and use of cars to journey to work.

Codes

Accompanying each standard zone are to be standard codes for the types of buildings permitted in each zone – detached houses, terraces, etc. The producers of standard urban products should be able to locate their products wherever there is a land parcel of the standard size in the appropriate standard zone.

(continued page 4...)

With the passage of the planning law changes in June by a one vote majority in the NSW Legislative Council we now await the full impacts of this disturbing legislation. The changes will increase the likelihood of demolition of buildings which have not yet been heritage-listed by local councils or on the State Heritage Register. Consequently communities will need to nominate for heritage listing all those places that they believe should be protected for future generations.

September is slated as the date for commencement of the changes, notably, after the Local Government elections. Development is now being given priority over communities' aspirations and hard-won rights to collectively shape our surroundings, as government reverts to a dictatorial approach to decision-making. The National Trust is therefore intensifying its campaign to assist local communities to protect the special character, history, scenic qualities and nature conservation values of their local environments against accelerated, unsympathetic development. Have the ideals of "Common-Wealth", the "National Estate" and "Community well-being" now been usurped by pursuit of economic advantage at any cost?

Graham Quint, National Trust (NSW) Conservation Director

"I love this place..." photo competition

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The National Trust is asking the community across Australia to pick up their cameras and reflect on our built environment and sense of place. Join the "I love this place ..." photographic competition and win \$2,000 cash or \$1,500 worth of photographic equipment from Georges.

Send us a digital image you've taken of a built environment that has a special place in your heart, and include people if you wish. It might be a heritage site with a compelling story, a beach shack with memories of summer, a cooling ocean pool, or a remote homestead, it's up to you.

Entrants will submit 100 words or less with the photo on the theme "I love this place because...", and complete a simple online questionnaire.

Winners and shortlisted entries will be exhibited at Customs House, Circular Quay, Sydney, on World Architecture Day in October.

HURRY! Competition closes midnight 24 August.

See www.nsw.nationaltrust.org.au for details.

