

HERITAGE MANAGEMENT - ASSESSMENT

INTRODUCTION

All Heritage Assessments of local heritage places in the City of Vincent are to be carried out in accordance with the procedures outlined within this Policy so that assessments are accountable, comparable and consistent. The criteria are based on the principles outlined within the Burra Charter and adhere to well-established 'best practice' in the identification and assessment of heritage places in Western Australia and throughout Australia at a local, state and national level. The current Australian Burra Charter will supplement the heritage definitions and terms used in this Policy. This Policy is also to be read in conjunction with the State Heritage Office publication '*Criteria for the Assessment of Local Places and Areas*'.

OBJECTIVES

1. To conserve and protect places of cultural heritage significance within the City of Vincent.
2. To provide clear procedural guidelines for Heritage Assessments conducted within the City of Vincent.
3. To provide improved certainty to landowners and community members about the formal practice involved in heritage identification and protection in the City of Vincent.
4. To provide a framework for the classification and management of Heritage Places and Character Retention Areas.

POLICY STATEMENT

1. The following values are to be applied in assessing places within the City of Vincent. A place will be considered to be significant to the locality and worthy of inclusion into the City of Vincent's Municipal Heritage Inventory (Heritage List) if **one or more** of the criteria are found to have at least *moderate significance* under the headings of Aesthetic, Historic, Scientific/Research or Social Value.

1.1 Aesthetic Value

Criterion 1: It is significant in exhibiting particular aesthetic characteristics

A place included under this criterion should have characteristics of scale, composition, materials, texture and colour that are considered to have value to the City of Vincent. This may encompass:

- creative or design excellence;
- the contribution of a place to the quality of its setting;
- landmark quality; or
- a contribution to important vistas.

1.2 Historic Value

Criterion 2: It is significant in the evolution or pattern of the history of the local district.

A place included under this criterion should:

- be closely associated with events, developments or cultural phases that have played an important part in the City of Vincent's history;
- have a special association with a person, group of people or organisation important in shaping the City of Vincent (either as a product or workplace of a person or group, or the site of a particular event connected to them); or
- be an example of technical or creative achievement from a particular period.

1.3 Scientific/Research Value

Criterion 3A: It has demonstrable potential to yield information that will contribute to understanding of the natural or cultural history of the local district.

A place included under this criterion should:

- be a standing structure or archeological deposit;
- be an important benchmark or reference site; or
- demonstrate a likelihood of providing evidence about past activity.

Criterion 3B: It is significant in demonstrating a high degree of technical innovation or achievement.

A place included under this criterion should:

- show qualities of innovation or represent a new achievement for its time;
- demonstrate breakthroughs in design or places that extend the limits of technology; or
- show a high standard of design skill and originality, or innovative use of materials, in response to particular climatic or landform conditions, or a specific functional requirement, or to meet the challenge of a particular site.

1.4 Social Value

Criterion 4: It is significant through association with a community or cultural group in the local district for social, cultural, educational or spiritual reasons.

A place included in this criterion should:

- a place in which the community or a significant part of the community has held in high regard for an extended period.
- be a public place or a place of distinction in the local landscape which makes a positive contribution to the local 'sense of place' and local identity.

2. The degree or 'level' of significance associated with a place can be determined with reference to Rarity, Representativeness, Condition, Integrity and Authenticity as set out below.

2.1 Rarity

Criterion 5: It demonstrates rare, uncommon or endangered aspects of the cultural heritage of the local district.

A place included under this criterion should:

- provide evidence of a defunct custom, way of life or process;
- demonstrate a custom, way of life or process that is in danger of being lost; or
- demonstrate a building function, design or technique of exceptional heritage significance.

2.2 Representativeness

Criterion 6: It is significant in demonstrating the characteristics of a class of cultural places or environments in the local district.

A place included under this criterion should:

- provide a good example of its type;
- be representative of a common building or construction type, or particular period or way of life, the work of a particular builder or architect, or an architectural style; or
- have a high degree of authenticity.

2.3 Condition, Integrity and Authenticity

Condition: the current state of the place in relation to the values for which that place has been assessed and is generally graded on the scale of Good, Fair or Poor.

Integrity: the extent to which a building retains its original function, generally graded on a scale of High, Medium or Low.

Authenticity: the extent to which the fabric is in its original state, generally graded on a scale of High, Medium or Low.

3. A group of properties can be considered suitable to be a designated Character Retention Area, particularly when the individual components of the area collectively form a streetscape, townscape or cultural environment with significant heritage characteristics, which may include architectural style, town planning or urban design excellence, landscape qualities, or strong historic associations. A Character Retention Area will be of significance to the locality if:
- (a) it meets one or more of the criteria in clause 1 (1.1 – 1.4) above under the headings of Aesthetic, Historic, Research or Social Significance; and
 - (b) it demonstrates a unified or cohesive physical form in the public realm with an identified aesthetic, historic or social theme associated with a particular period or periods of development.

4. Heritage Assessments are to address the following thematic framework. A theme, when applied to a particular time period, acts as a guide to the places which represent the history of the City of Vincent during that period.

Themes

- Population and Settlement
- Transport and Communication
- What People did for a Living
- What People did Together
- Outside Influences
- Famous People and Events

**This thematic framework is further outlined with accompanying sub themes in the City of Vincent Municipal Heritage Inventory.*

5. A Statement of Significance is to be included within the Heritage Assessment. This is a statement made about the place as a whole with reference to the standard criterion. One of the following levels of significance listed below is to be applied to the place identified within the assessment.

Table 1 – Gradings of Heritage Significance for Heritage Places

Level of Significance	Description	Further Action	Management Category
Exceptional	Essential to the heritage of the area. Rare or outstanding example.	Inclusion on MHI (Heritage List). Consider for nomination for State Register of Heritage Places if not already included.	Management Category A – Conservation Essential State Register of Heritage Places.
Considerable	Very important to the heritage of the locality. High degree of integrity/authenticity.	Inclusion on MHI (Heritage List).	Management Category A – Conservation Essential
Moderate	Contributes to the heritage of the locality. Has some altered or modified elements, not necessarily detracting from the overall significance of the place.	Consider for inclusion on the MHI (Heritage List) if owner/applicant consents to inclusion. <u>Commercial properties* - Consider for inclusion on the MHI (Heritage List).</u> <u>Residential properties - Consider for inclusion on the MHI (Heritage List) if owner/applicant consents to inclusion.</u>	Management Category B – Conservation Recommended

Level of Significance	Description	Further Action	Management Category
Some	Makes some contribution to the heritage of the locality, usually in the combination with similar places	Below the threshold for entry onto the MHI (Heritage List). Where part of a group, can be assessed for inclusion in a Character Retention Area. Photographically record prior to major demolition or redevelopment. Recognise and interpret the site if possible. Heritage Assessment can be accessed from the Local History Centre and/or Council Minutes.	Management Category - Not Applicable. Character Retention Areas – only if identified
Little	Makes little contribution to the heritage of the locality.	Photographically record prior to major redevelopment or demolition. Heritage Assessment and associated historical information can be accessed from the Local History Centre and/or Council Minutes.	Management Category - Not Applicable.
Place of Interest	A Historic Site which may not retain physical evidence above ground, but is associated with an event or former place that is of particular significance for the local community.	Usually not listed on the MHI (Heritage List). Assess for interpretation and consideration for Heritage Plaques and Interpretation Program. Heritage Assessment and associated historical information to be made available on the City's heritage website and Local History Centre.	Management Category - Not Applicable. Place of Interest

* "Commercial property" refers to the building which contains an approved commercial use.

6. Management Category

At the City of Vincent, the Municipal Heritage Inventory (The Heritage List) comprises places that have been identified as either Management Category A - Conservation Essential or Management Category B - Conservation Recommended. The Management Categories have been assigned with

regard to the 'cultural heritage significance' associated with the place. The development controls and management of properties with respect to the assigned Management Category are detailed in the City's Policy No. 7.6.1 relating to Heritage Management – Development Guidelines for Heritage and Adjacent Properties.

~~The City's Town Planning Scheme also enables the identification of 'Heritage Areas', which have been assigned in accordance with clause 3 above, and are to be managed in accordance with dedicated Design Guidelines endorsed by the Council as a Local Planning Policy pursuant to the Town Planning Scheme.~~

6.1 A Conservation Essential

This category applies to places with the highest possible heritage significance within the City of Vincent. Places that are on the State Register of Heritage Places will always fall into this category. There are also places that meet this category that are of very high significance to the City of Vincent but would not necessarily be suitable for inclusion on the State Register. As detailed in the table in clause 5 of this Policy places in Management Category A are of 'considerable' or 'exceptional' significance.

6.2 B Conservation Recommended

This category applies to places of clearly established cultural heritage significance to the Town of Vincent. As detailed in the table in clause 5 of this Policy places in Management Category B are of 'moderate' significance.

7. Character Retention Areas

The City's Town Planning Scheme also enables the identification of 'Character Retention Areas', which have been assigned in accordance with clause 3 above, and are to be managed in accordance with dedicated Design Guidelines endorsed by the Council as a Local Planning Policy pursuant to the Town Planning Scheme.

~~6.3 Heritage Areas~~

~~An area comprising individual components collectively form a streetscape, townscape or cultural environment with significant heritage characteristics, which may include architectural style, town planning or urban design excellence, landscape qualities or strong historic associations. Development control for properties within a Character Retention Area will be outlined in dedicated Design Guidelines endorsed by the Council. The process to designate a Character Retention Area is to be undertaken in accordance with clause 24 of the City's Town Planning Scheme No. 1.~~

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