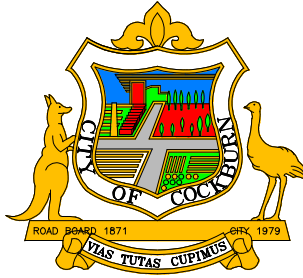


# **CITY OF COCKBURN**



## **ORDINARY COUNCIL**

## **AGENDA PAPER**

**FOR**

**THURSDAY, 10 JULY 2008**

**14.9 (OCM 10/7/2008) - HERITAGE NOMINATION - SOUTH FREMANTLE POWER STATION - LOCATION: LOT 2167 ROBB ROAD, NORTH COOGEE - OWNER: VERVE ENERGY - APPLICANT: CITY OF COCKBURN (1048) (D ARNDT) (ATTACH)**

**RECOMMENDATION**

That Council:-

- (1) jointly with the City of Fremantle, nominate the South Fremantle Power Station for state heritage listing through the Heritage Council of Western Australia's statutory process for adding significant places on the Register of Heritage Places;
- (2) request that the Minister for Heritage apply a conservation order, in accordance with Section 59 of the Heritage of Western Australia Act, 1990 over the South Fremantle Power Station.

**COUNCIL DECISION**

## Background

The Heritage Council of Western Australia's (HCWA) Register of Heritage Places provides official recognition of a place's cultural heritage significance to Western Australia, and assists the Heritage Council to identify, and provide advice for the conservation of heritage under the requirements of the Heritage of Western Australia Act 1990 (as amended).

Nomination of a place for the State Register is open to anyone.

The South Fremantle Power Station was assessed by the Heritage Council of WA for its heritage significance and the evaluation report concluded that its significance meets the state registration's criteria. It was therefore nominated for inclusion on the State Register of Heritage Places and included on the state register on an interim basis on 28 October 1997.

In April 2004 Council included the buildings onto its Municipal Heritage Inventory and classified them as category 'A'. Category "A" recommends that the highest level of protection apply and that the place be recommended for entry into the State Register of Heritage Places.

At its meeting on the 3 March 2005 Council considered advice from the HCWA that the Power Station was being considered for permanent listing on the State Register. Council resolving to:

- (1) *advise the Heritage Council that Cockburn Council objects to the placing of the South Fremantle Power Station on the permanent Registry of Heritage Places; and*
- (2) *request Western Power and the State Government continue to investigate redevelopment options for the South Fremantle Power Station as a priority, in an endeavour to restore public access to the coast and to revitalise this large derelict landmark building.*

The nomination for the site to be permanently registered however never progressed, by a decision of the Minister.

The site, following the break-up of Western Power, was transferred to Verve Energy, a result the ownership moved from state government to private ownership. Due to the Heritage Council being unaware of the change of ownership and the twelve month assessment period expiring the interim registration lapsed.

The place is also included on the Aboriginal Sites Register which is maintained at the Department of Indigenous Affairs (DIA) under the protection and management of the Aboriginal Heritage Act 1972.

## **Submission**

The City of Fremantle are seeking a joint initiative between the City of Cockburn and City of Fremantle to nominate the South Fremantle Power Station for inclusion on the State Register of Heritage Places.

## **Report**

The South Fremantle Power Station has been recognised as being of cultural heritage significance to Western Australia as evidenced by its previous inclusion on the State's Register and the statement of significance (Attachment 1 & 2).

Recently the Western Australian Planning Commission has advertised the draft Cockburn Coast District Structure Plan for public comment. It is intended that this coastal plan provide the framework for redevelopment of the industrial coastal area in Cockburn. The plan recognises the potential for the power station to be incorporated as a central focus of the development and states that it is to remain as a landmark. Information on this project can be found at the front page of the City's website: [www.cockburn.wa.gov.au](http://www.cockburn.wa.gov.au).

At the City of Fremantle's meeting on June 25, 2008 the City of Fremantle sought support from the City of Cockburn to ensure that the heritage values of the power station are retained and the place is conserved and sympathetically incorporated into new development.

The heritage significance of the power station and its relevance to Cockburn's heritage has previously been recognised by the HCWA's investigation and assessment of its values. As noted in the HCWA documentation the place has historical values to both Fremantle and Cockburn.

Inclusion on the state register requires that all development proposals regarding a registered place be referred to the Heritage Council for advice. Listing the power station would enable the draft Cockburn Coast Structure Plan or any proposed development to be referred to the Heritage Council for advice thereby ensuring protection of the station's heritage values. The inclusion of the site on the State Register does not preclude the site being redeveloped for the purposes outlined in the draft Cockburn Coast District Structure Plan.

It is recommended that the Council support the City of Fremantle's request to seek joint nomination of the station, for its inclusion on the State Heritage Register. The nomination is warranted to ensure due recognition of its heritage significance, conservation and sympathetic incorporation in the planned redevelopment of the Cockburn coastal area.

In addition it is recommended that the Minister apply a conservation order, under section 49 of the Heritage of Western Australia Act, 1990, in order to ensure that the building is protected in the interim, whilst any nomination is being assessed by the HCWA.

### **Strategic Plan/Policy Implications**

#### ***Lifestyle and Aspiration Achievement***

- *To conserve the character and historic value of the human and built environment.*

### **Budget/Financial Implications**

Nil.

### **Legal Implications**

Heritage of Western Australia Act, 1990 (as amended)

### **Community Consultation**

Consultation has occurred between Council Officers and officers from the City of Fremantle and the Heritage Council of Western Australia.

### **Attachment(s)**

- (1) HCWA assessment documentation
- (2) HCWA interim entry documentation

### **Advice to Proponent(s)/Submissioners**

N/A

### **Implications of Section 3.18(3) Local Government Act, 1995**

Nil