
**HERITAGE
PERMIT
GRANTED UNDER SECTION 102 OF THE
HERITAGE ACT 2017**

Permit No.: P31240

Applicant/s:



NAME OF PLACE/OBJECT: FORMER DONAGHY'S ROPE WALK BUILDING (PART)
AND ROPE-MAKING MACHINERY

HERITAGE REGISTER NUMBER: H1169

LOCATION OF PLACE/OBJECT: 95-103 PAKINGTON STREET and 9 SCARLETT STREET
GEELONG WEST

THE PERMIT ALLOWS: *Alterations to the registered building to adapt it for cafe use, together with conservation/interpretation works, generally in accordance with the following documents*

Set of Architectural Drawings for Ropeworks prepared by Loop Architecture dated 28 April 2020

- 100 Existing Site Plan
- 101 Existing Site Plan
- 102 Proposed Demo Plan
- 103 Existing Plan
- 104 Proposed Plan 1
- 105 Proposed RCP
- 106 Proposed Plan 2
- 200 Existing Internal Section - North
- 201 Proposed Internal Section - North
- 202 Existing Internal Section - South
- 203 Proposed Internal Section - South
- 204 Existing Internal Section - East
- 205 Proposed Internal Section - East
- 206 Existing Internal Section - West
- 207 Proposed Internal Section - West
- 208 Detail Internal Section 1. Existing - North
- 209 Detail Internal Section 1. Proposed - North
- 210 Detail Internal Section 2. Existing - North
- 211 Detail Internal Section 2. Proposed - North
- 212 Detail Internal Section 3. Existing - North
- 213 Detail Internal Section 3. Proposed - North
- 214 Detail Internal Section 4. Existing - North
- 215 Detail Internal Section 4. Proposed - North
- 216 Detail Internal Section 1. Existing - South
- 217 Detail Internal Section 1. Proposed - South
- 218 Detail Internal Section 2. Existing - South
- 219 Detail Internal Section 2. Proposed - South

220	<i>Detail Internal Section 3. Existing - South</i>
221	<i>Detail Internal Section 3. Proposed - South</i>
222	<i>Detail Internal Section 4. Existing - South</i>
223	<i>Detail Internal Section 4. Proposed - South</i>
224	<i>Detail Internal Section 1. Existing - East</i>
225	<i>Detail Internal Section 1. Proposed - East</i>
226	<i>Detail Internal Section 1. Existing - West</i>
227	<i>Detail Internal Section 1. Proposed - West</i>
230	<i>Existing External Elevation - East</i>
231	<i>Proposed External Elevation - East</i>
232	<i>Detail External Elevation 1. Existing - East</i>
233	<i>Detail External Elevation 2. Proposed - East</i>
240	<i>Detail Proposed Hanging Pendant Light</i>
241	<i>Detail Proposed Glazing Wall</i>
250	<i>Materials</i>

THE FOLLOWING CONDITIONS APPLY TO THIS PERMIT:

1. The permission granted for this permit shall expire if one of the following circumstances applies: the permitted works have not commenced within two (2) years of the original date of issue of this permit, or are not completed within four (4) years of the original date of issue of this permit unless otherwise agreed in writing by the Executive Director, Heritage Victoria.
2. The Executive Director, Heritage Victoria is to be given five working days' notice of the intention to commence the approved works.
3. Prior to the commencement of any of the works approved by this permit a tender ready set of plans revised to show the following must be submitted for the endorsement of the Executive Director Heritage Victoria and when endorsed becomes part of the permit. The drawings must be revised prior to lodgement to show the following requested changes:
 - Finishes schedule including repair and cleaning methodology (where required)
 - Floating floor to be revised to be set away or reveal the original doors and wall features along southern wall
 - Full set of mechanical and electrical drawings are to be provided
4. Should further minor changes in accordance with the intent and approach of the endorsed documentation become necessary, correspondence and supporting documentation must be prepared and lodged for assessment by the Executive Director, Heritage Victoria, who will advise on the approach to be taken to address these matters. On endorsement the relevant documents will form part of this permit.
5. Prior to the commencement of any works approved by this permit, an appropriate approach to the retention or any changes to painted surfaces will need to be resolved with the input of Heritage Victoria.
6. Prior to the commencement of any of the works approved by this permit, a Construction Management Plan (the Plan) must be provided for endorsement by the Executive Director, Heritage Victoria and once endorsed becomes part of the permit. Where items/machinery are to be retained in their existing locations, these items will need to be protected during construction works. The Plan must include details of any temporary infrastructure and protection methods for the heritage place during the undertaking of the works.
7. Prior to the commencement of any works approved by this permit, an audit of all extant machinery, signage and fittings associated with the operation, occupation and use of the site as an industrial complex shall be undertaken by a specialist industrial heritage consultant/conservator for the written

approval of the Executive Director. The audit should not only consider remnant equipment and evidence of any process associated with manufacturing or the operation of the site but should also consider any evidence of the social occupation of the site including posters, decorations or signage relating to life on the site. The audit should consider the significance of the objects and recommend their recording and inclusion in site interpretation where appropriate. All remnant items identified in the audit must be retained on site and their locations recorded.


8. To aid the understanding of the continued evolution of the site and the interpretation of its cultural significance for future generations, high quality, professionally designed and researched interpretation signage/interactive media is to be installed at each public entry to the site and in the main public café open space which explains and illustrates the history and operation of the Ropeworks. Attention is to be paid to the process of ropemaking and the functions of the ropewalks. In addition to traditional interpretation panels, it is envisaged that the interpretation will be achieved through the utilisation and reference to retained fabric and objects and through design responses in the new structures that reflect the previous form and materiality of the place. A draft of the proposal including proposed images, text, material and locations and fixings, is to be submitted for the written approval of the Executive Director prior to its installation on site. The installation is to be completed within two years of the dated permit.
9. Prior to the installation of any new external signage to the place associated with the works approved by this permit, details of the signs must be provided for endorsement by the Executive Director, and once endorsed becomes part of the permit.
10. Approved works or activities are to be planned and carried out in a manner which prevents damage to the registered place/object. However, if other previously hidden original or inaccessible details of the object or place are uncovered, any works that may affect such items must immediately cease. The Executive Director, Heritage Victoria must be notified of the details immediately to enable Heritage Victoria representatives to inspect and record the items, and for discussion to take place on the possible retention of the items, or the issue of a modified approval.
11. All works must cease, and Heritage Victoria must be contacted if historical archaeological artefacts or deposits are discovered during any excavation or subsurface works. Should any munitions or other potentially explosive artefacts be discovered, Victoria Police is to be immediately alerted and the site is to be immediately cleared of all personnel.
12. The Executive Director, Heritage Victoria must be informed when the approved works have been completed.

NOTE THAT PERMISSION HAS BEEN GIVEN FOR INSPECTIONS OF THE PLACE OR OBJECT TO BE UNDERTAKEN DURING THE CARRYING OUT OF WORKS, AND WITHIN SIX (6) MONTHS OF NOTIFICATION OF THEIR COMPLETION.

TAKE NOTICE THAT ANY NATURAL PERSON WHO CARRIES OUT WORKS OR ACTIVITIES NOT IN ACCORDANCE WITH THE PERMIT OR CONDITIONS IS GUILTY OF AN OFFENCE AND LIABLE TO A PENALTY OF 120 PENALTY UNITS (\$19,826 AS AT JULY 2019) OR IN THE CASE OF A BODY CORPORATE 600 PENALTY UNITS (\$99,132 AS AT JULY 2019) UNDER s104 *THE HERITAGE ACT 2017*.

WORKS UNDERTAKEN WITHOUT A PERMIT OR PERMIT EXEMPTION CAN INCUR A FINE OF UP TO 4800 PENALTY UNITS (\$793,056 AS AT JULY 2019) FOR A NATURAL PERSON OR 5 YEARS IMPRISONMENT OR BOTH AND UP TO 9600 PENALTY UNITS (\$1,586,122 AS AT JULY 2019) IN THE CASE OF A BODY CORPORATE UNDER SECTION 87 OF *THE HERITAGE ACT 2017*.

THE ATTENTION OF THE OWNER AND/OR APPLICANT IS DRAWN TO THE NEED TO OBTAIN ALL OTHER RELEVANT PERMITS PRIOR TO THE COMMENCEMENT OF WORKS.

<p>Date Issued:</p> <p>20 July 2020</p>	<p>Signed on behalf of the Executive Director, Heritage Victoria:</p>  <p>JANET SULLIVAN Principal Heritage Permits</p>	
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Date of amendment	Brief description of amendment
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IMPORTANT INFORMATION ABOUT THIS PERMIT

WHAT HAS BEEN DECIDED?

The Executive Director, Heritage Victoria has issued a permit under s102 of the *Heritage Act 2017*.

WHEN DOES THE PERMIT BEGIN?

The permit operates from the day the permit is signed by the Executive Director, Heritage Victoria or their delegate.

WHEN DOES A PERMIT EXPIRE?

A permit expires if -

- * the development or any stage of it does not start within the time specified in the permit; or
- * the development or any stage is not completed within the time specified in the permit, or, if no time is specified, within two years after the issue of the permit.

The expiry of a permit does not affect the validity of anything done under that permit before the expiry.

WHAT ABOUT REVIEW OF THE DETERMINATION?

The applicant or the owner of a registered place or registered object may ask the Heritage Council of Victoria to review any condition of a permit imposed by the Executive Director, Heritage Victoria on a permit issued under s102 of the *Heritage Act 2017*.

A request must -

- * be in writing; and.
- * be lodged within 60 days after the permit is issued.

Review request forms can be downloaded at:

www.heritagecouncil.vic.gov.au/hearings-appeals/permit-appeals/permit-appeals-explained/
