
HERITAGE PERMIT

GRANTED UNDER SECTION 102 OF THE
HERITAGE ACT 2017

Permit No: P35871

Applicant:



NAME OF PLACE/OBJECT: ALBERT PARK RAILWAY STATION COMPLEX

HERITAGE REGISTER NUMBER: H1558

LOCATION OF PLACE/OBJECT: 365 FERRARS STREET SOUTH MELBOURNE, PORT
PHILLIP CITY

THE PERMIT ALLOWS: Minor demolition works, external and internal alterations and repairs to the upside station building including new kitchen and reconfiguration of bathroom, doors and windows, shade/roof over mezzanine and the installation of solar panels, generally in accordance with the following documents:

Heritage Impact Statement, prepared GJM Heritage, dated 5 November 2021

Architectural drawings for Albert Park Railway Station, prepared Maximum Drafting

E101 Existing Ground Floor Plan, Roof Plan and Demolition Plan

E102 Existing Elevations

A101 Proposed Ground Floor and Roof Plan

A102 Proposed Elevations

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 set of construction-ready architectural drawings must be provided for endorsement by the Executive Director Heritage Victoria and once endorsed becomes part of the permit. 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 who will advise on the approach to be taken to address these matters.
4. Prior to the installation of photovoltaic solar panels approved by this permit, to ensure solar panels are flush as possible with the roof plane, additional details of the solar panels and the angle they sit in relation to the roof surface are to be provided for endorsement by the Executive Director, Heritage Victoria and once endorsed becomes part of the permit.

5. Prior to the commencement of any conservation works approved by this permit, a schedule of conservation repairs must be submitted to the Executive Director, Heritage Victoria for review, and once endorsed will become part of the permit. The conservation works must be prepared by a Conservation Architect.
6. At the final conclusion of the approved works, a brief report is to be prepared demonstrating that the works has been completed in accordance with the schedule of conservation repairs endorsed under Condition 5.
7. Prior to the commencement of any of the works approved by this permit, a final finishes and colour schedule must be provided for endorsement by the Executive Director, Heritage Victoria and once endorsed becomes part of the permit. The Schedule must include methodology for the graffiti removal and overpainting.
8. 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.
9. 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.
10. 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 (\$21,808.80 FROM 1 JULY 2021) OR IN THE CASE OF A BODY CORPORATE 600 PENALTY UNITS (\$109,044 FROM 1 JULY 2021) UNDER s104 THE HERITAGE ACT 2017.

WORKS UNDERTAKEN WITHOUT A PERMIT OR PERMIT EXEMPTION CAN INCUR A FINE OF UP TO 4800 PENALTY UNITS (\$872,352 FROM 1 JULY 2021) FOR A NATURAL PERSON OR 5 YEARS IMPRISONMENT OR BOTH AND UP TO 9600 PENALTY UNITS (\$1,744,704 FROM 1 JULY 2021) 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.

Date Issued:

21 December
2021

**Signed as delegate for the Executive Director,
Heritage Victoria pursuant to the Instrument of
Delegation**

A handwritten signature in black ink, appearing to read "Nicola Stairmand". The signature is written in a cursive, flowing style.

Nicola Stairmand
Manager, Statutory Approvals
Heritage Victoria

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