
HERITAGE PERMIT

GRANTED UNDER SECTION 102 OF THE
HERITAGE ACT 2017

Permit No: P38898

Applicant:



NAME OF PLACE/OBJECT: FORMER ELSTERNWICK FIRE STATION

HERITAGE REGISTER NUMBER: H2376

LOCATION OF PLACE/OBJECT: 2-4 SELWYN STREET ELSTERNWICK, GLEN EIRA CITY

THE PERMIT ALLOWS: Interior fit out for adaptation to retail store, including partial internal demolition and external installation of an illuminated sign, generally in accordance with the following documents:

- Architectural drawings prepared by Endeavor Group, various revisions with latest dated 14/7/23

THE FOLLOWING CONDITIONS APPLY TO THIS PERMIT:

1. The permission granted for this permit will 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. Commencement of the permit begins with onsite physical works.
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 construction ready (marked as such) set of architectural drawings, must be submitted to the Executive Director Heritage Victoria for approval but revised to show:
 - a. Revisions submitted 15/12/23, including amended window decal colours.
 - b. Glazing of at least 500mm in height at the top portion of the new entrance partition wall to provide an unobscured view of the original timber ceiling.
 - c. Details of the intersection resolution or attachment method between the new partition wall and original timber ceiling.Once approved, the drawings will be endorsed and will then form part of the permit.
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 in accordance with the permit condition for endorsement by the Executive Director Heritage Victoria. If the Executive Director considers that the changes are not minor, an amendment to the permit or a new application will be required.
5. Prior to the commencement of any of the works approved by this permit, a Heritage Protection Plan must be submitted to the Executive Director Heritage Victoria for approval. Once approved, the Heritage Protection Plan will be endorsed and will then form part of the permit. The Heritage Protection Plan must include a sequencing program for the approved works, details of any temporary infrastructure and services required, protection methods for the heritage place during the undertaking of the works and a work site layout plan.

6. Prior to the installation of interior signage, details of the 'raised lettering on select walls' and all other internal signage, must be submitted to the Executive Director Heritage Victoria for approval. Once approved the drawings will be endorsed and will then form part of the permit.
7. Prior to the installation of exterior signage, clear renders, product specifications or samples of the western elevation window decals must be submitted to the Executive Director Heritage Victoria for approval. Once approved the drawings will be endorsed and will then form part of the permit. The western elevation decals must be of at least 50% transparency, muted colour tones and with minimal branding.
8. Within 12 months of commencement of works, a Heritage Interpretation Plan must be submitted to the Executive Director Heritage Victoria for approval. Once approved, the Heritage Interpretation Plan will be endorsed and will then form part of the permit. The Heritage Interpretation Plan for the installation of interpretive devices within the registered land must be prepared by a suitably qualified and experienced practitioner. The Heritage Interpretation Plan must include devices for the appropriate interpretation of the history of the site, whether by signage, plans or historic images or physical interpretation by, for example, floor markings.
9. Prior to the implementation of the on-site interpretation, a construction ready (marked as such) set of drawings documenting works generally in accordance with the Heritage Interpretation Plan approved at condition 8, must be submitted to the Executive Director Heritage Victoria for approval. Once approved, the drawings will be endorsed and will then form part of the permit. After its approval the interpretation works are to be implemented on site prior to the expiration 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.
12. The Executive Director Heritage Victoria must be informed when the approved works have been completed.
13. The works approved by this permit must be carried out in their entirety unless otherwise agreed in writing by the Executive Director Heritage Victoria.

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 (\$22,190.40 FROM 1 JULY 2022) OR IN THE CASE OF A BODY CORPORATE 600 PENALTY UNITS (\$110,952 FROM 1 JULY 2022)

UNDER s104 THE HERITAGE ACT 2017.

WORKS UNDERTAKEN WITHOUT A PERMIT OR PERMIT EXEMPTION CAN INCUR A FINE OF UP TO 4800 PENALTY UNITS (\$887,616 FROM 1 JULY 2022) FOR A NATURAL PERSON OR 5 YEARS IMPRISONMENT OR BOTH AND UP TO 9600 PENALTY UNITS (\$1,775,232 FROM 1 JULY 2022) 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:

27 December
2023

**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 fluid and cursive, written over a light grey circular stamp.

Nicola Stairmand
Acting Executive Director
Heritage Victoria