
HERITAGE PERMIT

GRANTED UNDER SECTION 102 OF THE
HERITAGE ACT 2017

Permit No: P33482

Applicant:



NAME OF PLACE/OBJECT: FORMER WESLEYAN CHAPEL

HERITAGE REGISTER NUMBER: H2010

LOCATION OF PLACE/OBJECT: 147 WOODHOUSE GROVE BOX HILL, WHITEHORSE CITY

THE PERMIT ALLOWS: Construction of a brick annex building (approximately 5.6m x 2.5m), timber deck with stainless handrails connecting to Woodhouse Grove via a ramped walkway, new landscaping and signage (omitting the conversion of window on the eastern facade into a doorway), generally in accordance with the following documents:

A Set of Revised Architectural Plans for the Provision of Facilities Annex - 147 Woodhouse Grove, prepared by FPPV Architecture

- o TP00 Drawing Schedule & Existing Site Plan
- o TP01 Detail Site Plan – Existing
- o TP02 Detail Site Plan – Proposed
- o TP03 Proposed Floor Plan, Roof Plan & RCP
- o TP04 Elevations – Existing
- o TP05 Elevations – Proposed
- o TP06 Sections - Proposed
- o TP07 Supplementary Overlay Elevations
- o TP08 Sight Line Study
- o TP09 Alternative Locations Study
- o TP10 Porch Detail

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 suitably experienced conservation architect, to be approved in writing by the Executive Director, shall prepare a repair schedule for external conservation works including stone and timbers repairs, required to original building fabric. This costed repair schedule is to be approved by the Executive Director prior to commencement of any works approved by this permit. Once endorsed, the conservation works

identified in the schedule become part of the permit and must be carried out within the period of validity of the permit.

4. Prior to the commencement of any of the works approved by this permit and as provided for under s.103 of the Heritage Act 2017, a financial security in the form of an unconditional Bank Guarantee in favour of the Heritage Council of Victoria (ABN 87 967 501 331) is to be lodged with the Executive Director. The Bank Guarantee is to ensure the satisfactory completion of all of the works required by condition 3 and endorsed as part of this permit. The amount guaranteed shall be equivalent to the cost shown in the endorsed conservation schedule plus a 20% contingency sum and the period of validity of the Bank Guarantee is to be unspecified.
5. The Bank Guarantee referred to in condition 4 above shall be released to its provider following receipt by the Executive Director of a written request by the principal, subject to the completion of all of the conservation works referred to in condition 3 above to the satisfaction of the Executive Director. The Bank Guarantee shall be forfeited to the **Heritage Council of Victoria** in the event that all of the relevant works referred to in condition 3 above are not completed prior to the expiry date of this permit.
6. The nominated conservation architect is to be engaged to provide expert advice and ongoing guidance to the principal to assist with the fulfillment of the conditions of this permit. At the conclusion of the conservation works the approved architect shall submit to the Executive Director a brief written report on the extent to which the completed conservation works conformed to good practice in his/her professional judgement.
7. Prior to the commencement of any of the works approved by this permit, a co-ordinated set of construction-ready architectural and engineering drawings must be provided for endorsement by the Executive Director, Heritage Victoria and once endorsed becomes part of the permit. The drawings must clearly show the scope of all proposed works including a schedule of construction materials, colours and finishes and appropriate resolution of details to minimize visual and physical impacts. The drawings must be revised to show the deletion of the new side entry and the new walkway is to be in-line with concrete block garden bed. The conservation approach to the entrance porch shall be the subject of further discussion with the Executive Director before the works are approved.
8. Prior to the commencement of any landscaping works, a construction-ready set of Landscape Drawings must be submitted for the endorsement of the Executive Director, Heritage Victoria and once endorsed becomes part of the permit.
9. Prior to the installation of new signage, a signage plan showing the proposed content, materials, location and installation method must be submitted for the endorsement of the Executive Director and when endorsed becomes part of the permit.
10. 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. The Plan must include a sequencing program for the approved works, details of any temporary infrastructure and services required, protection methods and procedures for the heritage place and its fabric during the undertaking of the works, and a work site layout plan.

11. 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.
12. 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.
13. 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.
14. 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.

Date Issued:

22 February
2022

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

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

Nicola Stairmand
Manager, Statutory Approvals
Heritage Victoria

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