

9. HERITAGE

9.1 Explanation

“Heritage” includes those places and structures, being components of the natural or cultural environment, that have aesthetic, historic, scientific or social significance or other special value for future generations, as well as for the present community. Heritage includes natural and human elements of Aboriginal as well as historic significance.

9.2 Key Issues

The key issues dictating development for places and structures of heritage value include:

- Maroochy Shire’s rich social and economic history and pre-history which has left a legacy of places which may possess heritage significance and which has not been fully identified to date;
- the very small proportion of identified heritage protected by statute or local regulations;
- the acute pressure for development in the Shire which may pose a major threat to its heritage places, especially in coastal locations;
- the need for accurate records of heritage places and values and the need to make such records readily accessible;
- the need for ongoing identification and evaluation of heritage places in order that changing community values can be reflected in the development process; and
- the effect of land use activities on values attached to heritage places and the importance of maintaining the setting of heritage places and ensuring that the land uses and development occurring in its neighbourhood are compatible with a heritage place.

9.3 Heritage Strategy

The following elements outline the planning strategy to be employed in protecting the Shire’s heritage.

- (1) Protection is to be afforded through the employment of appropriate development controls over places and structures having identified indigenous or historic cultural heritage, or particular township/streetscape, values.
- (2) It is intended that a Heritage Register be established to record areas, sites, buildings or objects significant in terms of their historical, cultural, scientific or scenic value. The continued identification of places and structures of heritage value is intended to act as a means to ensure the Shire continues to be an attractive living, working and tourist destination.

- (3) Recognition is given to the valuable role the community can play in identifying and protecting heritage components. To date a number of heritage nominations have been received from Shire residents. The community will continue to have a role in nominating sites and promoting heritage places and structures.
- (4) Additionally, a precautionary approach is to be used in assessing development proposals (including demolition and removal of buildings) in Precincts identified as having a special heritage or other townscape character (such as the traditional Village centres and older established residential areas).

9.4 Objectives and Implementation Measures

9.4.1 To Conserve those Places and Structures Being Components of the Natural or Cultural Environment of Heritage or Character Value

There are places and structures within the Shire that have aesthetic, historic, scientific, townscape or social significance or other special value for future generations as well as the present community. The protection of these values is important because of their contribution to the livelihood and cultural richness of future and present generations.

Implementation

- (1) Council has adopted particular assessment provisions and a Planning Scheme code to assist applications for development relating to or affecting places which have:
 - indigenous cultural heritage value;
 - historic cultural heritage value; and
 - particular townscape/streetscape character value.
- (2) Council will have regard to the following criteria when assessing applications affecting sites for which heritage or particular character values have been identified:
 - the likely effects of the proposed development on any place or structure having heritage or character value;
 - in respect to indigenous heritage places, the cultural values, aspirations and wishes of the indigenous people having association with the subject area;
 - the suitability of the proposed use for the place or structure of heritage or character value; and
 - the impact of the proposed development on the visual setting in terms of colour, scale, texture and materials.

(3) Council may seek the preparation of a heritage or townscape/streetscape plan prior to considering the appropriateness or otherwise of any development application. The plan will:

- detail the history of the area and the development site or the character elements of the area;
- in respect to places having indigenous cultural heritage value, involve consultation with representatives of the indigenous people who have association with the subject area;
- conclusively determine the heritage or character values of the site and when necessary, adjoining sites; and
- determine what impact the proposed development is likely to have on the heritage or character values of the area, and how that impact is to be managed.

(4) If after assessing any proposal affecting any heritage or character values, Council is not satisfied that the proposal adequately protects those values, it may not support the application.

9.4.2 To Compile and Regularly Update a Heritage Register

It is imperative that a Heritage Register be established so that significant places and structures can be more appropriately protected and greater certainty be provided to the community. This requires the gathering of appropriate data and a thorough and considered analysis of the data to ensure that a comprehensive but appropriate list of places and structures can be compiled.

Implementation

- (1) In compiling the Heritage Register, Council will encourage community members to submit heritage nominations. Council may assist this process through the preparation of guidance notes and other means.
- (2) All heritage nominations shall be examined by appropriate professionals to determine their heritage values and to ensure consistent and impartial assessment. In respect to indigenous cultural heritage, the assessment must include consultation with representatives from relevant indigenous groups and places will only be included in the Heritage Register with the permission and agreement of appropriate indigenous representatives.
- (3) In evaluating the status of potential heritage places, Council will be guided by the principles and standards of the Burra Charter and Queensland and Commonwealth legislation and may seek expert guidance and direction from relevant organisations and professionals.

(4) A positive evaluation of a heritage nomination may result in the inclusion of that place or structure on the Heritage Register along with sufficient details on the particular values and other information which may affect any proposed change of use, redevelopment or demolition to that place or structure.

(5) Council shall make the Heritage Register publicly accessible through inclusion as an attachment to the Planning Scheme Code for Heritage Conservation or other appropriate ways. In respect to places of indigenous cultural heritage significance, information will only be made available in a culturally sensitive and appropriate way, having due regard to the wishes of the relevant indigenous people.

9.4.3 To Promote Heritage Places for Community, Tourism and Educational Purposes

Heritage places and structures have considerable potential as an education and tourism resource. The preservation of heritage values is likely to meet with greater success if there is widespread appreciation of the aesthetic, historic, scientific and social values as well as for the potential economic returns.

Implementation

- (1) The Council may compile information on an area or place or carry out such other activity as appropriate as part of its commitment to the promotion of Maroochy Shire as an attractive place to live, visit and invest.
- (2) Indigenous cultural heritage places will only be promoted in a manner that is culturally appropriate, having due regard to the wishes of the relevant indigenous people whom have association with the area.