

Weir Phillips Heritage and Planning

5th August 2021

Parramatta Council
126 Church Street,
Parramatta 2150, NSW

Planning Proposal– No. 8 Lincluden Place, Oatlands. Change Land Zone from SR2 to R2.

This Heritage Impact Statement letter (HIS) has been prepared in conjunction with a Planning Proposal to change the land zone of No. 8 Lincluden Place from SP2: Infrastructure to R2: Low Density Residential.



Figure 1: The site as seen from Pennant Hills Road. Google images. 2021.

The site is located within the City of Parramatta Council. The principal planning control for the site is the *Parramatta (former The Hills) Local Environmental Plan 2012 (LEP 2012)*. The site is not listed as a heritage item but is located in the Burnside Homes Heritage Conservation Area and in the vicinity of a heritage listed by Schedule 5 Part 1 and 2 of the *LEP 2012*.

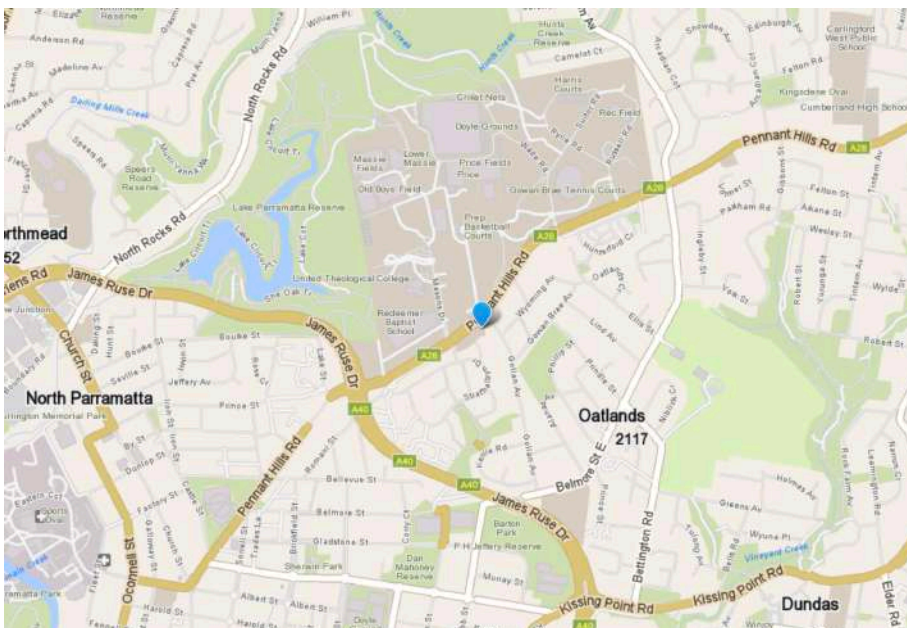


Figure 2: Site Location noted by blue dot. Whereis.com



Figure 3: The site outlined in white. Six Maps.2021. Site outlined in red.

ASSESSMENT OF SIGNIFICANCE

Summary of Statutory Heritage Listings for the site:
No. 8 Lincluden Place, Oatlands.

- Is Not listed as a heritage item by Schedule 5, Part 1 of the LEP 2012
- Is located in a Heritage Conservation Area by Schedule 5, Part 2 of the *LEP 2012*.
- Is not listed on the State Heritage Register under the auspices of the *NSW Heritage Act 1977*.
- Is adjacent to the Gowan Brae Group heritage item (I176) by Schedule 5, Part 1 of the *LEP 2012*

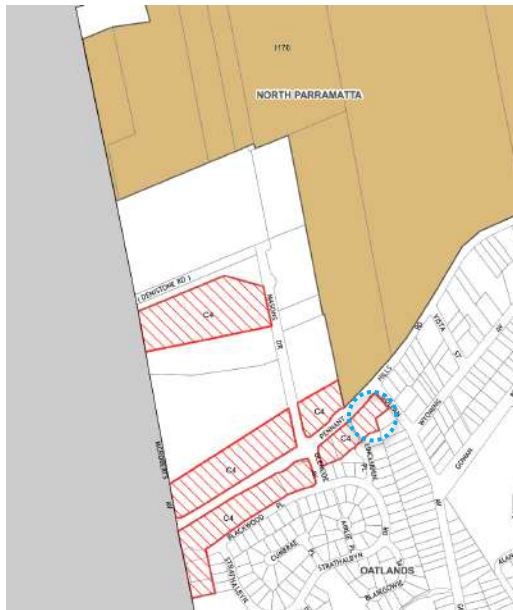


Figure 4: Planning Portal Heritage Map. Site outlined in Blue. Parramatta LEP 2012.

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Burnside Homes Heritage Conservation Area

The State Heritage Inventory does not provide a Statement of Significance for the Burnside Homes Heritage Conservation Area . Noted as C4 in Figure 4 above.

The following description of the Heritage Conservation. Area has been sourced from the following website. <https://www.findandconnect.gov.au/guide/nsw/NE00251>.

Burnside Presbyterian Orphan Homes, on Pennant Hills Road at North Parramatta, were children's homes founded in 1911 by philanthropist Sir James Burns. Burnside pioneered cottage care in Australia and was a functioning village, with 14 cottages, all grand in scale, its own farm, hospital and school, and a gymnasium and swimming pool. In 1955 Burnside changed its name to Burnside Presbyterian Homes for Children, as the word 'orphan' was stigmatising and misleading.

James Burns (1846-1923) was a Presbyterian philanthropist, whose wealth derived from his shipping and business activities, including his part in the giant trading firm Burns Philp and Co. Ltd. He became aware that the Presbyterian Church wanted to establish a home for orphaned and destitute children. In 1909 he offered to purchase 45 acres of land in North Parramatta and transfer it to the Church, together with a donation of £500. The offer was accepted. Despite the close links with the Presbyterian Church, Burnside was independent and was not controlled by the Church hierarchy. The Burnside Homes were established and maintained entirely by private donations, including from James Burns' estate.

The first home, No 1 Cottage, or 'Blairgowrie', was opened on 17 June 1911 by Lady Dudley, wife of the Governor General. Within 12 years, there were 14 homes on the North Parramatta site, caring for more than 500 children in cottage-style accommodation. Burnside had its own school with a gymnasium and swimming pool, a hall, a hospital, playing fields, and a farm, dairy and vegetable garden. There was also staff accommodation.

The cottage homes established at Burnside were unique in the early twentieth century. Most were designed to care for around 30 children in each home, which was considered to be a model for child care. The Board of Directors was receptive to innovations in child care, and Burnside was considered to offer a very high standard of care.

In 1921, Burnside Presbyterian Orphan Homes were granted 5 shillings per week for every orphan in its care by the NSW Government. This allowance was extended to a range of private institutions that cared for children.

In 1922, Burnside became involved in child and youth migration. 'Reid Home', bestowed by Mr and Mrs Andrew Reid, was built to house Scottish war orphans but as few such children could be found, instead was home to 22 Irish Protestant children, who arrived in December.

Although Burnside Homes were called 'orphan homes', few of the children were actual orphans, in the sense of having lost both parents. Children were usually committed to the homes because of poverty, family breakdown, illness and hardship. Parents were expected to pay fees to maintain their children and were allowed to maintain contact, although this was limited to set visiting hours, on rare Sundays. This separation was heartbreaking for children and their parents.

'We were Burnie Kids', a film made by Burnside in the period 1937-1940 to promote its work, depicts a typical (though made-up) family seeking help from Burnside. The made-up family has a father dying from war service, a mother exhausted by working and caring and live in squalid, dark accommodation in inner-city Sydney. When the father dies, the mother collapses and, reluctantly, agrees to her children being taken to Burnside by the Presbyterian minister. The arrival at Burnside, where the children walk through the great sandstone gates on Pennant Hills Road and join hundreds of other children playing in the open air, is shown as a happy ending for the children, and the film goes on to show children at school, in their dormitories and enjoying living, working and playing on the spacious grounds. The film is idealistic, but is truthful in that many families

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chose Burnside for their children during hard times. Although never ideal, Burnside was rather less bleak than many other children's institutions at this time.

During World War II (1942-1945) the children and teachers of Burnside were evacuated to Springwood, to ensure the safety of the children and free up the land for the war effort. The farm and buildings at North Parramatta were used by the Australian Army throughout the war, and children did not return until 1945.

Burnside Presbyterian Orphan Homes changed its name to Burnside Presbyterian Homes for Children in 1955, in recognition of the fact that most children in the home were not orphans.



Figure 5: 1943 aerial photograph over the site. Site outlined in Red. Six Maps 2021.

Heritage items in the vicinity of the site

The site is located in the vicinity of a local heritage item, The Gowan Brae Group, Item I176, refer to the heritage map above Figure 4. Local heritage items are coloured brown and Heritage Conservation Areas are hatched red. For the following, 'in the vicinity' has been determined with reference to physical proximity, existing and potential view corridors and the nature of the proposed works.

Gowan Brae Group, comprising Gowan Brae House, Kings School Chapel, gatehouse and fence, aviary, fountain, rotunda, the Cedars, grave, 19th century driveways and stables, iron palisade fence, horseshoe bridge/dam and roadway. North Parramatta. Heritage item No. I176.

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The State Heritage Inventory does not provide a Statement of Significance for the Heritage Item. However it is noted the heritage item is comprised of The King School, North Parramatta.

The heritage item is located opposite the site on Pennant Hills Road. The heritage item is expansive in area with the subject site physically and visually removed from the significant buildings within the heritage item. There are no shared view corridors between the subject site and the heritage item.

SCOPE OF WORK OF THE PLANNING PROPOSAL

The Planning Proposal includes to:

- Change the land zone from SR2: Educational Establishment to R2: Low Density Residential.
- There are no physical works to be undertaken in the planning proposal.

EFFECT OF THE PLANNING PROPOSAL ON THE HERITAGE CONSERVATION AREA

The Planning Proposal is to change the Land Zone of the site from SR2: Educational Establishment to R2: Low Density Residential. The change in zoning will have no impact on the Burnside Homes Heritage Conservation Area, in and of itself as there are no physical works proposed within the Planning Proposal. Any future work will require a comprehensive Development Application (DA) to be submitted to Parramatta Council, where the development will be assessed against the Parramatta (former The Hills) LEP 2012 and The Hills DCP 2012. As part of the DA a Heritage Impact Statement will be submitted to assess any impact on the Heritage Conservation Area and heritage item.

EFFECT OF WORKS ON THE HERITAGE CONSERVATION AREA IN THE VICINITY OF THE SITE

The proposed works will have no impact on the adjacent Heritage Item, Gowan Brae Group as the significant buildings within the heritage item are physically and visually remote from the subject site.

CONCLUSION

The site is located in the Burnside Homes Conservation Area and is currently zone SR2: Educational Establishment. This Planning Proposal to change the zoning to R2 : Low Density Residential will have no impact on the Heritage Conservation Area or the adjacent Heritage Item as there are no physical works proposed in the application. Any future building proposal for the site will require a Development Application that will be assessed against Councils LEP 2012 and DCP 2012 and will be accompanied by a Heritage Impact Statement.

Yours faithfully,



James Phillips | Director