

Protecting Heritage Character

Draft Local Planning Scheme No. 4

What is it?

Local governments, in close engagement with their communities, perform an important role in the identification and protection of local places of cultural heritage significance. This starts with the creation and adoption of a local heritage survey (LHS). Having identified individual places, groups and precincts in the LHS, consideration should be given as to whether any significant areas warrant further investigation for their potential as a heritage area. The deemed provisions of the Planning and Development (Local Planning Schemes) Regulations 2015 (the deemed provisions) identify that a heritage area should be designated “*if, in the opinion of the local government, special planning control is needed to conserve and enhance the cultural heritage significance and character of an area...*”.

A separate local planning policy (LPP) is required for each heritage area. The minimum requirements of such an LPP are:

- a) a map showing the boundaries of the heritage area;
- b) a statement about the heritage significance of the area;
- c) a record of places of heritage significance in the heritage area.

In addition, the LPP identifies the key features and elements of the area, the levels of contribution each place makes to the area, and any conservation and development controls, including any provisions which amend or replace provisions of the R-Codes.

Our current approach is...

The suburbs of Inglewood, Menora and Mount Lawley are currently designated as a heritage area with an appropriate LPP to define the area and provide guidance for development.

In addition to the designated heritage area, a Special Control Area covers the area which duplicates elements of the LPP and deemed provisions, with development along Beaufort Street guided by the Beaufort Street Local Development Plan.

What is not changing?

The heritage protection of the area will be retained under draft LPS4.

What is changing?

The Heritage Protection Area Special Control Area is not required. The Mount Lawley, Menora and Inglewood heritage areas will be designated by a Local Planning Policy with protections provided by Part 3 – Heritage Protection of the deemed provisions.

The Beaufort Street Local Development Plan is also no longer required. Future development along Beaufort Street will be controlled by appropriate zoning, applicable residential density codes and a Local Planning Policy.