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Mr Fletcher Rayner  
Executive Manager Urban Release  
Campbelltown City Council  
PO BOX 57  
CAMPBELLTOWN NSW 2560

Attention: Andrew MacGee  
Email: [council@campbelltown.nsw.gov.au](mailto:council@campbelltown.nsw.gov.au)

Dear Mr Rayner

**RE: VARROVILLE CURTILAGE EXTENSION & LAWN CEMETERY DEVELOPMENT APPLICATION (DA) – HERITAGE COUNCIL COMMENTS.**

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I write regarding the Development Application referred to the Heritage Council of NSW for the Varroville Lawn Cemetery development application. The Heritage Council of NSW would like to thank you and your team for referring this matter for comment.

At its meetings on 6 December 2017 & 7 February 2018, the Heritage Council of NSW considered the above presentation and provided the following advice:

The Heritage Council recommends that:

1. A Development Control Plan (DCP) be developed in consultation with the Heritage Division prior to the Development Application being finalised to further reduce the impacts on the existing Varroville House in terms of setbacks, built form, materials, noise, hours of operation and maintenance. To provide guidelines for the development of the subject site, the DCP should incorporate the following documentation:
  - An endorsed Conservation Management Plan
  - Plan of Management
  - Landscape Masterplan
  - Interpretation Plan
  - Sustainability Strategy
2. The landscape master plan referred to in point 1 should include details of all landscape furniture, including but not limited to details on the proposed shelters, signage (both way finding and interpretation), seating, and all other landscape ancillary uses. The Heritage Council is concerned that insufficient detail has been provided at this stage in the proposal to adequately assess the impacts of the changes and furniture on the overall significance of the wider Varroville landscape.

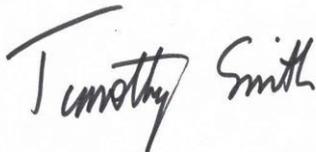
3. Rather than test excavation and exposure of the potential relics, redesign of Precincts 3 & 4 to remove the impacts in the first place is a better option. The Heritage Council considers in-situ conservation to be the best way of managing the archaeological resource into the future.
4. The proposed access road, toilet block and carpark area should all be relocated as currently these structures are located within the designated "No build" area. This area was designated as a "No build" area to reduce the impact to the State Heritage Register Listed Item - Varroville Homestead. Furthermore, this area where these structures are proposed is highly significant as part of the wider landscape of the homestead and any new structures, and specifically a car park in this area, will affect that relationship and significance.

It is recommended that further investigation be undertaken in this regard and an amended plan be referred to the Heritage Council or its delegate for approval prior to any development consent being issued.

5. The Heritage Council considers that the proposed road width and verges are excessive and intrusive within the wider Varroville landscape and recommends that further investigation be given to reducing their width. This is to ensure that the proposed road network fits smoothly in the natural landscape features of the site and are not unnecessarily visually intrusive.
6. The Heritage Council considers that the proposed Access C is too close to the existing driveway for Varroville Homestead and should be relocated further away from the homestead to ensure that the residents of Varroville enjoy their current quality of life without excessive noise that cars would generate given the proposed hours of operation of the cemetery.
7. The Heritage Council considers that the loop road (indicated on the plans as Road No.10) which is connected to Road No. 3 from proposed Access C should be redesigned as a pedestrian walkway to reduce the amount of hardstand close to Varroville Homestead for the reasons outlined in point 6, above.

If you have any questions regarding the above matter please contact Bronwyn Smith, Senior Heritage Assessment Officer at the Heritage Division, Office of Environment and Heritage on 9873 8604 or at [Bronwyn.smith@environment.nsw.gov.au](mailto:Bronwyn.smith@environment.nsw.gov.au).

Yours sincerely



Tim Smith OAM  
Director, Heritage Operations  
Office of Environment and Heritage  
**As Delegate of the NSW Heritage Council**  
19 February 2018