

Heritage Register Review

Fraser Coast Regional Council

September 2017



Converge Heritage + Community

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1 Introduction

1.1 Project Background

With recent changes in State legislation, the Fraser Coast Regional Council sought the review the Local Heritage register and the Fraser Coast Planning Scheme 2014 Heritage and Neighbourhood Character Overlay Code and maps to ensure that Council's framework for heritage protection is up to date, reflects best practice and encourages the appropriate use of the regions Local Heritage Places.

1.2 Purpose of this Report

Council requested the completion of the following tasks:

- Review the Council policy for “Guidelines for nominations for inclusion in, removal from, or alteration of the Fraser Coast Heritage Register” and the Fraser Coast Local Heritage Register format to ensure that it reflects current, best practice principles. Preparation of a more practical listing place card framework which clearly details the heritage values and informs suitable development outcomes for all Local Heritage Places.
- Review the Fraser Coast Planning Scheme 2014 Heritage and Neighbourhood Character Overlay Code and the Fraser Coast Heritage Register to ensure they meet amendments to State planning provisions (State Planning Policy, SP Regulation, SDAP).
- Review mapping and Code provisions relating to lots “Adjoining a Local Heritage Place” to remove onerous assessment triggers.
- Review the Code provisions relating to Demolition control areas to better articulate the intent of the demolition control area.
- Review the Code provisions relating to Demolition control areas to include "Commercial and Industrial Character Buildings". Introduce provisions as well as design guidelines to identify and protect commercial and industrial character buildings within the demolition control area.

The purpose of this is to address these tasks, and additional discussion during the inception meeting for the project.

As the nature of the advice requested in the brief is disparate, the following report is not intended as a cohesive whole, but rather brings together separate advice into a single document for review purposes.

1.3 Personnel

This report was prepared by professional staff of Converge Heritage + Community and Insite SJC.

- Insite SJC was primarily responsible for technical planning advice provided in Chapter 2, with assistance from Dr Craig Barrett (Converge).
- The remaining advice was prepared by Dr Craig Barrett and Ulrike Oppermann, with the assistance of Simon Gall (Converge).

1.4 Study Timing

The study began in February 2017 and was completed in September 2017.

1.5 Acknowledgements

Converge acknowledges the contribution of the following Council staff:

- Lauren Payler.
- Jamie Cockburn.
- Paul Rice.

Converge also acknowledges the members of the Fraser Coast Heritage Advisory Committee, including Councillor George Seymour.

2 Heritage Provisions in the Planning Scheme

2.1 Introduction

In March 2008, the *Queensland Heritage Act 1992* (QHA) made it compulsory for local governments to prepare and maintain a local heritage register. In accordance with the requirements and processes stipulated in the QHA and the *Queensland Heritage Regulation 1992* (QH regulation 1992) Council prepared and then adopted the Fraser Coast Regional Council Local Heritage Register (the local heritage register) on 6 April 2011.

On 22 January 2014 Council adopted the Fraser Coast Regional Council Planning Scheme 2014 (the planning scheme) in accordance with the requirements and processes of *the Sustainable Planning Act 2009* (SPA), the *Sustainable Planning Regulation 2009* (SPR), the Statutory guideline—Making and amending local planning instruments made under the SPR (MALPI), and Queensland Planning Provisions Version 3.0 (25 October 2013) (QPP 3.0).

The new *Planning Act 2016* (the Act) commences on 3 July 2017 along with the *Planning Regulation 2017* (the Regulation). Any amendments to the planning scheme will be made pursuant to the requirements and processes set out under this new legislation. The Minister’s Guidelines and Rules (MGR) is the key instrument that will mandate how local planning schemes are made or changed.

2.2 Overview of impact of changing legislative provisions

The inclusion of heritage provisions in the planning scheme occurred after a period of reform of Queensland’s heritage legislation and amid significant planning reform. The constant changes to various pieces of the legislative puzzle over several years no doubt raised issues about the most efficient way to introduce heritage conservation measures in development assessment, and to maintain the separation between State and local responsibilities.

There are opportunities to improve and streamline the current processes in the planning scheme. The recommendations in this report are made in accordance with the new planning framework commencing on 3 July 2017, including the Act, the regulation, the SPP and the State Development Assessment Provisions (SDAP) to the extent relevant.

Editor’s note: The Queensland Heritage Act 1992 refers to State heritage places. The Planning Act 2016 refers to Queensland heritage places. This report varies the reference but both terms are referring to the same thing.

2.3 Local Heritage Register

The QHA section 112 provides—

- (1) A local government must identify places in its local government area that are of cultural heritage significance for the area—
 - (a) in its planning scheme; or
 - (b) in a register (a local heritage register) kept by the local government.
- (2) Subsection (1)(a) applies despite the Planning Act, section 88(1)(a).

The most important word being “or”. The intent is that one or the other occurs, not both.

QHA section 123 further provides that—

- (1) A local government’s planning scheme may, under the Statutory Instruments Act 1992, section 23, apply, adopt or incorporate its local heritage register.

(2) This section applies despite the Planning Act, section 85.

References to the Planning Act in the above sections of the QHA refers to SPA that stated planning scheme policies and an LGIP were the only documents a planning scheme could apply, adopt or incorporate under section 23 of the Statutory Instruments Act 1992 (SIA). This restriction appears to have been removed from the Act.

Although it is not apparent whether Fraser Coast Regional Council specifically intended to adopt, apply or incorporate its local heritage register in the planning scheme in accordance with section 123 of the QHA and section 23 of the SIA, for all intents and purposes it is reflected through the Heritage and character overlay. The overlay identifies the places on OM-009 Heritage & Neighbourhood Character – Overlay Map and the Heritage and character overlay code contains provisions that reflect the IDAS code such that it is consistent with that code. These provisions are being applied in development assessment and the approach is consistent with that provided in QPP 3.0.

Administratively however, the local heritage register is still being kept and treated as a separate document. The consequence is that development on a local heritage place is currently being assessed not only against the IDAS code in Schedule 2 of the QHR 2015¹, but also against the provisions of the Heritage and character overlay code of the planning scheme triggered by the overlay mapping. Further, any additions to, or deletions from the local heritage register necessitates an amendment to the planning scheme to amend the Heritage and character overlay map.

The application, adoption or incorporation of the local heritage register in a planning scheme is intended to avoid—

- duplication of lists of heritage places i.e. an up-to-date local heritage register need not be replicated in the planning scheme;
- duplication of mapping i.e. the heritage register mapping layer need not be included in the planning scheme;
- duplication causing potential inconsistencies between the planning scheme and the local heritage register; and
- confusion as to the applicability of each document for the purposes of the QH Act and the planning scheme.

2.4 Development Assessment Under the Act

2.4.1 How Development is Regulated Under the Act

Section 43 of the Act describes categorising instruments which can either be—

- a regulation (i.e. the Planning Regulation 2017); or
- local categorising instrument namely a planning scheme, a TLPI or a variation approval.

The regulation applies instead of a planning scheme, to the extent of any inconsistency.

Section 44 of the Act deals with the three categories of development namely prohibited, assessable or accepted development. Section 45 deals with the categories of assessment for assessable development, namely code and impact assessment.

¹ The code for IDAS applies to all development on a local heritage place identified as a place of cultural heritage significance on a local government's local heritage register unless the local government's planning scheme applies, adopts or incorporates the local heritage register under section 123 of the Act.

For section 44(5) of the Act section 20 of the regulation prescribes that development is assessable development if it is stated in schedule 10 to be assessable development.

For section 45(2) of the Act schedule 10 of the regulation also states the category of assessment.

Section 48(2) of the Act provides for who will be the assessment manager for either or both, of the following—

- (a) administering a properly made development application;
- (b) assessing and deciding part or all of a properly made development application.

Mostly, the regulation prescribes who the assessment manager is. Section 21 of the regulation states that the relevant assessment manager is prescribed within schedule 8.

In respect of heritage places, the regulation is the applicable instrument for determining what is assessable development, and who is the assessment manager. Mostly, the regulation also prescribes the category of assessment. However, a planning scheme can specify that impact assessment is required for development on a local heritage place.

2.4.2 Local Heritage Places

Schedule 10 Part 15, Division 1 section 15 of the regulation makes development on a local heritage place, other than a Queensland heritage place, assessable development. There are a few exceptions including if the CEO of the local government has given an exemption certificate under the QHA.

The planning scheme may state that some development requires impact assessment, but otherwise the development requires code assessment.

For assessable development on a local heritage place schedule 8 of the regulation prescribes that the assessment manager is the local government.

The assessment benchmarks², or matters, that the local government must assess assessable development against depends on whether the local heritage register is—

- not incorporated in the planning scheme in which instance the IDAS code applies; or
- is incorporated in the planning scheme in which instance the planning scheme provisions apply (as previously stated for all intents and purposes this is the Fraser Coast situation).

2.4.3 Queensland Heritage Places

Schedule 10 Part 19, Division 1 section 19 of the regulation makes development on a Queensland heritage place, assessable development unless—

- an exemption certificate under the QHA has been given for the development by the chief executive of the department in which that Act is administered; or
- the development is, under section 78 of that Act, liturgical development; or
- the development is carried out by the State; or
- the development is PDA-related development.

² See section 43(1)(c) of the Act—the matters that an assessment manager must assess assessable development against.

Development for making a material change of use of premises, other than an excluded material change of use³, on a lot adjoining a Queensland heritage place is also made assessable development under Schedule 10 Part 19, Division 1 section 19A of the regulation.

For prescribed assessable development⁴ under sections 19 and 19A the prescribed assessment manager is the chief executive of the Department of Environment and Heritage Protection.

The assessment benchmarks are the relevant State development assessment provisions (SDAP) i.e. relevant sections of State Code 14 Queensland heritage.

2.4.4 Overview of Development Assessment

The new planning framework is prescriptive about who is the assessment manager for development on a heritage place.

It is intended that local government is responsible for assessing development on local heritage places, if they are not also Queensland heritage places.

Editor's note: This infers that a local heritage register may contain places that are also on the Queensland heritage register, thus provisionally making them a local heritage place and a Queensland heritage place.

Conversely, it is intended that the regulation and assessment of all development on Queensland heritage places, and making a material change of use on premises (except excluded MCU) adjoining a Queensland heritage place, is the responsibility of the chief executive of the Department of Environment and Heritage Protection.

As already stated, subsection 43(4) of the Act provides that the regulation applies instead of a planning scheme to the extent of any inconsistency. Therefore, if a planning scheme currently contains assessment triggers for development on a Queensland heritage place indicating approval is required from the local government, it is inconsistent with the Act and has no effect following its commencement on 3 July 2017.

2.5 Heritage and Character Overlay Code

2.5.1 Mapping

The planning scheme mapping currently identifies—

- local heritage places - points
- premises that are both a State and local heritage place
- premises that are a State heritage place only
- premises that are a local heritage place only
- premises within a neighbourhood character area
- the limits of the demolition control area
- premises adjoining a State heritage place or a local heritage place.

The mapping currently provides triggers for assessment of development against the Heritage and character overlay code.

³ See definition of 'excluded material change of use' in Schedule 26 of the Planning Regulation.

⁴ See definition of 'prescribed assessable development' in Schedule 26 of the Planning Regulation.

2.5.2 Assessment Triggers for State Heritage Places

Redundant Triggers

On commencement of the Act any assessment triggers in the planning scheme that are inconsistent with the Act will no longer have effect. The following trigger in Table 5.10.1 for the Heritage and neighbourhood character overlay - where involving or adjoining a heritage place, is inconsistent. An amendment would be required to remove the inconsistency by deleting it—

- MCU on a lot or premises adjoining a State heritage place as identified on a heritage and neighbourhood character overlay map.

Whether an amendment is made or not, this trigger will become redundant.

Onerous Triggers

The Act recognises that triggering assessment of MCU on premises adjoining a State heritage place irrespective of the intended use, scale, impact or distance from the State heritage place it adjoins has been onerous. It therefore seeks to exclude some MCU development from assessment thus reducing the number of unduly onerous applications. A new definition of ‘excluded material change of use’ is included in Schedule 26 of the regulation.

Also, the State does not assess development other than MCU on premises adjoining a State heritage place. Though not necessarily inconsistent with the Act (as the Act does not specifically prohibit a planning scheme from doing it) the following triggers in the planning scheme are inconsistent with the prescriptive approach otherwise taken in the new framework i.e. the State being the responsible assessment manager for development relating to State heritage places—

- Reconfiguring a lot if on a lot or premises adjoining a State heritage place as identified on a heritage and neighbourhood character overlay map;
- Building work not associated with a material change of use, other than minor building work, if on a lot or premises adjoining a State heritage place as identified on a heritage and neighbourhood character overlay map;
- Operational work involving placing an advertising device if on a lot or premises adjoining a State heritage place as identified on a heritage and neighbourhood character overlay map.

Removing these planning scheme triggers altogether would reduce many further onerous applications.

Assessment Triggers for Local Heritage Places

While the State does not assess development other than MCU on premises adjoining a State heritage place the planning scheme does contain triggers for other development on premises adjoining local heritage places. This is quite onerous for a local government where many places are on the register.

Removing the triggers for development other than MCU would reduce the number of applications.

Introducing a definition of ‘excluded material change of use’ on premises adjoining a local heritage place in the planning scheme could also reduce the number of onerous applications.

2.6 Recommendations

Council would benefit from reducing the duplication caused by maintaining both a local heritage register and the Heritage and character overlay in the planning scheme. QHA section 112 only requires Council to identify places of local cultural heritage in a local heritage register OR in its planning scheme. The development assessment process flows from whichever option is taken by Council.

Rather than seeking to regulate development, other than MCU, on sites adjoining State heritage places Council would benefit from concentrating its resources on the conservation of local heritage places (other than those that are also State heritage places).

Option 1 - Identify places of local cultural heritage significance in the local heritage register only

Amendments to both the local heritage register and the planning scheme would be required, with the most significant listed below.

Local heritage register

- If not already existing, have a mapping layer linked to the local heritage register, separate from the planning scheme overlay mapping.⁵
- QHA section 124 (2)⁶ would cover any compensation issues related to entry of a place in the local heritage register.
- The register would still contain references to State heritage places though it should be clearly stated there is a difference in jurisdiction. Alter the note at the beginning of the register by inserting the following words shown in italics—

“Note: Those items flagged with an asterisk are currently listed on the Queensland Heritage Register and are State heritage places. Decisions about entering a place in, or removing a place from the Queensland Heritage Register are made by recommendation of the Queensland Heritage Council to the chief executive officer of the Department of Environment and Heritage Protection.”

Planning scheme

- Rename the Heritage and character overlay as it would no longer deal with heritage matters.
- Remove mapping related to local and State heritage places.⁷
- Include the categories of assessment for assessable development on a local heritage place in the relevant table for each type of development in Part 5 of the planning scheme and delete the triggers in the Heritage and character overlay⁸.
- All triggers for assessment of building work, reconfiguring a lot and operational work on premises adjoining State heritage places could be excluded.
- All triggers for assessment of building work, reconfiguring a lot and operational work on premises adjoining local heritage places could be removed.
- Exclusions for MCU on premises adjoining local heritage places could be included.

⁵ Any additions to, or deletions from the local heritage register, would no longer necessitate a planning scheme amendment to the overlay mapping.

⁶ *“(2) For the purposes of the Planning Act, chapter 9, part 3, the entry of the place in the local heritage register is taken to be a change to the local government’s planning scheme.”*

⁷ The local heritage register and its mapping would be used to determine the location of those places.

⁸ The regulation prescribes that all development on a local heritage place requires code assessment, if the planning scheme does not require impact assessment.

- Assess all development on a local heritage place⁹ against the IDAS code¹⁰, and for assessable development requiring impact assessment, the outcomes of other relevant codes such as the zone codes.
- Remove redundant provisions in the Heritage and character overlay code relating specifically to development on a local heritage place.
- Delete Footnote 10.

Option 2 - Continue to identify places of local cultural heritage significance in the planning scheme

- Formally recognise that the local heritage register is incorporated, adopted or applied in the planning scheme by Council resolution in accordance with section 123 of the QHA and section 23 of the SIA, then notate the register and the planning scheme.
- Stop assessing development on a local heritage place against the IDAS code¹¹ using only the applicable assessment benchmarks in the Heritage and character overlay code.
- Amend the Heritage and character overlay code to more closely reflect the state IDAS code, concentrating on conservation of heritage places.
- Remove references to State heritage places in Table 5.10.1 for the Heritage and neighbourhood character overlay - where involving or adjoining a heritage place. Insert a clarifying footnote that the trigger only applies to local heritage places that are not also a State heritage place.
- All triggers for assessment of building work, reconfiguring a lot and operational work on premises adjoining State heritage places could be removed.
- All triggers for assessment of building work, reconfiguring a lot and operational work on premises adjoining local heritage places could be removed.
- Exclusions for MCU on premises adjoining local heritage places could be included.
- Amend the mapping to reflect the option taken in relation to triggering assessment of development on premises adjoining heritage places.
- Delete Footnote 10.

2.7 Conclusion

Adoption of the Fraser Coast Regional Council Local Heritage Register 2011 preceded adoption of the Fraser Coast Regional Council Planning Scheme 2014. Both documents are kept and administered quite separately.

The introduction of an amendment to the Queensland Heritage Act 1992 requiring local governments to have a local heritage register occurred amid a period of significant planning reform. The intention was clearly to integrate the assessment of development on heritage places, both State and local, into the planning framework with enabling legislation allowing that to occur. Transitioning planning schemes to that point in the meantime was complicated by the introduction of standard planning

⁹ It does not apply to a local heritage place that is also a Queensland heritage place, or where an exemption certificate has been issued by the CEO.

¹⁰ Schedule 2 of the QHR.

¹¹ Schedule 2 of the QHR.

provisions. Full integration did not necessarily occur but local heritage places are successfully being protected.

The planning reform continues with the Planning Act 2016 due to commence on 3 July 2017 with some of the reforms also relating to heritage matters. Councils are reviewing planning schemes to align with the new legislation and there is now an opportunity to achieve a better, more efficient and streamlined integration of planning and heritage processes.

Council has two options—

- remove assessment of development on heritage places from the scheme relying on the assessment benchmarks in the state IDAS code and the local heritage register mapping to determine when an application is required; or
- continue with the assessment benchmarks and mapping in the planning scheme and properly adopting, applying or incorporating the local heritage register.

Option 1 is recommended if Council wishes to reduce administration associated with making planning scheme amendments when an entry is made to the local heritage register.

The Act ensures that where an existing planning scheme is inconsistent with the Act or the regulation that the state legislation applies, so it is not imperative that changes are made quickly. However, this would inevitably lead to confusion for Council staff and applicants.

Proposing a scheme amendment also provides the opportunity to reduce onerous development assessment triggers. Each option would require a more detailed assessment to ensure complete compliance with the Act.

3 Demolition Control Areas - Update

3.1 New Demolition Controls - Industrial and Commercial

3.1.1 Industrial

Intent

The industrial Demolition Control Area intends to retain the character of the historic industrial areas of Maryborough and their associated infrastructure.

Background

Historically, key industries in the city comprised timber mills and joineries, engineering works, foundries and shipbuilding enterprises as well as food production. Utility industry included a gasworks and powerhouse. Warehousing, the wharves and the railway supported industry.

Historically, the principal industrial area was located to the north and east of the centre of town. The area incorporated cross-over sections between industrial and commercial enterprises and was connected by the railway and located adjacent or near the Mary River. The former industrial areas and wharves to the north are no longer extant. However, they hold archaeological potential that includes remnants of previous use, including landscape features, deposits and artefacts, especially at the site of the former Wilson and Hart sawmill and wharf (now the site of the Brolga Theatre).

Additional individual industrial areas include:

- The Dominion Flour Mill (former) and Powerhouse (former), located to the northwest of the town centre and connected by the railway.
- The meatworks (former), located on the northern banks of the Mary River in The Pocket to the southeast of town.

Historic Industries

- Large scale manufacturing industry
 - Walkers Shipyard, former
 - Walkers Engineering, former*
 - Hynes & Sons Timber Mill*
 - Maryborough Sugar Factory (including former brickworks)
 - Dominion Flour Mill, former*
 - Meatworks, former
- Small scale manufacturing industry
 - Gasworks*
 - Powerhouse, former*
 - Butter factory, former
- Warehousing
 - Graham & Co Offices, former
 - Corner Wharf and Kent Street
 - Gataker's Warehouse, Kent Street**
 - Brown's Warehouse, Wharf Street**
 - Gataker's Warehouse, Wharf Street**

- Connecting elements (railway, shipping/wharves) *

* Local heritage place

** Queensland heritage place

Large-scale Manufacturing Industry

Approximate construction period	1870s - 1910s
Description	<p>The large-scale manufacturing sites are complex, often set back from the main street and generally include several buildings and associated infrastructure, constructed over an extended period. The buildings are of various heights, floor plans, construction material and use, including large scale workshops, machinery sheds, office buildings and storage. The sites also include large tracks of open space and can also incorporate mature plantings.</p> <p>The old buildings and structures are evocative of Maryborough's past industrial era.</p>
Elements	<p>Large timber and tin workshops and machinery sheds, often with ridge ventilators.</p> <p>Large infrastructure including cranes/gantries, chimneys and bulk storage.</p> <p>Separate office/administration buildings.</p> <p>Large tracks of open space for set-down of material/equipment.</p> <p>Railway siding and/or wharf.</p> <p>Mature, ornamental trees.</p>







Small-Scale Manufacturing Industry

Approximate construction period	1870s - 1930s
Description	The layout of the small-scale manufacturing industrial areas is generally more compact. The main building is constructed of brick in a utilitarian design with some ornamentation reflecting the style of the era.
Elements	<p>The main building consists of a single/double storey lowset rendered/face brick structure set to the street and incorporating an office, sometimes a shop and manufacturing workshops.</p> <p>Extensions have been added over time to sides and rear.</p> <p>The main building has a corrugated iron clad roof, with varying configurations on the extensions.</p> <p>Large double doors lead into the complex.</p> <p>Large windows, including shop windows are at the facade.</p> <p>There is some ornamentation including parapets reflecting the style of the era.</p> <p>Ancillary structures e.g. storage sheds can be found on site.</p>





Warehousing

Approximate construction period	1860s-1940s
Description	<p>Earlier buildings are mostly two-storey brick structures with highly decorative façade. A further example includes a single storey timber and tin structure fronted by a highly decorative masonry façade.</p> <p>Later warehouses are mostly single storey and of utilitarian design with no or few decorative elements.</p> <p>Most the warehouses are listed on the local and state heritage registers.</p>

Elements

Rectangular floorplan of main building.

Set to street with driveway/loading area on the side and often second access to the rear of site.

Loading doors.

Gable or hipped tin roof with decorative parapet at street façade.

Symmetrical façade with centrally located front entrance (often arched) and arched windows.

Decorative façade representing wealth and stability.

Later buildings and buildings within site (not visible from the street) are utilitarian style one and two storey brick structures with little to no ornamentation.

Additional structures (sheds) towards the rear of site.





3.1.2 Commercial

Intent

The commercial Demolition Control Area intends to retain the character of historic commercial areas within the residential suburbs of Maryborough.

Background

Residential areas outside the Maryborough CBD historically included amenities located within walking distance for its residents, including shops (for example, butchers, bakers, hairdressers and grocers) and hotels. Many of the commercial buildings remain intact and continue to be used for the same purpose as in the past, while others have been adapted for new uses.

[The intent and background can be included alongside houses and industry in the Demolition Control Precinct section, or kept separate, as required.]

Hotels

Approximate construction period	1870s – 1940s
Description	Historically the buildings functioned as a hotel and pub and are mostly located on a prominent street corner. The buildings generally consist of double storey brick/rendered structures with a tin roof, verandah/balcony and awning. Most buildings have decorative features. The hotels/pubs have been remodelled over time, reflecting changing trends in the hospitality industry and to accommodate adaptive reuse of the buildings.
Elements	<p>Large double storey rendered/brick building mostly in prominent corner location (occasional single and triple storey building set along street).</p> <p>Rectangular, U- and L-shaped structures built to street front/s.</p> <p>Gable, hipped and rarely skillion roof, generally covered with corrugated iron (rarely tiles).</p> <p>Verandah on upper level with French doors leading into the hotel rooms; some verandahs have been closed in.</p> <p>Several entrances on ground level; buildings in corner location mostly have a corner entrance (some modified).</p> <p>Windows include sash, casement and hopper configuration.</p> <p>Decorative elements, often elaborate, including parapets, brackets and balustrades reflecting the style of the era.</p> <p>Ancillary structures and extensions.</p> <p>Parking areas at the rear or sides.</p>





Shops

Approximate construction period	c1920s – c1950s
Description	<p>Most buildings are lowset timber-and-tin structures with an awning over the footpath at the front. There are also some brick examples. Many shops are located on street corners, however there are also semi-detached buildings that form a row of shops. Buildings have often been remodelled over time. The main entrance is often flanked by shop windows. Buildings might incorporate a residence at the side or rear.</p>
Elements	<p>Single storey lowset rectangular timber structures of small to medium scale clad with weatherboard/chamferboard/fibro; some lowset masonry buildings and combination of both materials also.</p> <p>Hipped, gabled and truncated pyramid iron clad roof.</p> <p>Set to the street front or to the corner (with possible side extension); some shops set in pairs or as a row of shops (can also incorporate corner shops).</p> <p>Awning, often supported on timber posts, at the street front; wrapping around the building at corner shops.</p> <p>Access sometimes via recessed entrance; at corner shops the main entrance is generally on the corner.</p> <p>Large shop windows either side of the entrance.</p> <p>Building can incorporate storage space and/or residence at the side or rear.</p> <p>Shops might have been extended/remodelled over time.</p> <p>Ornamentation including brackets at the awning posts and parapets reflecting the style of the era.</p> <p>Ancillary structures e.g. storage sheds may be found on site.</p> <p>Site may include car parking areas</p>







3.2 Updated Overlay Code - Demolition Control Area

The following changes to the Demolition Control Area provisions in the Heritage and Neighbourhood Character Overlay Code are recommended (changes in red):

Table 1: Suggested changes to provisions relating to demolition control areas.

Performance Outcomes	Acceptable Outcomes
Demolition Control Area	
<p>PO1</p> <p>Victorian, federation or interwar dwelling houses and shops and hotels are not wholly or partially demolished or removed within a demolition control area unless the building (or part thereof);-</p> <p>(a) is not capable of structure repair, or repair is not feasible having regard to economic, safety and health considerations; or</p> <p>(b) does not contribute to the traditional character and amenity of the surrounding residential neighbourhood and streetscape.</p> <p>Editor's note--the Planning scheme policy for the Heritage and neighbourhood character overlay code provides guidance on whether a dwelling house is from the Victorian, Federation or interwar eras, and the characteristics of neighbourhood shops and hotels.</p>	<p>AO1</p> <p>Victorian, Federation or interwar dwelling houses and shops and hotels are not wholly or partially demolished or removed within a demolition control area unless:-</p> <p>(a) an engineering report prepared by a suitably qualified person demonstrates that the building is structurally unsound and not reasonably capable of being made structurally sound; or</p> <p>(b) the building (or part thereof) has been substantially altered and/or does not have the appearance of being constructed in the pre-war era; or</p> <p>(c) the building, or the part to be removed or demolished, is not visible from the street or other public place; or</p> <p>(d) for houses, the street in which the dwelling house is located has no traditional building character.</p>
<p>PO2</p> <p>Where a Victorian, Federation or interwar dwelling house is proposed to be relocated on a site, the new location of the dwelling house maintains or enhances the contribution that the building makes to the traditional character and amenity of the surrounding residential neighbourhood and streetscape.</p>	<p>AO2</p> <p>No acceptable outcome provided.</p>

Performance Outcomes	Acceptable Outcomes
<p>PO3</p> <p>Historic large and small scale industrial buildings and infrastructure, warehouse structures and connecting railway links are not wholly or partially demolished or removed within a demolition control area unless the building (or part thereof) or infrastructure;</p> <p>a) is not capable of structural repair, or repair is not feasible having regard to economic, safety and health considerations; or</p> <p>b) the building must be removed to facilitate continued operation and viability of the industrial use of the place; or</p> <p>Editor's note--the Planning scheme policy for the Heritage and neighbourhood character overlay code provides guidance on the characteristics of historic industrial areas.</p>	<p>AO3</p> <p>Historic large and small scale industrial buildings and infrastructure, warehouse structures and connecting railway links are not wholly or partially demolished or removed within a demolition control area unless;</p> <p>(a) an engineering report prepared by a suitably qualified person demonstrates that the building is structurally unsound and not reasonably capable of being made structurally sound; or</p> <p>(b) a brief business case is provided demonstrating the necessity of removing or demolishing the building as part of the continued operation and viability of the industrial business; or</p> <p>(d) the building, or the part to be removed or demolished, is not visible from the street or other public place; or</p>

3.3 Other Recommendations

- The demolition control area should be expanded to include the Pocket.

4 Understanding Significance in the Context of Development

4.1 Introduction

This is a basic guide on heritage places for planners. The guide is focused on high-level information and provides links to key documents that enable planners to understand the basic concepts that underpin heritage conservation.

The chapter includes general information about heritage, significance and planning assessment, as well as specific information relating to the place cards and 'additional information' cards associated with each place card (included in the appendix of this report).

4.2 General Overview of Heritage

4.2.1 Purpose of Heritage

It is important to know why we have heritage places at all. A good statement is provided by the *Australia ICOMOS Burra Charter, 2013*:

"Places of cultural significance enrich people's lives, often providing a deep and inspirational sense of connection to community and landscape, to the past and to lived experiences. They are historical records, that are important expressions of Australian identity and experience. Places of cultural significance reflect the diversity of our communities, telling us about who we are and the past that has formed us and the Australian landscape. They are irreplaceable and precious."

These places 'must be conserved for present and future generations in accordance with the principle of inter-generational equity'. There are over 150 identified heritage places in the Fraser Coast, over a hundred of which are on the local heritage register. The identity and economy of the region is, in part, defined by heritage places.

4.2.2 Levels of Significance

There are four levels of heritage significance:

- Local.
- State.
- National (and Commonwealth).
- World.

The level of significance will affect the rigour of protection for a place.

Under the current planning and heritage legislation in Queensland, a place is either a local heritage place or a State heritage place: it cannot be assessed as both.

In broader terms, places can be simultaneously important on local, State and even Commonwealth levels. Take, for example, the Maryborough City Hall and the Maryborough Post Office. No one would dispute that these places are not locally significant; but, in statutory terms, the ability to manage development on them is vested in specific levels of government.

Nonetheless, the distinction between heritage understanding and legislative requirements can have practical implications. While a local government cannot assess development to a State heritage-listed place, it can nonetheless manage properties it owns that are on the Queensland Heritage Register as if they are also local. A good example is the Maryborough City Hall. The memorial fountain is not considered significant by the State, but it is clearly significant on a local level and it is currently managed accordingly.

4.2.3 Heritage Management in Australia

The levels of heritage are affected by different legislation:

- World and National/Commonwealth heritage: EPBC Act.
- State and local heritage: Queensland Heritage Act 1992, Queensland Heritage Regulation 2003, the current Planning Act and local planning schemes (including policies).

For local heritage places, the local government is the assessment manager. For State heritage places, the State Government (Department of Environment and Heritage Protection) assesses development in its capacity as a referral agency.

The planning framework is not sufficient on its own to understand why a place is significant or how to assess a development application for a heritage place. The overarching principles of heritage management in Australia are set out in the Burra Charter. The Burra Charter is specifically referred to in the Fraser Coast Planning Scheme Heritage and Neighbourhood Character Overlay Code and the IDAS Code in the *Queensland Heritage Regulation 2003*.

4.2.4 Defining a Heritage Place

One of the most important definitions to understand is 'place'. The definition of 'place' in the Burra Charter captures the totality of heritage:

Place means a geographically defined area. It may include elements, objects, spaces and views. Place may have tangible and intangible dimensions.

The note in the Burra Charter supporting this definition is also helpful:

Place has a broad scope and includes natural and cultural features. Place can be large or small: for example, a memorial, a tree, an individual building or group of buildings, the location of an historical event, an urban area or town, a cultural landscape, a garden, an industrial plan, a shipwreck, a site with in situ remains, a stone arrangement, a road or travel route, a community meeting place, a site with spiritual or religious connections.

Many of the places entered in the Fraser Coast local heritage register include all the elements listed above, and even more, including archaeology. People are often fixated on the idea that heritage always means a building and while this is still a common form of heritage, even a building may include elements such as views or gardens.

4.3 Understanding Significance

Significant elements are typically identified in the statement of significance for the place, which is found in the relevant place card.

The statement of significance is typically defined by criteria. In the Burra Charter, these are aesthetic, architectural, historical, scientific and/or social significance. These criteria have been further refined and are typically represented by letters, e.g. A-H. In the Fraser Coast, the criteria are:

- A The place is important in demonstrating the evolution or pattern of the region's history.
- B The place demonstrates rare, uncommon or endangered aspects of the region's cultural heritage
- C The place has potential to yield information that will contribute to an understanding of the region's history
- D The place is important in demonstrating the principal characteristics of a particular class of cultural places important to the region.
- E The place is important to the region because of its aesthetic significance

F The place is important in demonstrating a high degree of creative or technical achievement at a particular period for the region

G The place has a strong or special association with a particular community or cultural group for social, cultural or spiritual reasons important to the region

H The place has a special association with the life or work of a particular person, group or organisation of importance in the region’s history

Statements prepared for relevant criteria collectively form the statement of significance for a place. It is not necessary that a place has a statement for every criterion. Whilst it might be possible to prepare short summaries for each criterion, it is much simpler to refer to the explanation provided in the Department of Environment and Heritage Protection’s Using The Criteria.

Every place is different and the statement of significance is therefore different for every place. This is important when assessing a development application. The impact of the proposed development must be assessed against the significance of the individual place. What might impact one place will be different to another.

The first step in gauging the impact of proposed development on the significance of a place is to read the statement of significance. An understanding of the significance of a place is supported by the history, description, map boundary and photos included in the place citation, as well as the additional notes prepared for each place.

4.4 The 'additional information' card

The place card is the basis for the assessment of development for a local heritage place. Additional information has been compiled in the format of 'additional information' cards attached at the end of this report. The information in the 'additional information' cards is supplementary to the place card. **If there is a discrepancy between the place card and the 'additional information' card the place card takes priority, as this is the document formally adopted by Council.**

Only basic development scenarios have been considered in the preparation of the additional information. It is entirely likely that development applications may be received that include development not reflected in the additional information. In this scenario:

- Rely on the information in the place card.
- Apply the Burra Charter (see Chapter 4).
- Request external professional assistance where required.

4.4.1 Context

The context in the additional information cards is intended to assist understanding of the place card.

Table 2: Context in the 'additional information' card

Heading	Summary
Summary of Statement of Significance	The summary statement of significance is meant to supplement the place card by simplifying the language without changing the meaning of the statement of significance in the place card.
Additional Context	The additional context box is included so that information that was unavailable or not incorporated at the time the original place card was prepared can be added (if relevant).

Heading	Summary
Key Components	The 'components' listed in the place card were selected from a list prepared by the Department of Environment and Heritage Protection (in an earlier iteration) and the list in the additional information card is meant to be broader and more relatable to the place.
Type	This is similar to the 'AHC Category' in the place card. In some cases, relevant categories were not marked in the original place cards. The type is not especially important, but can provide a general indication of how to interpret the citation.

It is important to note that Council can add information to the history and description in the place card at its discretion, but changes to the statement of significance and the boundary for the place require permission from the owner.

4.4.2 Development Considerations

The information included under 'development considerations' is not comprehensive. Nonetheless, it is intended to provide further guidance regarding assessment of development applications in common development scenarios. This will further enhance understanding of the place card in the context of development.

Table 3: Development Considerations in the 'additional information' card.

Heading	Summary
Current zoning	The current zone in which the place is located at the time of preparing the card. The zone may be relevant when considering various offset options (see below) that support retention of heritage places.
Material change of use	This category of development is the most common when considering adaptive reuse (see below for more detail). The information takes into account the historical use of the building as related in the place card and considers what broad options for material change of use may be supported to ensure the ongoing and viable use of the place.
Reconfiguration of lot	The reconfiguration of a lot can have a negative effect on the significance of a place. Nonetheless, some places are large and include scope for reconfiguration without affecting significance.
Building or Operational Work	Building work is often required to upgrade premises independent of a material change of use, including for example the addition of space to a building or new buildings on a lot e.g. sheds. New building work should not remove or obscure significant elements and should generally be subordinate in size and scale to the heritage-listed place. Operational work can include advertising and excavation, activities that can affect the aesthetic importance of a building, or disturb archaeology, amongst other things.
Development Adjoining	This category of development is often contentious. In general, development adjoining should not overwhelm (physically and visually) the significance of a local heritage place.

Heading	Summary
Potential for Offset Incentive?	<p>In some cases, development that includes a local heritage place could be supported with offsets, especially in the case of adaptive reuse where the new use supports the ongoing viability of the place. These might include a dispensation from usual compliance standards in the planning scheme where the development supports the conservation of a local heritage place. As the title suggests, such offsets are effectively incentives.</p> <p>Note: Offsets could also apply in the case of new development adjoining character places, where the preferred outcome from a character perspective is inconsistent with the zoning in which the development is located.</p>
Overall planning complexity	<p>This provides a general idea of how difficult a development application involving a local heritage place might be, based on the size, scale and/or complexity of the site e.g. the former Dominion Flour Mill. In most cases, places tagged as 'low' and 'medium' can be handled easily by planning staff; places tagged 'high' are more likely to require the assistance of external consultants e.g. heritage consultants.</p>

4.5 General principles for development of heritage places

The following general principles relating to development in heritage places will assist in further interpreting the development considerations in the additional information card and the import of the place card in general in the context of a development application.

4.5.1 Applying the Burra Charter in Development Assessment

It is a worthwhile exercise to become familiar with the Burra Charter. It is not very long and a good understanding of the Charter will help assessment of development applications for local heritage places. A basic summary of the principles in the Charter is provided in the preamble to the document:

The Burra Charter advocates a cautious approach to change: do as much as necessary to care for the place and to make it useable, but otherwise change it as little as possible so that its cultural significance is retained.

This is heritage management at its simplest. Understanding this very basic point makes it much easier to assess the variety of development applications against individual places and each unique statement of significance. It also makes it easier to understand the provisions in the planning scheme, many of which refer explicitly to the Charter.

4.5.2 Adaptive Reuse

One of the key issues that faces planners is the adaptive reuse of a heritage place. In other words, a developer wants to use the place for a different purpose than it was originally used for and this will entail changes. In most cases, adaptive use can be supported, and this outcome is emphasised in the Purpose to the Heritage and Neighbourhood Character Overlay Code.

In practical terms, adaptive reuse should be assessed like any other proposal:

- ‘do as much as necessary to care for the place and to make it useable’: To achieve this, adaptive use may be a positive outcome. Take, for example, the Nikenbah Good Shed. It stood empty for many years and a proposal was received by Council to convert it into a café. A building that may have otherwise become derelict through lack of use and care is now maintained and appreciated

by the public, contributing to a better understanding of the history of Nikenbah and the Coast's rail history. The change of use from a storage shed to a café has made it usable and it will now be cared for.

- 'but otherwise change it as little as possible so that its cultural significance is retained': Once someone has a good idea, it is important to ensure that the development doesn't destroy the significance of the place. The principle of only doing 'as little as possible' is an effective way to limit unnecessary impact from the development. Accept that some impact will occur, but ensure it is limited to only what is necessary to achieve the outcome expressed in the development proposal. In the case of the Good Shed, the basic form, location and appearance of the Shed has been retained. People can still appreciate its role in the history of the local area's railway.

Further assistance can be gained from the Department of Environment's *Using the Criteria and Guideline: Heritage Development*. These guidelines are primarily focused on Queensland heritage-listed places, but the principles remain virtually identical for local heritage places.

4.5.3 No Prudent or Feasible Alternative

The phrase 'no prudent or feasible alternative' is central to the heritage and character overlay, but it is typically misunderstood. In exceptional circumstances, it may be necessary to demolish the whole or a substantial part of a local heritage place. Because of the extraordinary nature of such a proposal, the level of justification should be very high.

The Department of Environment and Heritage Protection has released a Guide to assist assessment of no prudent or feasible alternative. Each proposal will differ and court cases that rely on the test may reach different results, so it is important in every instance to refer to the Guide for assistance if an applicant wishes to demolish a place on this basis.

Regarding the structural condition of a building, it has generally been the case that work required to bring the building up to current Building Code standards is not considered when determining there is no prudent or feasible alternative; only work required to make the building watertight and structurally safe is relevant.

4.6 Conclusion

A place is on the local heritage register because it has been assessed as significant. Therefore, Council has a responsibility to manage that significance via the planning scheme, so that it is not lost. Always remember: what makes the place significant should be retained.

4.7 Further Reading

- *Australia ICOMOS Burra Charter, 2013*: <http://australia.icomos.org/wp-content/uploads/The-Burra-Charter-2013-Adopted-31.10.2013.pdf>
- *Guideline: Assessing Cultural Heritage Significance: Using the Cultural Heritage Criteria*: <http://www.qldheritage.org.au/assets/files/pdf/using-the-criteria.pdf>
- *Guideline: Developing Heritage Places: Using the Development Criteria*: <http://www.ehp.qld.gov.au/assets/documents/land/heritage/gl-heritage-development.pdf>
- *Guideline: No Prudent or Feasible Alternative*: <http://www.ehp.qld.gov.au/assets/documents/land/heritage/gl-feasible-alternative.pdf>

5 The Heritage Register - Citations

5.1 Entering and Removing Places from the Heritage Register

The policy for entering and removing places from the heritage register should be straight.

In the case of removing a place from the heritage register, information must be presented that conclusively demonstrates the place is not (or, is no longer) significant. The information must therefore address the statement of significance to achieve this outcome.

In the case of adding places, there are typically two ways in which places are recommended for entry in the heritage register:

- Individual nominations from Councillors or the public.
- Recommendations from consultants resulting from a heritage study or review of the heritage register.

Council receives nominations that include all the required information, and other times receives very little information e.g. a name and photo only. The policy should be amended to ensure a nomination includes:

- Information addressing all elements of the existing place card, including a statement of significance addressing the A-H criteria.
- A statement addressing the potential for impact of adjoining development, and whether adjoining properties should or should not be excluded from the development adjoining provision in the planning scheme.

In the case of individual nominations, Council does not have the resources to undertake additional research or otherwise assess the suitability of individual nominations. Thus, in the first instance, the nomination must provide all the information that is included in the current place cards e.g. name, address, history, description, references, map location with boundary, current photographs and a statement of significance using the criteria. Council staff can ensure that the nomination appears 'well made' - in that it appears to contain enough information and that the information seems reasonable - before requesting an external review by an experience heritage consultant. The consultant will be in a better position to determine if the nomination meets the requisite best-practice thresholds.

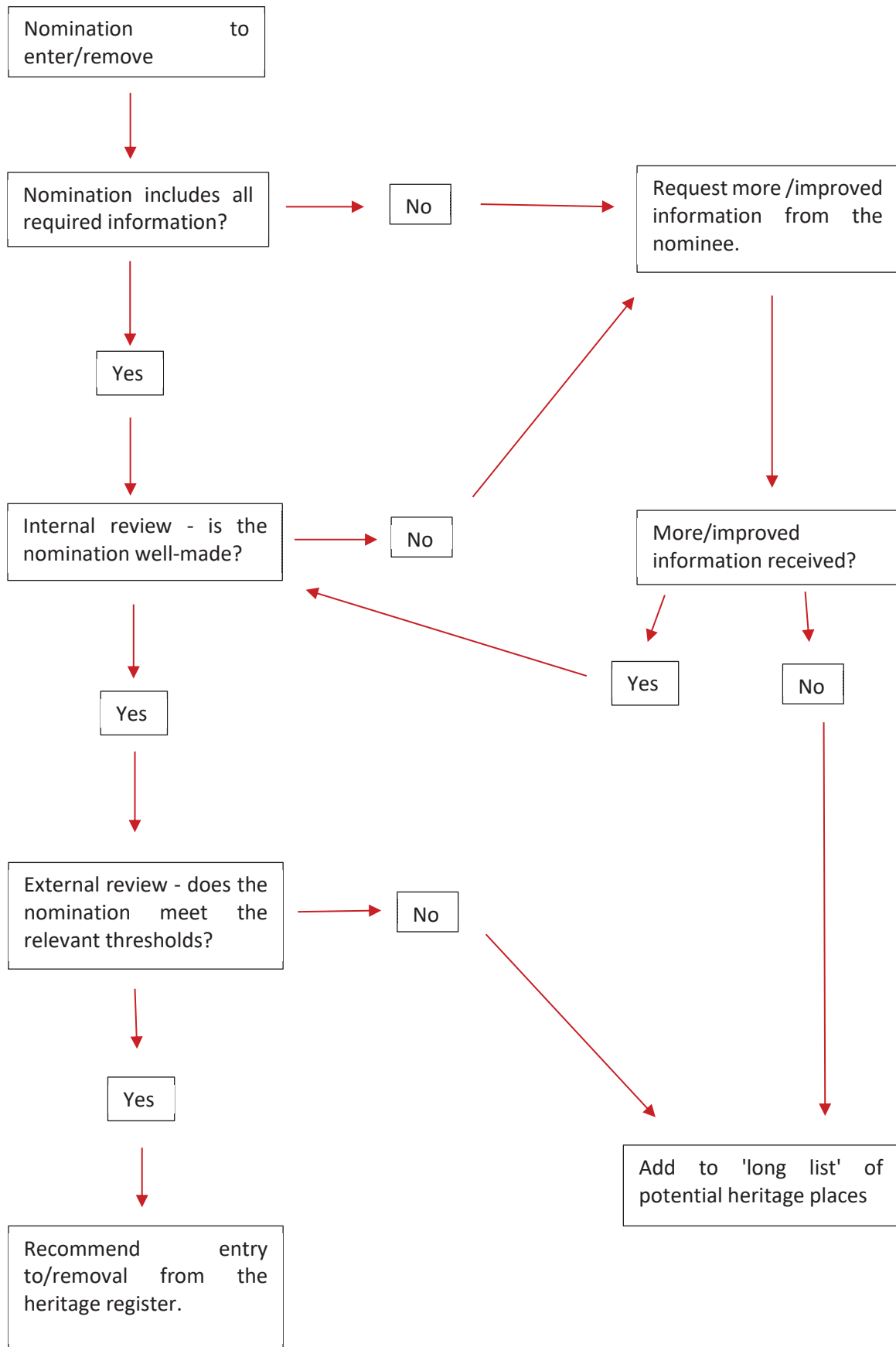
5.2 Nominations to enter and remove - a structured approach

The following flow chart sets out a recommended approach to nominations to enter and remove places from the heritage register.

The review of nominations to enter a place can occur as they are received or at a regular period e.g. once a year. Depending on the rate of nominations, it may be prudent to review them as they are received, so as not to cause problems if the nominated period for review is missed.

In the case of nominations to remove a place from the heritage register, such nominations should be reviewed as they are received.

Nominations that are incomplete or do not proceed to entry to the register can be kept in a 'long list', a document that captures all potential places of local heritage significance. Even places that do not meet the threshold now may be treated differently in the future and the long list is the best means to store the accumulated knowledge of potential heritage places. The long list can form the basis of a periodic review of the heritage register (say every five years or so) independent of individual nominations.



6 Recommendations

The following recommendations are general in nature and in addition to specific recommendations included in the previous chapters.

6.1 Using the 'additional information' cards

- The 'additional information' cards included in this report have been prepared primarily to assist Council planners. They are intended to supplement the information in the respective place cards and assist generally in the event of development applications. Information in the cards does not constitute specific planning advice for development affecting individual heritage places.
- The place cards are the formal documents adopted by Council. If there is a discrepancy between the place card and the additional information cards, defer to the place card.
- The cards should not be made publicly available and they should not be attached to the respective place cards. They may, however, be used as part of pre-lodgement discussions with an applicant where relevant.

6.2 Offsets and Incentives

- Council should consider a comprehensive incentive scheme to encourage conservation of heritage places. A report investigating suitable schemes should be prepared to support the recommendations.
- As part of the incentive scheme investigation, a comprehensive analysis of potential development offsets should be investigated and adopted by Council (either informally or formally) to further encourage positive conservation outcomes for Fraser Coast's heritage places.

6.3 Reviews and Updates

- Council should adopt a policy for reviewing individual nominations to enter and remove places from the local heritage register. Ideally, reviews should occur as they are received, unless there is a large volume in a short period, in which case they may be reviewed periodically as a package.
- Council should also maintain a 'long list' of places. The list should be in a format such as a spreadsheet that enables sorting. The list can include all places of potential heritage significance that are brought to the attention of Council, whether the places proceed to nomination to the local heritage register or not.
- Council should consider a review and update of the local heritage register. The process should include consideration of additional places of local heritage and recommendations to adopt places that meet the requisite thresholds for local heritage significance.
- To support the update and review, a thematic study of Hervey Bay should be prepared to assist with a more detailed analysis of potential heritage places in the Bay, as this part of the Fraser Coast is under-represented in the existing heritage register.
- As part of the review and update of the local heritage register, or as a separate project, Council should also undertake a character study of Hervey Bay to supplement the studies undertaken for Maryborough and Howard.
- Council should also undertake a detailed analysis of the mapping of local heritage places and prepare a list of places and/or circumstances where the development adjoining provision in the planning scheme should not be triggered and the relevant changes made to the planning scheme or otherwise required by Council.
- Council should undertake a review of recent changes to the Queensland Heritage Act 1992 and their applicability to local heritage places in the Fraser Coast, including:
 - Exemption Certificates.

- Heritage Agreements.
- Repair and Maintenance Notices.

6.4 Places

- Council should consider adopting a revised place card format that simplifies place cards by removing redundant fields such as components, themes etc.
- Converge recommends that Council retain Queensland heritage places in the planning scheme, even if it does not possess the statutory authority to assess the heritage component of development. Retaining the places will ensure the list is broadly representative of the Fraser Coast's heritage.
- Council should also continue to monitor its role with respect to development affecting Queensland heritage listed places. There is a risk that components of Queensland heritage places may not be considered significant by the State, but are nonetheless significant on a local level. Ideally, Council should, if the opportunity arises, exercise a role in the assessment of impact from development to Queensland heritage listed places in the Fraser Coast.

Appendix 1 - Applicable Heritage Legislation Extracts

2017

Fraser Coast Heritage Review

APPLICABLE LEGISLATION



1. QHA section 68

Queensland Heritage Act 1992
Part 6 Development in Queensland heritage places and local heritage places
[s 68]

Part 6 Development in Queensland heritage places and local heritage places

Division 1 Assessing development applications

68 Assessing development applications under the Planning Act—State heritage places other than archaeological State heritage places

(1) If, under the Planning Act, the chief executive is the assessment manager or a referral agency for a development application for development on a State heritage place, the chief executive must assess the application against the object of this Act.

(2) If the chief executive is satisfied the effect of approving the development would be to destroy or substantially reduce the cultural heritage significance of a State heritage place, the chief executive must, unless satisfied there is no prudent and feasible alternative to carrying out the development—

 (a) if the chief executive is the assessment manager for the application—refuse the application; or

 (b) if the chief executive is a concurrence agency for the application—tell the assessment manager to refuse the application.

(3) In considering whether there is no prudent and feasible alternative to carrying out the development, the chief executive must have regard to—

 (a) safety, health and economic considerations; and

 (b) any other matters the chief executive considers relevant.

(4) In this section—

State heritage place does not include an archaeological State heritage place.

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2. QHA section 112

Queensland Heritage Act 1992
Part 11 Provisions about places of cultural heritage significance in local government areas
[s 112]

- (5) The Planning Act, chapter 7, part 1, division 13, with any changes the court considers appropriate, applies to the appeal.

Division 4 Miscellaneous

Part 11 Provisions about places of cultural heritage significance in local government areas

Division 1 Identifying places of local cultural heritage significance

112 Local government to identify places in planning scheme or local heritage register

- (1) A local government must identify places in its local government area that are of cultural heritage significance for the area—
- (a) in its planning scheme; or
 - (b) in a register (a *local heritage register*) kept by the local government.
- (2) Subsection (1)(a) applies despite the Planning Act, section 88(1)(a).

Division 1A Chief executive's recommendation about a place

112A Chief executive may recommend place becomes a local heritage place

- (1) This section applies if the chief executive is satisfied a place is of cultural heritage significance for a local government area.

3. QHA sections 121, 122, 123, 124

Queensland Heritage Act 1992
Part 11 Provisions about places of cultural heritage significance in local government areas

[s 119]

119 Local government resolution to enter place in, or remove place from, local heritage register

(1) A local government may, by resolution, decide to enter a place in its local heritage register if—

- (a) the place is in the local government’s area; and
- (b) the local government is satisfied it is a place of cultural heritage significance for its area.

(2) A local government may, by resolution, decide to remove a place from its local heritage register if the local government is satisfied the place is no longer a place of cultural heritage significance for its area.

(3) A decision under subsection (1) or (2) must be made by the local government within 80 business days after the notice under section 117 is published for the place.

120 Notice of decision

If a local government decides to enter a place in, or remove a place from, its local heritage register, the local government must, within 10 business days after making the decision, give notice of the decision and the reasons for it to—

- (a) the owner of the place; and
- (b) any other person or entity, if the person or entity gave the local government a submission under section 117 about the proposal to enter or remove the place.

Division 4 Code for IDAS for local heritage places on local heritage registers

121 Code for IDAS

(1) A regulation may prescribe a code for IDAS for development on a local heritage place on a local heritage register.

(2) In this section—

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Queensland Heritage Act 1992
Part 11 Provisions about places of cultural heritage significance in local government areas
[s 122]

IDAS means the system detailed in the Planning Act, chapter 6, for integrating State and local government assessment and approval processes for development.

Division 5 Other matters

122 Changing entries in register

- (1) A local government may change an entry for a place in its local heritage register if the change—
 - (a) is the addition of an informative note to the entry; or
 - (b) corrects, updates or otherwise varies the information that identifies the location and boundaries of the place; or
 - (c) is another change to correct an error, or update information, in the entry.
- (2) However, the local government must not, without the written agreement of the owner of a place—
 - (a) change information that identifies a boundary for the place under subsection (1)(b), unless the change is a minor change; or
 - (b) change a statement mentioned in section 114(b) for the place under subsection (1)(c), unless the change is a minor change.
- (3) In this section—

minor change means a change that is only to correct a minor error or make another change that is not a change of substance.

123 Local heritage register may be adopted in planning scheme

- (1) A local government's planning scheme may, under the *Statutory Instruments Act 1992*, section 23, apply, adopt or incorporate its local heritage register.



Queensland Heritage Act 1992
Part 12 Enforcement

[s 124]

- (2) This section applies despite the Planning Act, section 85.

124 Provision about entitlement to claim compensation

- (1) This section applies if a place is entered in a local government's local heritage register under division 3.
- (2) For the purposes of the Planning Act, chapter 9, part 3, the entry of the place in the local heritage register is taken to be a change to the local government's planning scheme.
- (3) An owner of the place at the time the change mentioned in subsection (2) happens is entitled to claim compensation under the Planning Act, section 704, in relation to the change.
- (4) For claiming compensation—
 - (a) the change mentioned in subsection (2) has effect as if the local government's planning scheme were amended to the extent of the change; and
 - (b) the local government's planning scheme that was in effect before the amendment mentioned in paragraph (a) happens is taken to be a superseded planning scheme under the Planning Act; and
 - (c) the Planning Act, chapter 9, part 3, applies in relation to the claim with any necessary changes.
- (5) However, an owner is not entitled to claim compensation under the Planning Act, section 704 in relation to the change more than once.

Part 12 Enforcement

Division 1 Authorised persons

125 Appointment and qualifications

- (1) The chief executive may, by instrument in writing, appoint a public service officer or employee as an authorised person.

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4. QH Regulation 2015 section 7 Code for IDAS—Act, s 121

Queensland Heritage Regulation 2015
Part 3 Miscellaneous

[s 7]

- (i) the name and address of the person;
 - (ii) a statement, based on historical research, explaining why the place is of cultural heritage significance;
 - (iii) a statement explaining why the person considers the area should be declared to be a protected area and not entered in the register as a State heritage place;
 - (iv) a history of the place based on historical research;
 - (v) a description of the features of the place that contribute to its cultural heritage significance, supported by photographs, drawings or other documents showing the features; and
- (b) be accompanied by copies of the material used for the historical research supporting the statement mentioned in paragraph (a)(ii) and the history mentioned in paragraph (a)(iv), including, for example, photographs, maps, plans and historical land title information; and
 - (c) adequately identify the area by reference to survey information or a plan; and
 - (d) be accompanied by a plan showing the relationship between the place's cadastral boundary, the location of the features mentioned in paragraph (a)(v) and the proposed boundary for the area.

Part 3 Miscellaneous

7 Code for IDAS—Act, s 121

- (1) This section prescribes, under section 121 of the Act, a code for IDAS for development on a local heritage place on a local heritage register.
- (2) The code is in schedule 2.

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5. QH Regulation 2015 Schedule 2 Code for IDAS

Queensland Heritage Regulation 2015

Schedule 2

Schedule 2 Code for IDAS

section 7

Part 1 Preliminary

1 Application of code

This code applies to all development on a local heritage place identified as a place of cultural heritage significance on a local government's local heritage register, unless—

- (a) the place is also a State heritage place; or
- (b) an exemption certificate issued by the local government applies to the place; or
- (c) the local government's planning scheme applies, adopts or incorporates the local heritage register under section 123 of the Act.

2 Purpose of code

- (1) The purpose of this code is to provide for the conservation of local heritage places by—
 - (a) preventing the demolition or removal of local heritage places, unless there is no prudent and feasible alternative to the demolition or removal; and
 - (b) maintaining or encouraging, as far as practicable, the appropriate use of local heritage places; and
 - (c) protecting, as far as practicable, the materials and setting of local heritage places; and
 - (d) ensuring, as far as practicable, development on local heritage places is compatible with the cultural heritage significance of the places.
- (2) In considering whether there is no prudent and feasible alternative to the demolition or removal of a local heritage

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Current as at 1 July 2016

Authorised by the Parliamentary Counsel



Queensland Heritage Regulation 2015

Schedule 2

place, the assessment manager under the Planning Act for the development must have regard to—

- (a) safety, health and economic considerations; and
- (b) any other matters the assessment manager considers relevant.

3 Compliance with code

- (1) This code is complied with for development on a local heritage place if each specific outcome stated in column 1 of the table in part 2, and applying to the development, is achieved.
- (2) A specific outcome mentioned in the table, column 1, item S.3, S.4, S.5 or S.6 of the table is achieved if the probable solution stated in column 2 of the table for achieving the specific outcome is complied with.

Part 2 Specific outcomes and probable solutions

Table

Column 1	Column 2
Specific outcome	Probable solution
Material change of use of premises	
S.1 The material change of use is compatible with the conservation and management of the cultural heritage significance of the local heritage place.	
Reconfiguring a lot	

Current as at 1 July 2016

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Authorised by the Parliamentary Counsel



Queensland Heritage Regulation 2015

Schedule 2

Column 1	Column 2
Specific outcome	Probable solution
<p>S.2 Reconfiguration does not—</p> <ul style="list-style-type: none"> (a) reduce public access to the place; or (b) obscure or destroy any pattern of historic subdivisions, the landscape settings or the scale and consistency of urban precincts relating to the place. 	
<p>Carrying out building work or operational work</p>	
<p>S.3 Development conserves the features and values of the local heritage place that contribute to its cultural heritage significance.</p>	<p>P.3 Development—</p> <ul style="list-style-type: none"> (a) does not alter, remove or conceal significant features of the place; or (b) is minor, and is necessary to maintain a significant use for the place.
<p>S.4 Changes to the local heritage place are appropriately managed and documented.</p>	<p>P.4 Development is compatible with a conservation management plan prepared in accordance with the The Burra Charter (The Australia ICOMOS Charter for Places of Cultural Significance, 2013).</p> <p>An archival quality photographic record is made of the features of the place that are destroyed because of the development.</p>



Queensland Heritage Regulation 2015

Schedule 2

Column 1	Column 2
Specific outcome	Probable solution
S.5 Development does not adversely affect the character, setting or appearance of the local heritage place.	P.5 The scale, location and design of the development is compatible with the character, setting and appearance of the local heritage place. The development is unobtrusive and can not readily be seen from surrounding streets or other public places.
S.6 Excavation or other earthworks do not have a detrimental impact on archaeological sites.	P.6 The impact of excavation is minor and limited to parts of the local heritage place that have been disturbed by previous excavation. An archaeological investigation is carried out for development involving a high level of surface or subsurface disturbance.

6. Planning Regulation 2017 (draft 21 Nov 2016) – Part 3 Local categorising instruments

Consultation draft 21 November 2016

Planning Regulation 2017
Part 3 Local categorising instruments

[s 15]

the document called 'Statutory guideline XXXX', dated XXXX, and published on the department's website.

Note: The title and date of the guideline will be inserted once made.

15 Designation process rules—Act, s 37

For section 37(8) of the Act, definition *designation process rules*, the designation process rules are contained in the document called 'XXXX', dated XXXX and published on the department's website.

Note: The title and date of the rules will be inserted once made.

Part 3 Local categorising instruments

16 Development local categorising instrument is prohibited from stating is assessable development—Act, s 43

For section 43(5)(b) of the Act, a local categorising instrument is prohibited from stating that development stated in schedule 6 is assessable development.

17 Assessment benchmarks that local categorising instruments may not be inconsistent with—Act, s 43

For section 43(5)(c) of the Act, a local categorising instrument may not, in its effect, be inconsistent with the effect of the following assessment benchmarks—

- (a) the assessment benchmarks for development in a koala habitat area under schedule 13;
- (b) the building assessment provisions stated in the Building Act, section 30(a) to (d), (f) or (g);
- (c) the Coastal Regulation, schedule 4A;

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7. Planning Regulation 2017 (draft 21 Nov 2016) – Part 4 Development assessment

Consultation draft 21 November 2016

Planning Regulation 2017
Part 4 Development assessment

[s 18]

- (d) the Environmental Protection Regulation, section 19B(2);
- (e) the *Prostitution Regulation 2014*, schedule 3;
- (f) the *Queensland Heritage Regulation 2015*, schedule 2.

Part 4 Development assessment

Division 1 Categories of development

18 Accepted development—Act, s 44

For section 44(5) of the Act, development stated in schedule 7 [Accepted development] is accepted development.

19 Prohibited development—Act, s 44

For section 44(5) of the Act, development is prohibited development if it is stated in schedule 10 [Development assessment] to be prohibited development.

20 Assessable development—Act, ss 44 and 45

- (1) For section 44(5) of the Act, development is assessable development if it—
 - (a) is stated in schedule 9 [Building work under Building Act] or 10 [Development assessment] to be assessable development; and
 - (b) is not prohibited development under section 19.
- (2) For section 45(2) of the Act, schedules 9 [Building work under Building Act] and 10 [Development assessment] state the category of assessment required for assessable development stated in the schedules.

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Division 2 Assessment manager

21 Assessment manager for development applications—Act, s 48

For section 48(2) of the Act, schedule 8 [Assessment manager for development applications], column 2 prescribes the assessment manager for the development application stated in column 1 of the schedule.

Division 3 Referral agency's assessment

22 Referral agency's assessment—Act, ss 54, 55 and 56

- (1) Schedules 9 [Building work under Building Act] and 10 [Development assessment] prescribe—
 - (a) for section 54(2)(a) of the Act, the referral agency for particular development applications stated in the schedules; and
 - (b) for section 55(2) of the Act, the matters the referral agency—
 - (i) may or must assess the development application against; and
 - (ii) may or must assess the development application having regard to.
- (2) For section 55(2)(a) of the Act, a referral agency for a development application must also assess the application against the following matters, unless the referral agency is the chief executive—
 - (a) the laws administered by the referral agency;
 - (b) the policies that are reasonably identifiable as policies applied by the referral agency.
- (3) For section 55(2)(b) of the Act, a referral agency for a development application must also assess the application having regard to—

8. Planning Regulation 2017 (draft 21 Nov 2016) Schedule 8 Assessment manager for development applications

Consultation draft 21 November 2016

Planning Regulation 2017

Schedule 8

Table 4	
Column 1 Development application type	Column 2 Assessment manager
1 If tables 1 to 3 do not apply and the development application is for— <ul style="list-style-type: none"> (a) a material change of use for an environmentally relevant activity; and (b) no other assessable development 	for an environmentally relevant activity that is devolved to a local government under the Environmental Protection Regulation—the local government for all other environmentally relevant activities stated in column 1—the chief executive
Development on a local heritage place or for a levee	
2 If tables 1 to 3 do not apply and the development application is for 1 or more of the following completely in a single local government area and no other assessable development— <ul style="list-style-type: none"> (a) development on a local heritage place; (b) operational work that is— <ul style="list-style-type: none"> (i) construction of a new category 2 levee or a new category 3 levee; or (ii) modification of an existing levee if, after the modification, the levee will fulfil the requirements for a category 2 levee or category 3 levee 	Local government

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Table 4	
Column 1 Development application type	Column 2 Assessment manager
Other particular prescribed assessable development	
<p>3 If tables 1 to 3 do not apply and the development application is for 1 or more of the following and no other assessable development—</p> <ul style="list-style-type: none"> (a) a material change of use for aquaculture; (b) operational work that is the clearing of native vegetation; (c) operational work completely or partly in a declared fish habitat area; (d) a material change of use for a hazardous chemical facility; (e) operational work that is the removal, destruction or damage of a marine plant; (f) operational work that is the construction of a referable dam, or relates to a dam, if, because of the work— <ul style="list-style-type: none"> (i) the dam must be failure impact assessed; and (ii) the accepted failure impact assessment for the dam has a category 1 or category 2 failure impact rating; (g) assessable development on a Queensland heritage place; (h) development for removing quarry material from a watercourse or lake; (i) operational work that involves taking or interfering with water under the Water Act; (j) operational work that is— <ul style="list-style-type: none"> (i) tidal works not in the tidal area of a port authority's strategic port land or a non-port local government area; or (ii) work carried out completely or partly within a coastal management district; (k) operational work that is constructing or raising waterway barrier works; (l) operational work that is high impact earthworks in a wetland protection area 	The chief executive



**9. Planning Regulation 2017 (draft 21 Nov 2016) Schedule 10
Development assessment Part 15 Local heritage place**

Consultation draft 21 November 2016

Planning Regulation 2017

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Table 1—Assessable development under s 14(b) or (d)	
Column 1	Column 2
7 Matters referral agency's assessment may have regard to	—
8 Fee for referral	\$12,095.00

Part 15 Local heritage place

Division 1 Assessable development

15 Assessable development—development on local heritage place [schedule 3, part 1, table 5, item 3]

Development on a local heritage place, other than a Queensland heritage place, is assessable development, unless—

- (a) the development is building work carried out by or for—
 - (i) the State; or
 - (ii) a public sector entity; or
- (b) the development is carried out by the State on designated premises; or
- (c) the development is stated in schedule 6 [Development local categorising instrument is prohibited...]; or
- (d) an exemption certificate under the Heritage Act has been given for the development by the chief executive officer of the local government for the local government area where the place is.

Notes—

- 1 For development on a local heritage place on airport land, also see the Airport Assets Act, section 54.
- 2 For development on a local heritage place on Brisbane core port land, also see the Transport Infrastructure Act, section 283ZV.

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3 For development that is assessable development on a Queensland heritage place, see part 19, division 1.

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Division 2 Assessment by assessment manager

Table 1—Assessable development under s 15	
Column 1	Column 2
1 Category of assessment	Impact assessment, if a local categorising instrument requires impact assessment Otherwise, code assessment
2 Assessment benchmarks	If the local government is the assessment manager— (a) for a local heritage place on a local government's local heritage register—the code in the <i>Queensland Heritage Regulation 2015</i> , schedule 2; or (b) for a local heritage place identified in a local government's planning scheme—the relevant provision of any planning scheme, temporary local planning instrument or preliminary approval
3 Matters code assessment must have regard to	—
4 Matters impact assessment must have regard to	—

Division 3 Referral agency's assessment

Table 1—Assessable development under s 15 that is building work	
Column 1	Column 2
1 Development application requiring referral	Development application for building work that is assessable development under section 15, if the local government is not the assessment manager
2 Referral agency	The local government [schedule 7, table 1, item 13]
3 Limitations on referral agency's powers	—

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Table 1—Assessable development under s 15 that is building work

Column 1	Column 2
4 Matters referral agency's assessment must be against	(a) for a local heritage place on a local government's local heritage register—the code in the <i>Queensland Heritage Regulation 2015</i> , schedule 2; or (b) for a local heritage place identified in a local government's planning scheme—the relevant provision of any planning scheme, temporary local planning instrument or preliminary approval
5 Matters referral agency's assessment must have regard to	—
6 Matters referral agency's assessment may be against	—
7 Matters referral agency's assessment may have regard to	—

Part 16 Marine plants

Division 1 Assessable development

16 Assessable development—operational work involving marine plants [schedule 3, part 1, table 4, item 8]

Operational work that is the removal, destruction or damage of a marine plant is assessable development, unless the work is—

- (a) accepted development under schedule 7 [Accepted development]; or
- (b) operational work for reconfiguring a lot that is assessable development under schedule 3, part 1, table 3, item 1, or for a material change of use that is assessable development, if—

**10.Planning Regulation 2017 (draft 21 Nov 2016) Schedule 10
Development assessment Part 19 and 19A State heritage place**

Consultation draft 21 November 2016

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(ii) a State development area.

Division 2 Assessment by assessment manager

Table 1—Assessable development under s 18	
Column 1	Column 2
1 Category of assessment	Impact assessment, if the port overlay requires impact assessment Otherwise, code assessment
2 Assessment benchmarks	Matters stated in the port overlay for the master planned area to be assessment benchmarks for the development
3 Matters code assessment must have regard to	Matters stated in the port overlay for the master planned area to be matters the assessment manager must have regard to in assessing the development
4 Matters impact assessment must have regard to	Matters stated in the port overlay for the master planned area to be matters the assessment manager must have regard to in assessing the development

Part 19 Queensland heritage place

Division 1 Assessable development

19 Assessable development—development on Queensland heritage place [schedule 3, part 1, table 5, item 2]

Development on a Queensland heritage place is assessable development, unless—

- (a) an exemption certificate under the Heritage Act has been given for the development by the chief executive of the department in which that Act is administered; or

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- (b) the development is, under section 78 of that Act, liturgical development; or
- (c) the development is carried out by the State; or
- (d) the development is PDA-related development.

19A Assessable development—material change of use adjoining a Queensland heritage place

Making a material change of use of premises, other than an excluded material change of use, on a lot that shares a common boundary with a lot that is or contains a Queensland heritage place is assessable development.



Division 2 Assessment by assessment manager

Table 1—Assessable development under s 19

Column 1	Column 2
1 Category of assessment	Code assessment, if the chief executive is the assessment manager
2 Assessment benchmarks	If the chief executive is the assessment manager—the relevant provisions of the State development assessment provisions
3 Matters code assessment must have regard to	If section 277 of the Act applies—the matters stated in section 277(2)(b) and (3) of the Act
4 Matters impact assessment must have regard to	—
5 Fee for development application if chief executive is assessment manager—	
(a) if the development is a material change of use of premises that would result in the premises consisting of at least 1 dwelling but not more than 4 dwellings	Nil
(b) if the development is building work or operational work relating to premises consisting of at least 1 dwelling but not more than 4 dwellings	Nil
(c) otherwise	\$3024.00

Table 2—Assessable development under s 19A

Column 1	Column 2
1 Category of assessment	Code assessment
2 Assessment benchmarks	If the chief executive is the assessment manager—the relevant provisions of the State development assessment provisions



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Column 1	Column 2
3 Matters code assessment must have regard to	—
4 Matters impact assessment must have regard to	—
5 Fee for development application if chief executive is assessment manager—	
(a) if the development is a material change of use of premises that would result in the premises consisting of at least 1 dwelling but not more than 4 dwellings	Nil
(b) otherwise	\$1460.00



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Division 3 Referral agency's assessment

Table 1—Assessable development under s 19

Column 1	Column 2
1 Development application requiring referral	Development application for development that is assessable development under section 19, if the chief executive is not the assessment manager for the application
2 Referral agency	The chief executive [schedule 7, table 2, item 19] [schedule 7, table 1, item 12]
3 Limitations on referral agency's powers	—
4 Matters referral agency's assessment must be against	The relevant provisions of the State development assessment provisions
5 Matters referral agency's assessment must have regard to	If section 277 of the Act applies—the matters stated in section 277(2)(b) and (3) of the Act
6 Matters referral agency's assessment may be against	—
7 Matters referral agency's assessment may have regard to	—
8 Fee for referral	The fee that would be payable to the chief executive if the chief executive were the assessment manager

Table 2—Assessable development under s 19A

Column 1	Column 2
1 Development application requiring referral	Development application for development that is assessable development under section 19A, if the chief executive is not the assessment manager for the application
2 Referral agency	The chief executive

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Table 2—Assessable development under s 19A	
Column 1	Column 2
3 Limitations on referral agency's powers	—
4 Matters referral agency's assessment must be against	The relevant provisions of the State development assessment provisions
5 Matters referral agency's assessment must have regard to	—
6 Matters referral agency's assessment may be against	—
7 Matters referral agency's assessment may have regard to	—
8 Fee for referral	The fee that would be payable to the chief executive if the chief executive were the assessment manager

Part 20 Reconfiguring a lot under Land Title Act

Division 1 Assessable development

20 Assessable development—reconfiguring a lot under Land Title Act [schedule 3, part 1, table 3, item 1]

Reconfiguring a lot under the Land Title Act is assessable development, unless the reconfiguration—

- (a) is stated in schedule 6 [Development local categorising instrument is prohibited...], section 21(2) [Particular reconfigurations]; or
- (b) is of a lot that is, or includes, Brisbane core port land; or
- (c) is for reconfiguring a South Bank lot within the corporation area under the *South Bank Corporation Act 1989*; or

11. Planning Regulation Schedule 26 Definition (excluded material change of use)

Consultation draft 21 November 2016

Planning Regulation 2017

Schedule 26

- (ii) restoration of a similar type to, and to the extent of, the removed trees is ensured.

excluded area, for schedule 10, part 9, division 1, table 10, means the part of the local government area of the Brisbane City Council or the Gold Coast City Council that is under the threshold exemption areas layer of the department's development assessment mapping system.

Note—

The development assessment mapping system can be accessed on the department's website.

excluded material change of use—

- 1 **Excluded material change of use**, for schedule 10, part 3, division 2, subdivision 1, table 5, and schedule 10, part 9, division 1, table 5, means a material change of use of premises that —
 - (a) does not involve new or changed access between the premises and any of the following—
 - (i) a State transport corridor;
 - (ii) a road that intersects with a State-controlled road;
 - (iii) a road that intersects with a railway crossing as defined in the Transport Infrastructure Act, schedule 6; and
 - (b) is for—
 - (i) 1 or more of the following uses—
 - (A) a dwelling house;
 - (B) a secondary dwelling associated with a dwelling house on the premises;
 - (C) a domestic outbuilding associated with a dwelling house on the premises;
 - (D) a dwelling unit;
 - (E) a dual occupancy;
 - (F) caretaker's accommodation;
 - (G) a community residence; or

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- (ii) a use other than as a service station, fast food outlet or a use mentioned in subparagraph (i), and all of the following apply—
 - (A) the premises have a gross floor area of 100m² or less and the material change of use does not increase the gross floor area;
 - (B) the material change of use does not involve building work, other than building work that is wholly inside a building;
 - (C) if the material change of use involves constructing or extending a hardstanding area—the hardstanding area or extension is not more than 25m².
- 2 *Excluded material change of use*, for schedule 10, part 19, section 19A, means a material change of use of premises that involves—
- (a) a material change of use more than 75m from the boundary of a lot that is or contains a Queensland heritage place; or
 - (b) otherwise, 1 or more of the following types of building work—
 - (i) the building of a dwelling house more than 25 m from the boundary of a lot that is or contains a Queensland heritage place;
 - (ii) the building of single storey buildings or structures;
 - (iii) the internal alteration of existing buildings or structures;
 - (iv) the external alteration of existing buildings or structures that is minor building work.
- exempt clearing work*** means operational work that is the clearing of native vegetation on prescribed land, if the clearing is—
- (a) clearing, or for another activity or matter, stated in schedule 23, part 1 [Exempt clearing work]; or

12.State Planning Policy extract – Planning for the environment and heritage

Planning for the environment and heritage

Queensland is one of the most biologically diverse places on earth, and is home to a complex and diverse coastal environment, outstanding natural values and heritage of world, national, state and local significance.

Biodiversity, including the plants and animals and the ecosystems of which they are a part, is fundamental in achieving healthy and liveable communities. Clean air, fresh water and food, fertile soils, energy and wood are just some examples of the benefits the natural environment provides. Biodiversity conservation also provides protection from natural hazards such as flooding and supports advances in medicine.

The natural environment is essential for our existence and is inherently valuable in its own right. It also underpins many parts of our economy including tourism, mining and the agricultural sector.

Industry, particularly tourism, depends on maintaining world-class and accessible natural areas such as the

Great Barrier Reef, and conserving Australian icons such as the koala, cassowary and rainforest. Natural landscapes also offer sites for cultural activities, recreation and enjoyment.

Planning has a critical role to play in supporting the protection of our environment and heritage for current and future generations, while enhancing the sustainability and liveability of our state. Sustainable planning will balance the conservation of important environmental and cultural values (including Aboriginal and Torres Strait Islander cultural heritage) with economic growth, job creation and social wellbeing.

The state interests in environment and heritage

- Biodiversity
- Coastal environment
- Cultural heritage
- Water Quality

Biodiversity

Why is biodiversity of interest to the state?

Biodiversity (biological diversity) is the variability among living organisms from all sources (including terrestrial, aquatic, marine and other ecosystems and the ecological complexes of which they are part), at all levels of organisation, including genetic diversity, species diversity and ecosystem diversity⁵.

Queensland's biodiversity is unique and irreplaceable with a diverse range of ecosystems reflecting the state's complex physical environment—from the Great Barrier Reef to desert landscapes, Gondwana rainforests and important wetlands that are home to threatened animals such as the koala, cassowary and bullock jewel butterfly.

In Queensland the environment provides food, recreation, materials and energy. It contributes to the character and identity of the places we live, and to the social, environmental and economic wellbeing of our communities. Safeguarding biodiversity at the national, state and local level, and building ecological resilience is therefore essential now and for future generations.

Planning and development decisions can maintain and enhance biodiversity by protecting ecosystems, their ecological process and the ecosystem services on which we rely. For example, the conservation of wetlands contributes to community wellbeing and economic development by protecting the ecosystem services that wetlands provide including:

- filtering of pollutants
- regulation of climate and flooding
- coastal protection
- provision of habitat for flora and fauna
- support of fisheries, recreation and tourism opportunities.

It is also important to manage and protect areas that provide links between natural areas in regions where habitat fragmentation has occurred.

⁵ Source: Australia's Biodiversity Conservation Strategy 2010–2030.



Cultural heritage

Why is cultural heritage of interest to the state?

Queensland's heritage—world, national, state and local—is unique, diverse and irreplaceable.

Places recognised for their cultural heritage significance include historic buildings, memorials, structures, gardens, cemeteries, archaeological sites, streets, townscapes, culturally significant natural landscapes and places of Aboriginal or Torres Strait Islander cultural heritage. These places are important because of their embedded aesthetic, architectural, historical, scientific, social and spiritual values.

Cultural heritage, both indigenous and non-indigenous, underpins and enhances our community identity and provides a valuable insight and connection to the past. It provides us with historical understanding upon which to grow and develop our communities. Conserving heritage places can also deliver valuable economic benefits throughout

Queensland. By capitalising on the cultural heritage values of important historic and natural landmarks, we can generate local and regional tourism opportunities.

Planning plays a key role in ensuring that development affecting a place of cultural heritage significance supports its long-term conservation through preservation, restoration, reconstruction or adaptive re-use and renewal. Where practicable, development can also enhance our appreciation of cultural heritage values. Consultation with and involvement of traditional owners in planning processes is particularly important to empower the local community to identify and conserve indigenous cultural heritage.

The Burra Charter provides the guiding principles for the conservation of cultural heritage in Australia. Natural heritage is also of interest to the state and is considered part of the state interest for biodiversity.

State interest—cultural heritage

The cultural heritage significance of heritage places and heritage areas, including places of indigenous cultural heritage, is conserved for the benefit of the community and future generations.

Making or amending a planning scheme and designating land for community infrastructure

The planning scheme is to appropriately integrate the state interest by:

For all cultural heritage:

- (1) considering the location and cultural heritage significance of world heritage properties and national heritage places, and the requirements of the *Environment Protection and Biodiversity Conservation Act 1999*, and

For Indigenous cultural heritage:

- (2) considering and integrating matters of Aboriginal cultural heritage and Torres Strait Islander cultural heritage to support the requirements of the *Aboriginal Cultural Heritage Act 2003* and the *Torres Strait Islander Cultural Heritage Act 2003*, and

For non-Indigenous cultural heritage:

- (3) considering the location and cultural heritage significance of Queensland heritage places, and
- (4) identifying heritage places of local cultural heritage significance and heritage areas, and
- (5) facilitating the conservation and adaptive re-use of heritage places of local cultural heritage significance and heritage areas so that the cultural heritage significance of the place or area is retained, and
- (6) including requirements that development on or in heritage places of local cultural heritage significance or heritage areas:
 - (a) avoids, or otherwise minimises, detrimental impacts on the cultural heritage significance of the place or area, and
 - (b) does not compromise the cultural heritage significance of the place or area.

7. The *Aboriginal Cultural Heritage Act 2003* (ACHA) and *Torres Strait Islander Cultural Heritage Act 2003* (TSICHA) provide for the recognition, protection and conservation of Aboriginal and Torres Strait Islander cultural heritage and impose a duty of care in relation to the carrying out of activities. The requirements of the ACHA and TSICHA apply separately and in addition to the SPP.

13.State code 14: Queensland heritage (SDAP version 2 commencing 3 July 2017)

State code 14: Queensland heritage

14.1 Purpose statement

The purpose of this code is to regulate **development** on and **adjoining a state heritage place** to:

1. conserve **cultural heritage significance** for the benefit of the community and future generations
2. minimise or mitigate unavoidable impacts on **cultural heritage significance**
3. maintain or enhance the **setting** and streetscape **adjoining the state heritage place**, and views to and from the **state heritage place**, where these aspects form part of its **cultural heritage significance**.

In addition, if it is demonstrated that there is no prudent or feasible alternative to **development** on a **state heritage place** **destroying or substantially reducing** the place's **cultural heritage significance**, ensure that the place's significance is interpreted and incorporated as appropriate.

Note:

1. The **cultural heritage significance** of a **state heritage place** is described in the entry for the place in the **Queensland Heritage Register** available at www.qld.gov.au/environment/land/heritage/
2. Exemption certificates are available for **development** that has no more than a minimal detrimental impact on **cultural heritage significance**, and involve a separate assessment process which is administered by the Department of Environment and Heritage Protection. A general exemption certificate is also available for upfront approval of **development** that has no impact on **cultural heritage significance**. For information on exemption certificates or general exemption certificates, refer to www.qld.gov.au/environment/land/heritage/development/approvals/
3. Guidance for achieving the performance outcomes and acceptable outcomes for this state code is available in the State Development Assessment Provisions Guidance Material – State code 14: Queensland heritage, Department of Environment and Heritage Protection, 2017.

14.2 Performance outcomes and acceptable outcomes

Development on a **state heritage place** should demonstrate compliance with the relevant provisions of table 14.2.2. For further details of the specific performance outcomes to be addressed, please refer to table 14.2.1. A material change of use on land **adjoining a state heritage place** should demonstrate compliance with table 14.2.3.

Table 14.2.1: Applicable criteria for development on a state heritage place

Type of development on a state heritage place	Relevant provisions of code
All development on a state heritage place , other than development proposing to destroy or substantially reduce the cultural heritage significance of a state heritage place	Table 14.2.2 – PO1 – PO3
Development proposing to destroy or substantially reduce the cultural heritage significance of a state heritage place	Table 14.2.2 – PO4

Table 14.2.2: Development on a state heritage place

Performance outcomes	Acceptable outcomes
PO1 Development of a state heritage place: <ol style="list-style-type: none"> 1. does not have a detrimental impact on the cultural heritage significance of the state heritage place; or 2. where it is demonstrated that 1 is not reasonably achievable: <ol style="list-style-type: none"> a. minimises and mitigates unavoidable detrimental impacts on its cultural heritage significance b. provides opportunities for public appreciation of its cultural heritage significance c. where adaptive reuse is proposed, is compatible 	No acceptable outcome is prescribed.



Performance outcomes	Acceptable outcomes
<p>with its ongoing conservation management.</p> <p>PO2 Where open space, or the relationship between built and open spaces at a state heritage place is identified as forming part of its cultural heritage significance, development:</p> <ol style="list-style-type: none"> maintains or enhances the significance of the setting, including significant views, circulation, access, spatial patterns and layout maintains a lot size and layout which permits viable adaptive reuse or conservation of significant heritage buildings and open spaces. 	No acceptable outcome is prescribed.
<p>PO3 Development on a state heritage place with identified archaeological potential avoids or appropriately manages detrimental impacts on artefacts.</p>	No acceptable outcome is prescribed.
Development proposing to destroy or substantially reduce the cultural heritage significance of a state heritage place	
<p>PO4 Development destroying or substantially reducing the cultural heritage significance of a state heritage place must:</p> <ol style="list-style-type: none"> demonstrate that there is no prudent and feasible alternative to carrying out the development due to: <ol style="list-style-type: none"> an extraordinary economic cost to the state, all or part of a community, or an individual; or an extraordinary environmental or social disadvantage; or a risk to public health or safety; or another extraordinary or unique circumstance interpret and incorporate the place's history and significance into any development of the site. <p><small>Statutory note: In accordance with the <i>Planning Act 2016</i>, the State Assessment and Referral Agency (SARA) will seek advice from the Queensland Heritage Council (via the Department of Environment and Heritage Protection) on any application that will potentially destroy or substantially reduce the cultural heritage significance of a state heritage place.</small></p>	No acceptable outcome is prescribed.

Table 14.2.3: Material change of use on land adjoining a state heritage place

Performance outcomes	Acceptable outcomes
<p>PO5 Development on land adjoining a state heritage place:</p> <ol style="list-style-type: none"> is located, designed and scaled so that its form, bulk and proximity does not have a detrimental impact on the cultural heritage significance of the state heritage place; or where it is demonstrated that 1 is not reasonably achievable, the development minimises and mitigates unavoidable detrimental impacts on cultural heritage significance. 	No acceptable outcome is prescribed.

14.3 Reference documents

Australia ICOMOS 2013, [The Burra Charter: The Australia ICOMOS Charter for Places of Cultural Significance](#)

Department of Environment and Heritage Protection 2017, State Development Assessment Provisions Guidance Material – State code 14: Queensland heritage



14.4 Glossary of terms

Adjoining means premises that share a common boundary with a **state heritage place**, including premises that meet at a single point on a common boundary.

Artefact see the *Queensland Heritage Act 1992*.

Note: **Artefact** means an archaeological **artefact** or underwater cultural heritage **artefact**. The terms archaeological **artefact** and underwater cultural heritage **artefact** are defined in the *Queensland Heritage Act 1992*.

Conservation see The Burra Charter: The Australia ICOMOS Charter for Places of Cultural Significance, 2013.

Note: **Conservation** means all the processes of looking after a place so as to retain its **cultural heritage significance**.

Cultural heritage significance of a **state heritage place** is described in the entry for the place in the **Queensland Heritage Register** available at www.qld.gov.au/environment/land/heritage/.

Note: In describing the **cultural heritage significance** of a **state heritage place**, the entry for the place in the **Queensland Heritage Register** may address the aesthetic, architectural, historical, scientific, social, or other significance of a place or a feature of a place to the present generation or past or future generations. **Cultural heritage significance** is embodied in the place itself: its fabric, **setting**, use, associations, meanings, records, related places and related objects, as described in the entry for the place in the **Queensland Heritage Register**. This definition is based on the *Queensland Heritage Act 1992* and The Burra Charter: The Australia ICOMOS Charter for Places of Cultural Significance, 2013.

Destroy or substantially reduce see section 276A of the *Planning Act 2016*.

Note: **Destroy or substantially reduce** means to **destroy or substantially reduce** the **cultural heritage significance** of the **state heritage place**, including:

1. by demolishing all elements or features of the place that contribute to the place's **cultural heritage significance** described in the place's entry in the **Queensland Heritage Register**; and
2. by changing the place so that the place no longer satisfies any of the criteria for entry in the **Queensland Heritage Register**.

Development means development as defined by the *Planning Act 2016*, as well as all types of work and/or changes to built, archaeological, natural and landscape features on the site of a **state heritage place**. This includes, but is not limited to:

1. altering, repairing, maintaining or moving a built, natural, or landscape feature
2. excavating, filling or other disturbances to land that may damage, expose or move archaeological **artefacts**
3. altering, repairing or removing **artefacts** that contribute to the place's **cultural heritage significance**, including, for example, furniture or fittings; and
4. altering, repairing or removing building finishes that contribute to the place's **cultural heritage significance**, including, for example, paint, wallpaper or plaster.

Identified archaeological potential means that a place has been entered in the **Queensland Heritage Register** as it has potential to contain an archaeological **artefact** or other feature that is an important source of information about an aspect of Queensland's history. Places with identified archaeological potential satisfy criterion C of the cultural heritage criteria on which places are assessed for entry on the **Queensland Heritage Register**.

Queensland Heritage Register means the list of places that have state-level **cultural heritage significance** available at www.qld.gov.au/environment/land/heritage/.

Note: Places in the **Queensland Heritage Register** have been assessed as satisfying one or more of eight cultural heritage criteria and have been entered in accordance with the requirements of the *Queensland Heritage Act 1992*. All applicants are encouraged to obtain a certified copy of the entry for the relevant **state heritage place(s)** from the **Queensland Heritage Register** prior to making a **development** application. A certified copy of entry is an official and complete copy of a place's entry in the **Queensland Heritage Register**. To request a certified copy of entry submit an Application form: Request for a certified copy of entry available at www.qld.gov.au/environment/land/heritage/publications/ to the Department of Environment and Heritage Protection along with the required fee.

Setting see The Burra Charter: The Australia ICOMOS Charter for Places of Cultural Significance, 2013.

Note: **Setting** means the immediate and extended environment of a **state heritage place** that is part of or contributes to its **cultural heritage significance** and distinctive character. Urban form, setbacks, landmarks, spatial character and layout, landscape elements and historically significant views to or from the heritage place can contribute to the **cultural heritage significance** of a **setting**.

State heritage place see the *Queensland Heritage Act 1992*.

Note: **State heritage place** means a place entered in the **Queensland Heritage Register** as a **state heritage place** under part 4 of the *Queensland Heritage Act 1992*.

Appendix 2 - Additional Information for Heritage Citations

Place name: Popp's Pond Group of Fig Trees	Place ID: 002
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> The trees are beautiful and make a visual impact (Criterion E). The trees are associated with someone important – Popp (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> See recommendations. 	
Key Components	
<ul style="list-style-type: none"> Fig trees. 	
Type: Built <input type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> Road reserve/Open Space 	
Material Change of Use	
<ul style="list-style-type: none"> Material change of use not supported. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> Reconfiguration of lot not supported. 	
Building or Operational Work	
<ul style="list-style-type: none"> Building or operational work not supported. 	
Development Adjoining	
<ul style="list-style-type: none"> Development adjoining should not diminish the size and scale of the fig trees. The trees should remain the dominant visual feature in the vicinity. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> No. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Brooklyn House	Place ID: 005
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Reflects the growth of Howard because of coal mining (Criterion A). • A fine-looking house that reflects the wealth of its original owner, William Rankin. This is further reflected in the special access Rankin had to St Matthew's Church next door (Criterion D). • The house is a beautiful example of a colonial Queenslander-style house (Criterion E). • The house is associated with William Rankin, who was a significant figure in Howard's history, and his daughter, Annabel Rankin, who became an important Labor politician and first female senator in the Federal Parliament (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • N/A 	
Key Components	
<ul style="list-style-type: none"> • House. • Access to church and hall in adjacent block. • Fence, yard entrance and garden appear to be later, but still important for the overall context and setting. • Streetscape contribution. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Low Density Residential 	
Material Change of Use	
<ul style="list-style-type: none"> • Use as a residential house preferred outcome. • New use may include café/restaurant or similar subject to impact assessment of proposed development. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Reconfiguration of Lot at rear of property (frontage along Edith Street) potentially acceptable subject to review. • Reconfiguration should retain the William Street frontage of the property and Lot position relative to adjacent St Matthew's Church and Hall. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Any new building work should be at the rear of the house and bulk, size or scale should not impact the view of the house from William and Tambaroora streets and Diamantina Drive. • Advertising material (if subject to material change of use) should be kept to a minimum and not obscure existing fabric of the house or views to it. 	
Development Adjoining	
<ul style="list-style-type: none"> • Under the current status, development adjoining could only occur in property occupied by St Matthew's Church and Hall. • Any new development should not exceed in bulk, scale or size the existing church buildings (see Place ID 011) and Brooklyn House. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • No. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Pialba Railway Station	Place ID: 006
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • The extension of the railway from Maryborough to Hervey Bay was important to the development of the region (Criterion A). • It is the only surviving railway station in situ in Hervey Bay (Criterion B) – although it was moved a small distance. • It still more or less looks like the railway station building when it was built (Criterion D). 	
Additional Context	
<ul style="list-style-type: none"> • The area in front of the station was originally called Station Square and the war memorial was placed in the square when unveiled. Although the station building and memorial have been moved, their current configuration generally conforms with their historical position, albeit about 30m to the west. 	
Key Components	
<ul style="list-style-type: none"> • Station building. • Relationship to the Pialba War Memorial. • Any surviving relationship to the former rail corridor. • View to the building and Freedom Park from Main Street and along the former railway corridor (extending to the south). 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Pialba Principal Activity Centre Local Plan. 	
Material Change of Use	
<ul style="list-style-type: none"> • The building has not been used as a railway station building since the late 1990s. • It is currently used for community purposes. This should remain the case. • Other acceptable uses could include use as an information centre or historical rail museum. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work should be restricted on the building, as it may affect the overall design, which still reflects an early railway station building. • The view to the building from Main Street should be preserved, as well as the current Freedom Park and war memorial, which loosely retains the relationship (but not design) of the original Station Square. • Any new structures such as amenities etc. should be built separate to the building. • If new structures are required, they should not exceed the station building in size, scale or bulk, should be sympathetically designed and, further, not affect to the extent that it remains any historical relationship to the former railway corridor and complex. 	
Development Adjoining	
<ul style="list-style-type: none"> • Development adjoining should seek to preserve views to the station building and the former railway corridor and complex to the extent this still exists. This particularly includes views from the memorial hall and further south along the former rail corridor and from Alice Street/Torquay Road. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • No. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input checked="" type="checkbox"/>	

Place name: Dundowran Recreational Hall	Place ID: 008
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • A community hall demonstrates that Dundowran was settled and the population got to the point that a hall was necessary (Criterion A). • We might learn something about cane barracks from the hall, because that was what it was originally built for (Criterion C). • As a community hall, it is obviously important to the local community (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • N/A 	
Key Components	
<ul style="list-style-type: none"> • The core of the building (original barracks) is the gabled section. Internally, probably altered to accommodate community use e.g. dance floor, however some evidence of original barracks may be present. • Weatherboard cladding of former barracks probably original or early. Weatherboard cladding most appropriate cladding for entire building. • The skillion-roofed extension appears to have been added when the hall was purchased in the 1930s. • The covered porch entrance and access ramp appear to be relatively recent additions. These are nonetheless located at the rear of the hall, which is good. • It is likely that other elements such as windows etc. have been altered over time. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Sport and Recreation. • Ideal zoning. 	
Material Change of Use	
<ul style="list-style-type: none"> • Typically not supported. The hall should continue to be used for community purposes. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Ideally the Lot should not be reconfigured, as it is presumably the original (or part of) recreation reserve. The size of the Lot supports the use of the hall. 	
Building or Operational Work	
<ul style="list-style-type: none"> • New building work should be approached with caution. Ideally, do not add to or extend the hall any further, as extensions may continue to impact the original core of the building. Same applies to internal work where assessable. • Historical photographs should be sourced if available to guide planning. 	
Development Adjoining	
<ul style="list-style-type: none"> • This is not an issue given the size of the Lot and the location of the hall. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Federal Theatre	Place ID: 009
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • A theatre in Howard demonstrates the town grew to an extent that enabled construction of an entertainment venue, and the growth was because of coal mining. • To our knowledge, it is the only purpose-built theatre in the Fraser Coast outside of Hervey Bay and Maryborough. • The building is designed to be a theatre and it is possible to still see this. 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Long, elongated structure – represents typical theatre design i.e. space for seating terminating in screen/stage. • Projector room at front of building (c1930s). • Typical entrance, flanked by space to display movie posters. • Core building dates to c1900s, extensions and additions from 1930s. • Internal elements may reflect prior use as a theatre, including lobby, stage etc. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • District Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> • No longer used as a theatre. • Different uses could be explored if new uses conserve fabric, especially components that reflect its original function as a theatre. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Potential scope for reconfiguration, as the building only occupies approximately 1/3 of the Lot. 	
Building or Operational Work	
<ul style="list-style-type: none"> • New building work is not encouraged on the building. Due to extensions and additions over time (including the residential house), any further work will begin to substantially impact appreciation of the key components of the building. 	
Development Adjoining	
<ul style="list-style-type: none"> • Any adjoining development should not exceed the scale, size and bulk of the theatre. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Howard Court House	Place ID: 010
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> The court house and police context were required because Howard became a substantial town, due to the importance of coal (Criterion A). There are very few court and police complexes such as this in the region (Criterion B). Each of the buildings is highly intact and, combined, illustrates what such a complex looks like from the period in which it was constructed (Criterion D). 	
Additional Context	
<ul style="list-style-type: none"> The court house and lock up appear to have been built in 1884. The Lot constitutes whole or part of the original police paddock dating from the c1880s. 	
Key Components	
<ul style="list-style-type: none"> The three extant buildings: Court house, lock-up and residence. Description in place card provides adequate detail for specific components of each building – however, overall the buildings reflect colonial government architecture: timber frames, chamferboard or weatherboard cladding, tin roofs etc. The complex as a whole – the arrangement of the buildings (i.e. the lock-up relative to the court house) and the extent to which the Lot was also the police paddock, a common term for a police reserve in the 19th century. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> Community Facilities 2 – Government Purposes and Public Utilities. 	
Material Change of Use	
<ul style="list-style-type: none"> Understood to still be used for police purposes. This is the preferred use. A material change of use could be supported, if the new use and any work to the place associated with does not disturb the existing layout of the buildings or substantially impact the existing fabric. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> Ideally, reconfiguration should not occur as the Lot (with some exception) probably reflects the original police paddock. There is potential scope to reconfigure the Lot where it faces Thomas and Creek Streets, allowing the original complex to be kept intact. The site of the complex should not be reconfigured, especially because of the configuration of buildings within the complex. 	
Building or Operational Work	
<ul style="list-style-type: none"> Given the integrity of the buildings, new building work is not recommended. New buildings, if required, should be located away from the current building complex. Signs etc. should not attached to the buildings. 	
Development Adjoining	
<ul style="list-style-type: none"> Currently, little scope for development adjoining. If development is proposed, it should not exceed in bulk, scale or size the existing court and police buildings. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: St Matthews Church of England Church and Hall	Place ID: 011
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Reflects the growth of Howard because of coal mining (Criterion A). • The two buildings demonstrate late 19th and early 20th century timber church design (Criterion D). • Important because association with the local Anglican community and the Rankin Family (adjacent Brooklyn House, Place ID 005) (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Church buildings. • Simple, timber design. • Relationship to the adjacent Brooklyn House (Place ID 005). 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Community and Cultural Facilities. 	
Material Change of Use	
<ul style="list-style-type: none"> • Ideally the churches should remain in ecclesiastical use. • Alternative uses may include café/restaurant or similar, or residential housing – if buildings deconsecrated. • Any new use should retain the overall structure and siting of the two buildings and include only minimal internal work to enable new use. • Relationship to Brooklyn House should be retained. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Reconfiguration of the Lot is not encouraged. 	
Building or Operational Work	
<ul style="list-style-type: none"> • New building work is not encouraged. • Exceptions may include detached amenities block or similar. • Any new building work should be sympathetic in design, scale, size, bulk and material to the existing church buildings. • Advertising material should not be located on the church buildings. 	
Development Adjoining	
<ul style="list-style-type: none"> • As with building work, any development adjacent should be sympathetic in design, scale, size, bulk and material to the existing church buildings. The view of the churches from William Street and Diamantina Drive should not be impeded. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • No. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Howard Cemetery and Rankin Graves	Place ID: 012
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> The cemetery layout, headstones and other features of the cemetery will help us understand approaches to burials and mortality more generally in the past better, as well as the cultural and social composition of the Howard community from the 19th century (Criterion C). The cemetery, nonetheless, has certain characteristics that make it a regional cemetery, such as the bushland setting, a large amount of space within the cemetery and relatively simple infrastructure e.g. fences, entrance gates etc. (Criterion D). As a local cemetery, it is important to the people of Howard (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> N/A 	
Key Components	
<ul style="list-style-type: none"> Boundary fence, entrance gate/arch, grave sites, headstones/monuments, grid layout, shelter. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> Community and Facilities 6 - Cemetery 	
Material Change of Use	
<ul style="list-style-type: none"> N/A. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> The Lot should not be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> Building and operation work consistent with the continued use of a cemetery only. 	
Development Adjoining	
<ul style="list-style-type: none"> Buffer of native vegetation (preferably extant vegetation) should be retained to protect the amenity of the cemetery. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Historic Landfill Site	Place ID: 013
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> As an historic landfill site, the discarded material helps us understand material culture from the past (Criterion C). 	
Additional Context	
<ul style="list-style-type: none"> N/A. 	
Key Components	
<ul style="list-style-type: none"> Bush setting, artefact scatters, related infrastructure e.g. pits, possible foundation for an incinerator etc. 	
Type: Built <input type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> Community Facilities 2 – Government Purposes and Public Utilities 	
Material Change of Use	
<ul style="list-style-type: none"> Not recommended. Retain the site as an archaeological place. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> Not recommended, as the current Lot contains the former landfill site. Reconfiguration will affect the place's integrity and capacity to yield information. 	
Building or Operational Work	
<ul style="list-style-type: none"> Limited building work could be contemplated if required, although given the location of the Lot it is considered unlikely to be needed. Operational work e.g. excavation is likely to uncover more archaeological material and should be monitored and recorded by a qualified archaeologist. 	
Development Adjoining	
<ul style="list-style-type: none"> N/A. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Nikenbah School and Shelter Shed	Place ID: 014
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • The school and shelter shed provide evidence of the presence and relative size of settlement in Nikenbah in the early 20th century (Criterion A). • The designs of the school building and shelter shed demonstrate what these buildings looked like at the time they were built (Criterion D). • The school has a special association with the community, especially former students (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • N/A 	
Key Components	
<ul style="list-style-type: none"> • School building. • Shelter Shed. • Outdoor toilets. • Forestry plot. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Community Facilities 2 – Government Purposes and Public Utilities 	
Material Change of Use	
<ul style="list-style-type: none"> • Understood to be currently used for community purposes. This is ideal and should be continued. • Material change of use could be supported, provided the buildings, their configuration relative to each other and the overall context of the place is conserved. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The heritage boundary of the school is only a small part of the overall Lot. The Lot could be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> • New building work is not recommended within the heritage boundary. Signage should also be restricted, and not attached to the buildings. 	
Development Adjoining	
<ul style="list-style-type: none"> • Development adjoining the heritage boundary should aim to preserve views to the school from the Hervey Bay-Maryborough Road and Chapel/Aalborg roads. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Nikenbah Goods Shed	Place ID: 15
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • It illustrates the former railway and farming in Nikenbah (Criterion A). • The shed illustrates what a Goods Shed looks like from the period it was constructed (Criterion D). 	
Additional Context	
<ul style="list-style-type: none"> • The Goods Shed was on the railway line between Maryborough and Pialba. Nikenbah was predominantly an agricultural district. The shed probably dates to the late 19th or early 20th century. • The shed was originally part of a larger railway complex that included cranes, railway station building, and station master's cottage. • The adjacent building is also possibly a former co-operative association (co-op) building, which were commonly located near railway stations (as they held local produce to be loaded onto rail cars). It is unclear whether the shed was moved or is in its original location. 	
Key Components	
<ul style="list-style-type: none"> • The key components of the shed are: its overall shape, simple utilitarian timber construction (e.g. timber stumps, weather board external cladding and exposed internal timber framework), lack of adornment, curved iron clad roof and wide openings to facilitate easy entry and removal of goods from the building. • The shed was originally part of a larger complex which is reflected in the heritage boundary. The original railway corridor is still extant and therefore the shed connectivity with the corridor and the neighbouring former co-op shed. Other historic elements of the complex appear to have been removed (although there may still be archaeological evidence of their location and purpose). 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Special purpose. Surrounded by Rural on the southern side of Chapel Road, and Open Space in adjacent former railway corridor. 	
Material Change of Use	
<ul style="list-style-type: none"> • Alternative uses for the shed are acceptable. Current use as a café is ideal. • Any alternative use should preserve the principal characteristics of the shed and its connectivity to the neighbouring rail alignment. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The shed is in what appears to be the original railway complex site. Reconfiguration of the Lot should be treated cautiously, as it may impact the historical relationship of the Lot with the adjacent railway corridor, and the significance of the shed in illustrating that. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work should be treated very cautiously. The shed is a utilitarian structure and any building work to the shed may impact its principal characteristics. Preferably, any additions should be located on one side only, preferably at the rear (away from Chapel Road). • Consideration should be had for the previous use of the site as a rail complex incorporating the goods shed and the connectivity (visually and physically) to the neighbouring former co-op shed and railway alignment. • Advertising devices should be kept to a minimum and off the building itself . 	
Development Adjoining	
<ul style="list-style-type: none"> • Any adjoining development should not impact views of the shed from the road or railway corridor immediately adjacent. Development should also be sympathetic in design, scale, size, bulk and material to the Goods Shed. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • No 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Nikenbah Rifle Range	Place ID: 016
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Extant rifle ranges are not common in the Fraser Coast. The proximity of this range to urban development means that it is potentially endangered. 	
Additional Context	
<ul style="list-style-type: none"> • Rifle ranges were important in pre-World War II Australia, as they supported volunteer militias and/or rifle clubs, both of which developed in response to fears about war and invasion from the late 19th century. 	
Key Components	
<ul style="list-style-type: none"> • Bunker, firing mound, shell (bullets) scatter. • Spatial relationship of the bunker relative to the firing mound. 	
Type: Built <input type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Open Space 	
Material Change of Use	
<ul style="list-style-type: none"> • Retain as Open Space. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Not recommended, although given the size of the Lot could be considered. If contemplated, a revised heritage boundary may be required. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work should not impact the mound and bunker or the spatial relationship between the two points (i.e. the firing range). • Operational work may uncover archaeological material related to the use of the rifle range. Not considered especially significant. Brief recording would be sufficient if uncovered. 	
Development Adjoining	
<ul style="list-style-type: none"> • N/A. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Aalborg Danish Cemetery	Place ID: 017
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • The cemetery and former church site demonstrate the emergence and growth of the Danish settlement at Nikenbah (Criterion A). • The place can tell us more about the Danish settlement; headstones provide evidence of the cultural dimension of burial practices and there may be archaeological evidence of the church (Criterion C). • The cemetery looks like a regional cemetery – typically defined by a lot of space (as the reserve was usually larger than demand) and surrounded by bushland or native trees (Criterion D). • The cemetery has a special association with the descendants of the Danish settlers in Nikenbah (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • Nikenbah was predominantly an agricultural district. 	
Key Components	
<ul style="list-style-type: none"> • Grave sites, including headstones. • Memorial indicating history and location of former church. • Open space delineating extent of cemetery reserve. 	
Type: Built <input type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Community Facilities 2 – Government Purposes and Public Utilities. 	
Material Change of Use	
<ul style="list-style-type: none"> • Material Change of Use not recommended. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured, as it reflects the original/early cemetery reserve. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work is not recommended. Operational work should be avoided. If required, work should be monitored and recorded by a qualified archaeologist. 	
Development Adjoining	
<ul style="list-style-type: none"> • Development adjoining should be obscured by a buffer of native vegetation to protect the amenity of the cemetery. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Pialba Memorial Hall	Place ID: 018
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • It is important because it was originally the Burrum Shire Hall (Criterion A). • Elements of its design and fabric demonstrate its original use as a local Shire Hall (Criterion D). • Focus of ANZAC day and other remembrance events and used by the community for dances, movies etc. (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • The hall was moved to its current location in 1941 by the Pialba sub-branch of the RSSAILA (now RSL) to be used as a memorial hall. The land was purchased by the Burrum Shire Council from the Commissioner of Railways i.e. Queensland Government. It was used during Anzac Days and was extended by the RSSAILA. The area continues to be a focus for ANZAC day and other remembrance ceremonies and includes the Pialba War Memorial and former Pialba Railway Station, both listed on the local heritage register. 	
Key Components	
<ul style="list-style-type: none"> • The overall shape and fabric including the projecting front gable with decorative vent and stucco treatment, projecting wings with notable hexagonal roof treatment to the east and west of the front entrance weatherboard and chamferboard cladding, corrugated iron roof and interior open space, stage and timber flooring. • Possible remnants of use as Shire Hall and for movies (e.g. former projection room) and productions (e.g. stage and dressing room?) 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Pialba Principal Activity Centre Local Plan. 	
Material Change of Use	
<ul style="list-style-type: none"> • The hall should continue to be used for community purposes as is currently the case. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work should be restricted on the building. It was extended in the past, but continued changes and/or additions to the building will gradually erode appreciation of its principal characteristics (Criterion D). • If absolutely required, any changes, e.g. improved access or amenities, should be located at the rear of the building. 	
Development Adjoining	
<ul style="list-style-type: none"> • Ensure any development adjacent to the place does not unnecessarily impact the context and setting of the hall. 	
Potential for Offset Incentive?	
No	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Milestone	Place ID: 019
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> Potentially only surviving milestone, once a more common feature. 	
Additional Context	
<ul style="list-style-type: none"> N/A. 	
Key Components	
<ul style="list-style-type: none"> Concrete milestone. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> Road reserve? 	
Material Change of Use	
<ul style="list-style-type: none"> N/A. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> N/A. 	
Building or Operational Work	
<ul style="list-style-type: none"> Do not visually obscure the milestone. 	
Development Adjoining	
<ul style="list-style-type: none"> N/A. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Takura School	Place ID: 021
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • The school demonstrates the settlement and growth of Takura (Criterion A). • The building represents the standard design of small regional school building in the time it was constructed (Criterion D). • Previous students and their families have an association with the building (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Former school building. • Outdoor toilets and fence. These appear to be later additions. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • CF4 – Community and Cultural Facilities. • Maintain this zoning. 	
Material Change of Use	
<ul style="list-style-type: none"> • No longer used as a school. Should remain a community facility given prior use. Other uses are likely to impact the integrity of the building. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured, as it constitutes the original school reserve. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Extensions and additions to the building are not recommended, as these are likely to affect the integrity of the building design. • Additional buildings within the Lot may be appropriate if required, although they should not exceed the school building in size, scale or bulk. Additional structures should be located away from the school building so the view of the building from the road is not affected. • Advertising signs should not be attached to the building. 	
Development Adjoining	
<ul style="list-style-type: none"> • This is not an issue due to the location (corner) and size of the Lot. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: South Sea Islander Graves	Place ID: 022
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • The graves illustrate the presence and contribution of South Sea Islanders in the early history of Hervey Bay and the region more generally (Criterion A). • The grave sites are archaeological and therefore any investigation may provide information about the burial of the people, including any cultural markers including positioning of the body and artefacts (Criterion C). • The graves have a special association with the South Sea Islander community (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • The general location of the graves was investigated as part of a proposed estate development several years ago. It was proposed at the time that the general area in which the graves are thought to be located would be set aside as a park. 	
Key Components	
<ul style="list-style-type: none"> • Grave sites – precise location unknown. 	
Type: Built <input type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Open Space. 	
Material Change of Use	
<ul style="list-style-type: none"> • Not recommended, subject to more specific delineation of the heritage boundary. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Not recommended, subject to more specific delineation of the heritage boundary. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Not recommended, subject to more specific delineation of the heritage boundary. • Operational work, if required, would require the preparation of an archaeological management plan by a qualified archaeologist. The plan would require as a minimum remote sensing of the area to identify the likely location of the graves and the involvement of the South Sea Islander community. 	
Development Adjoining	
<ul style="list-style-type: none"> • Any remnant native vegetation bordering the heritage boundary (subject to more specific delineation) should be retained to help maintain amenity consistent with a cemetery. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input type="checkbox"/> High <input checked="" type="checkbox"/>	

Place name: Urangan Pier	Place ID: 022
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • The pier illustrates the importance of coal and sugar to the region and the need for a deep-water port in Hervey Bay, as ship draughts increased to the extent that most ships could no longer navigate the Mary River to Maryborough (Criterion A). • The existence and design of the pier can help us understand what it was used for. Although it has been shortened and the original sheds lost, any remaining evidence of how the pier was used – for example, rail lines on the floor of the pier, is important (Criterion C). • The design of the pier is important in demonstrating how piers were designed and built in the early 20th century (Criterion D). However, the recent replacement of the original pylons has affected this criterion. • The community has a special association with the pier, demonstrated by the ‘save the pier’ campaign (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Pier components, including the timber floor, rails, fixing hardware (e.g. nails) and any other evidence of former use, including evidence of former rail lines etc. • Original pylons were recently replaced. Replacement piers were not like-for-like and the configuration does not reflect the original design. Therefore, the pylons are not significant. • View of the pier from Urangan, beach and water. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • ? 	
Material Change of Use	
<ul style="list-style-type: none"> • Not recommended. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Not recommended/relevant. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work should be sympathetic. Replacement of material should be like-for-like unless there is no prudent or feasible alternative. • Advertising (or any) signs should not be featured on the pier. 	
Development Adjoining	
<ul style="list-style-type: none"> • N/A. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Dundathu Cemetery	Place ID: 025
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> The cemetery illustrates the settlement of Dundathu in the 19th century (Criterion A). We might learn more about who was buried in the cemetery and why, and also where the graves are located (Criterion C). 	
Additional Context	
<ul style="list-style-type: none"> N/A. 	
Key Components	
<ul style="list-style-type: none"> Graves – location to be determined. 	
Type: Built <input type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> CF2 – Government Purposes and Public Utilities. 	
Material Change of Use	
<ul style="list-style-type: none"> Not recommended. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> Not recommended, as the boundary reflects the original cemetery reserve. 	
Building or Operational Work	
<ul style="list-style-type: none"> Building and operational work not recommended. If operational work is required, may require the preparation of an archaeological management plan by a qualified archaeologist, or as a minimum monitoring and recording by an archaeologist. 	
Development Adjoining	
<ul style="list-style-type: none"> N/A. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Martha White's Bush Graves	Place ID: 026
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> The graves help understand the early settlement of the region, especially expansion of properties outside of the Maryborough township (Criterion A). As graves, the place has archaeological potential and it might be possible to learn about the precise location of the graves and other features of the burials (Criterion C). 	
Additional Context	
<ul style="list-style-type: none"> N/A 	
Key Components	
<ul style="list-style-type: none"> Grave surrounds, grave site and possible bush roses. 	
Type: Built <input type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> Rural. 	
Material Change of Use	
<ul style="list-style-type: none"> Not recommended. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> May be appropriate, subject to a more precise heritage boundary. 	
Building or Operational Work	
<ul style="list-style-type: none"> Not recommended near the graves. Maintain a rural/bush setting around the area of the graves. 	
Development Adjoining	
<ul style="list-style-type: none"> Development adjoining should be buffered by native vegetation to preserve the amenity and context of the grave site. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Fred Monsour Building	Place ID: 027
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> The building contributes to the streetscape of Adelaide Street, as it is a nicely designed and detailed historic building (Criterion E). The building is associated with two prominent people, the merchant Fred Monsour and architect POE Hawkes (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> Fred Monsour was related to JM Monsour, who also owned a similar building in Adelaide Street (see Place ID 028). 	
Key Components	
<ul style="list-style-type: none"> Building. Shop and shop front ground level, former residence first level. Detailing, façade. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> Principal Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> Preferred use – retail and/or café. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> Not recommended given size of Lot. Long narrow Lots characteristic of Adelaide Street. 	
Building or Operational Work	
<ul style="list-style-type: none"> Building work should be restricted to repairs on the façade and sympathetic internal shop fit-outs as required. Sympathetic changes may be considered where more recent or intrusive fabric is present. Residential component should be retained in future development. Shop front configuration should be maintained, as this appears to reflect original display windows and central entrance. Potential scope to alter awning as this may not be original (subject to further investigation). Advertising signage should not be located on or above the awning, to maintain aesthetic integrity of the building. 	
Development Adjoining	
<ul style="list-style-type: none"> Adjacent development should match existing buildings (if replaced) in size, scale and bulk. Other relevant planning scheme provisions e.g. character apply. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: JM Monsour Building	Place ID: 028
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> The building contributes to the streetscape of Adelaide Street, as it is a nicely designed and detailed historic building (Criterion A). The building is associated with JM Monsour (Criterion H). It is also associated with FH Faircloth, a prominent architect based in Bundaberg at the time and responsible for the design of other buildings in Adelaide Street. 	
Additional Context	
<ul style="list-style-type: none"> JM Monsour was related to Fred Monsour, who also owned a similar building in Adelaide Street (see Place ID 027). JM Monsour's business on the lower level was the 'Bee Hive' – this may be a reference to a café (a common name for cafes at the time). 	
Key Components	
<ul style="list-style-type: none"> Building. Shop and shop front ground level, former residence first level. Detailing, façade. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> Principal Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> Preferred use – retail and/or café. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> Not recommended given size of Lot. Long narrow Lots characteristic of Adelaide Street. 	
Building or Operational Work	
<ul style="list-style-type: none"> Building work should be restricted to repairs on the façade and sympathetic internal shop fit-outs as required. Sympathetic changes may be considered where more recent or intrusive fabric is present. Residential component should be retained in future development. Shop front configuration should be maintained, as this appears to reflect original display windows and central entrance. Advertising signage should not be located on or above the awning, to maintain aesthetic integrity of the building. 	
Development Adjoining	
<ul style="list-style-type: none"> Adjacent development should match existing buildings (if replaced) in size, scale and bulk. Other relevant planning scheme provisions e.g. character apply. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Former Commonwealth Bank	Place ID: 029
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> The size and grandeur of the building reflects the fact that Maryborough continued to prosper in the 1920s and 30s (Criterion A). The building contributes to the streetscape of Adelaide Street, as it is a nicely designed and detailed historic building (Criterion E). The classical detail of the columns and the scale of the façade are particularly impressive. It is associated with the Commonwealth Bank (Criterion H). This is not a particularly strong association as the Commonwealth Bank is not a major institution historically in the Fraser Coast. 	
Additional Context	
<ul style="list-style-type: none"> N/A. 	
Key Components	
<ul style="list-style-type: none"> Building. Façade including windows, columns and overall scale. Use of classical motifs i.e. Greek/Roman signify importance and wealth of the bank. The façade is very intact. Interior features that relate to its function as a bank. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> Principal Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> Ideally the building should continue to function as a bank. However, alternative uses should be contemplated to maintain use. Alterations to support a material change of use should retain to the extent feasible internal features that relate to the historical use of the building as a bank, including counters, strong room and overall spatial relationship i.e. customer area relative to counter etc. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> N/A, building occupies whole of Lot. 	
Building or Operational Work	
<ul style="list-style-type: none"> Building work should be restricted to repairs on the façade and sympathetic internal shop fit-outs as required. Sympathetic changes may be considered where more recent or intrusive fabric is present/identified. Features related to the former use as a bank should be retained. The façade/entrance should be maintained as is, given its intactness. Advertising signage may be acceptable depending on the proposal. 	
Development Adjoining	
<ul style="list-style-type: none"> The prominence of the former bank relative to the street and surrounding buildings should be maintained. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Stupart's (extension)	Place ID: 030
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> The building contributes to the streetscape of Kent Street, as it is a nicely designed and detailed historic building (Criterion E). Features include the decorative detailing and parapet on the façade. The building is associated with George Stupart, who was synonymous with retail in Maryborough from the 1870s through to the mid-20th century, and the prominent architects FH Faircloth and POE Hawkes (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> N/A. 	
Key Components	
<ul style="list-style-type: none"> Building. Façade, including decorative detailing. Note the detailing reflects the construction of the building in the 20th century, which makes it distinct from the earlier Stupart's buildings (Place ID 038 and 123). Internal features reflecting historical use as department store may still be intact, inclusive of features such as stairs, lifts, office space etc. Awning and shop front appear to have been modified from original. External air-conditioning units intrusive. Windows have also been boarded over, impacting the aesthetic significance of the building. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> Principal Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> Acceptable use includes retail/café/commercial. Internal changes should retain as much of the historic features relating to the former use of the building, especially relating to retail functions, in any future development. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> Not acceptable as the building occupies the entire Lot. 	
Building or Operational Work	
<ul style="list-style-type: none"> Building work should be restricted to repairs on the façade above the awning, and changes that reveal original features that have been obscured over time. Note the continuity of some features with the adjacent building (also Stupart's). Building work to the awning and ground level may be considered subject to further analysis, as it appears these components may not be original. Opportunities to improve the prominence of the building on the corner should be encouraged. Advertising signage should not be located on or above the awning, to maintain aesthetic integrity of the building. Internal changes should retain as much of the historic features relating to the former use of the building, especially relating to retail functions. 	
Development Adjoining	
<ul style="list-style-type: none"> From adjacent former Stupart's Emporium (Place ID 038): Key point is the progression of Stupart's business from a small building (Place ID 123) to the Emporium and then the later extension. The progression is reflected in the gradual increase in the size of each building. On the opposite side, development should not exceed the size, scale and bulk of the extension. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Maryborough Post Office	Place ID: 032
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • The size and grandeur of the building demonstrates the wealth and importance of Maryborough in the 19th century (Criterion A). • The architectural design of the building is consistent with substantial regional post offices built in the 19th century (Criterion D). • The building is beautifully designed and built (Criterion E). 	
Additional Context	
<ul style="list-style-type: none"> • The building continues to operate as a post office. It is owned by the Commonwealth. 	
Key Components	
<ul style="list-style-type: none"> • Building, including architectural features and detailing consistent with its construction in the 19th century. • Modern adaptations, including ground floor glazing, are recent and significant. Alterations have presumably also occurred internally over time as post office services have changed. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Principal Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> • Should continue as post office. • If this status changes in the future, material change of use should be supported to encourage the adaptive reuse of the building. • Extent of changes to support a material change of use should be supported by an analysis of fabric to determine relative levels of significance and the retention of key features that reflect the use of the building as a post office over time. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Given the size of the building, the Lot should not be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Externally, building work should be largely restricted to repairs, as the exterior of the building is largely intact. There may be greater scope for building work internally depending on the extent of changes over time and how significant extant fabric is. • Given the aesthetic significance of the building, advertising signage should not be attached to the exterior of the building. 	
Development Adjoining	
<ul style="list-style-type: none"> • The size, scale and bulk of the building enables a relative degree of freedom regarding development adjoining, consistent with applicable zoning. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Stupart's Emporium	Place ID: 038
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> The building contributes to the streetscape of Kent Street, as it is a nicely designed and detailed historic building (Criterion E). Features include the decorative detailing and parapet on the façade. The building is associated with George Stupart, who was synonymous with retail in Maryborough from the 1870s through to the mid-20th century, and the prominent architects FDG Stanley and POE Hawkes (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> N/A. 	
Key Components	
<ul style="list-style-type: none"> Building. Façade, including decorative detailing. Note some elements such as the parapet are matched (to varying degrees) on the adjacent Stupart's (Place ID 123). Internal features reflecting historical use as department store may still be intact, inclusive of features such as stairs, lifts, office space etc. Awning and shop front appear to have been modified from original. External air-conditioning units intrusive. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> Principal Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> Acceptable use includes retail/café/commercial. Internal changes should retain as much of the historic features relating to the former use of the building, especially relating to retail functions, in any future development. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> Not acceptable as the building occupies the entire Lot. 	
Building or Operational Work	
<ul style="list-style-type: none"> Building work should be restricted to repairs on the façade above the awning, and changes that reveal original features that have been obscured over time. Note the continuity of some features with the adjacent building (also Stupart's). Building work to the awning and ground level may be considered subject to further analysis, as it appears these components may not be original. Opportunities to improve the prominence of the building on the corner should be encouraged. Advertising signage should not be located on or above the awning, to maintain aesthetic integrity of the building. Internal changes should retain as much of the historic features relating to the former use of the building, especially relating to retail functions. 	
Development Adjoining	
<ul style="list-style-type: none"> Not applicable, as adjoining buildings both former Stupart's buildings and heritage listed. Nonetheless, key point is the progression of Stupart's business from a small building (Place ID 123) to the Emporium and then the later extension (Place ID 030). The progression is reflected physically in the gradual increase in the size of each building. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Former Two Storey Chemist Shop	Place ID: 041
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • It is rare because it was built very early (1870s) and the shopfront appears to be relatively intact (Criterion B). • The building contributes to the streetscape of Kent Street, as it is a nicely designed and detailed historic building (Criterion E). 	
Additional Context	
<ul style="list-style-type: none"> • N/A 	
Key Components	
<ul style="list-style-type: none"> • Building. • Façade, including shop entrance and decorative detailing. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Principal Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> • Acceptable use includes retail/café/commercial. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Not recommended as it is a long, narrow Lot. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work should be restricted to repairs on the façade and sympathetic internal shop fit-outs as required. Sympathetic changes may be considered where more recent or intrusive fabric is present. • Shop front configuration should be maintained, as this appears to reflect original display windows and central entrance. • Potential scope to alter awning as this may not be original (subject to further investigation). • Advertising signage should not be located on or above the awning, to maintain aesthetic integrity of the building. 	
Development Adjoining	
<ul style="list-style-type: none"> • Size, scale and bulk of adjoining buildings (both of which are historic) already larger than the former chemist shop. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Uniting Church	Place ID: 067
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates the establishment of religious denominations in Maryborough (Criterion A). • The church buildings reflect church design – albeit two different styles dating from the 1860s and 1880s respectively (Criterion D). • The church buildings and grounds are aesthetically pleasing (Criterion E). • The church has a special association with the Uniting Church community (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • The second (1880s) church is a neo-Gothic architectural style, which contrasts with the relatively simplicity of the earlier 1860s church. • The Presbyterian Church became part of the Uniting Church in the 1970s. 	
Key Components	
<ul style="list-style-type: none"> • 1865 church building. • 1881 church building. • Fence and gates (1927). • Auditorium. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • CF4 – Community and Cultural Facilities. 	
Material Change of Use	
<ul style="list-style-type: none"> • Maintain use as a church, unless deconsecrated. • In the case of deconsecration, various alternative uses can be considered. Nonetheless, any material change of use should conserve the components noted in this document and the place card and minimise any changes to existing structures. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The place already occupies multiple Lots. The Lots should not be reconfigured any further. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work should be restricted to repairs. New buildings and/or structures should be avoided (amenities may be an exception). The Lot is already relatively developed with historic buildings and structures. • Signage should not be attached to the components identified in this form and the place card. 	
Development Adjoining	
<ul style="list-style-type: none"> • Adjoining development should be set back so that the impact of the church complex on the streetscape is not affected. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Former Walker's Shipbuilding Premises	Place ID: 69
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Illustrates the establishment of heavy industry in Maryborough (Criterion A). • It is rare, as it is an early surviving example of heavy industry/engineering in the region (Criterion B). • It is associated with Walkers, a company with a long association with the region (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • N/A 	
Key Components	
<ul style="list-style-type: none"> • Sheds and associated structures. • Equipment and material, some dating from the period the yards were in use, including travelling cranes etc. • Overall arrangement of complex relative to the river and adjacent drydock. • Potential for archaeology associated with use of the site since 1860s, including former structures such as cranes etc. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Low Impact Industry 	
Material Change of Use	
<ul style="list-style-type: none"> • As the former yards are no longer used for their original purpose, material change of use should be supported. • Adaptive reuse of the existing structures is encouraged. Uses that take advantage of existing infrastructure and are consistent with historical use e.g. industry should be prioritised. • Removal of structures should only occur if it can be demonstrated there is no prudent or feasible alternative. • Master plan for the site would assist planning. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Place covers three Lots. Further reconfiguration is not recommended. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Given the extent of the complex and the size and scale of structures within it, there is an opportunity for new buildings/structures to be introduced to the site without substantially affected historic structures. • New building work should be located so that historical functions of the yard can still be interpreted, including the importance of the river and adjacent dry dock. • Although not noted in the place card, there is archaeological potential on the site and operational works may need to be monitored and recorded by a qualified archaeologist. 	
Development Adjoining	
<ul style="list-style-type: none"> • Development adjoining is not important given the location of the place – bounded by roads, the river and the dry dock. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • Offset incentives should be considered in future development proposals to encourage adaptive reuse of the site. Relaxation of parking requirements, for example, may be helpful. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input type="checkbox"/> High <input checked="" type="checkbox"/>	

Place name: Carinya	Place ID: 74
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • It is important because, as a low-set brick bungalow, it signalled a shift away from the so-called timber 'Queenslander' style house in Maryborough at the time (Criterion A). • It is a good example of a so-called 'Californian Bungalow' style house, which became popular in the interwar period (Criterion D). • It makes a strong contribution to the streetscape because of its prominent corner position (Criterion E). • It was designed by the prominent Maryborough architect POE Hawkes (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • N/A 	
Key Components	
<ul style="list-style-type: none"> • House, fence and yard, including outbuildings. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Low Density Residential. 	
Material Change of Use	
<ul style="list-style-type: none"> • Material change of use not recommended – should remain residential. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Given the size of the house and Lot, reconfiguration is not recommended. 	
Building or Operational Work	
<ul style="list-style-type: none"> • New buildings or structures are not encouraged. A shed or similar, if required, should be positioned so it is not especially visible from the street and is subservient visually and in terms of size, scale and bulk to the house. Materials should be sympathetic to the house. 	
Development Adjoining	
<ul style="list-style-type: none"> • Given the corner position of the house, development adjoining is not especially important, so long as it is consistent with the relevant zoning. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Hynes Timber Mill	Place ID: 075
Context	
Summary Statement of Significance <ul style="list-style-type: none"> • Illustrates the establishment of heavy industry in Maryborough (Criterion A). • Surviving structures and equipment can help us understand historical methods of sawmilling (Criterion C). • The complex has a whole is a good example of an historic sawmill (Criterion D). • The mill has a special association with the Hyne family, prominent in Maryborough's history (Criterion H). The Hyne family home is Ilfracombe, which is entered on the Queensland Heritage Register. 	
Additional Context <ul style="list-style-type: none"> • N/A 	
Key Components <ul style="list-style-type: none"> • Mill buildings. • Equipment. • Ancillary structures, including the travelling crane infrastructure, offices etc. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning <ul style="list-style-type: none"> • Low Impact Industry. 	
Material Change of Use <ul style="list-style-type: none"> • Ideally, the mill should continue to operate as a sawmill. • Adaptive reuse of the existing structures is possible if the site is no longer used as a sawmill. Uses that take advantage of existing infrastructure and are consistent with historical use e.g. industry should be prioritised. • Removal of structures should only occur if it can be demonstrated there is no prudent or feasible alternative. • Master plan for the site would assist planning. 	
Reconfiguration of Lot <ul style="list-style-type: none"> • Reconfiguration of the Lot is not encouraged as this will affect the significance of the place. 	
Building or Operational Work <ul style="list-style-type: none"> • Given the extent of the complex and the size and scale of structures within it, there is an opportunity for new buildings/structures to be introduced to the site without substantially affected historic structures. • New building work should be located so that current/historical functions of the yard can continue or be interpreted. 	
Development Adjoining <ul style="list-style-type: none"> • Development adjoining is not important given the location of the place and the size and scale of the complex. 	
Potential for Offset Incentive? <ul style="list-style-type: none"> • Offset incentives should be considered in future development proposals to encourage continuing/adaptive reuse of the site. Relaxation of parking requirements, for example, may be helpful. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input type="checkbox"/> High <input checked="" type="checkbox"/>	

Place name: Finemore's Building	Place ID: 76
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • It is very unusual for a fibrous cement-clad building to have been built in Maryborough in the city centre (Criterion B). • The building is quite unusual in its design and it makes a strong impact on the streetscape (Criterion E). • The building was designed by the prominent Maryborough architect POE Hawkes (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • It is understood the original lift system is still extant, located at the rear of the building. 	
Key Components	
<ul style="list-style-type: none"> • Building, including decorative features and the fibrous cement cladding. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Principal Centre 	
Material Change of Use	
<ul style="list-style-type: none"> • Current use unknown. Suitable uses include commercial, retail, café etc. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • As the Lot is quite small, reconfiguration is not recommended. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work to the exterior of the building should be restricted to repairs only. • New buildings/structures may be located at the rear of the property. 	
Development Adjoining	
<ul style="list-style-type: none"> • The building is two storeys and relatively substantial, thus adjoining development does not need to be limited. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • Potential for offset incentives should be considered, especially if the remainder of the property is utilised for development. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: St Mary's Convent and School	Place ID: 77
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • The building is important in demonstrating the establishment religious institutions and education in Maryborough (Criterion A). • The building is a good example of a convent and school built in the 19th century (Criterion D). • The building is a fine structure and makes a strong impact on the streetscape (Criterion E). 	
Additional Context	
<ul style="list-style-type: none"> • The building was designed by the prominent architect, FDG Stanley, who also designed the former Girls' Grammar School and the first purpose-built immigration barracks in Maryborough, now the main school building in the Central School. 	
Key Components	
<ul style="list-style-type: none"> • The building, including annexes. • The layout of the building, internally and externally. This includes the number of rooms, their size and relationship to each other i.e. sections for nuns and sections for school rooms etc. • The grounds are also an important component. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • CF1 – Community and Training Facilities. 	
Material Change of Use	
<ul style="list-style-type: none"> • Continued use as a school is encouraged. Given the size of the building and complex, alternative uses could include a range of options and would probably require some form of Master plan or similar to facilitate assessment. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Because of the significance of the building and grounds, reconfiguration of Lot is not recommended. 	
Building or Operational Work	
<ul style="list-style-type: none"> • From an aesthetic perspective, the most important view is from Lennox Street. The view from this direction includes the front elevation of the building, the entrance and the school grounds. • If new buildings/structures are required, consideration should be given to their location at the rear of the building or to the side. As a rule, seek to preserve the layout of the building in relation to the grounds and the view from Lennox Street. • Building work to the building should be restricted to repairs. New structures should not be added to the building. 	
Development Adjoining	
<ul style="list-style-type: none"> • Given the corner location of the place and the size of the convent/school and grounds, there is a high degree of flexibility for development adjoining. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • Not applicable now. Future development options should the school cease to operate may require a reconsideration of incentives. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Station hotel	Place ID: 78
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> The hotel demonstrates the growth and development of the town of Tiaro (Criterion A). The design of the hotel is consistent with similar hotel design in the 1880s, when it was constructed (Criterion D). 	
Additional Context	
<ul style="list-style-type: none"> N/A 	
Key Components	
<ul style="list-style-type: none"> Hotel building, including configuration (L-shaped hotel with verandah) and outbuildings (where these are original/early). Fabric, including corrugated iron roof, chamferboard/weatherboard cladding, doors opening on to the verandah (appear to be French doors) and traditional corner entrance to hotel. Alignment of the hotel to the railway line, reflecting the historical significance of the hotel to the railway e.g. Station Hotel. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> Local centre. 	
Material Change of Use	
<ul style="list-style-type: none"> Should continue as a hotel. Alternative uses could be contemplated should it cease to function as a hotel. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> The Lot is relatively large and the hotel only occupies approximately 1/3 of the Lot and the hotel faces the railway rather than the remainder of the Lot. Therefore, reconfiguration could be contemplated. 	
Building or Operational Work	
<ul style="list-style-type: none"> Building work to the hotel exterior. should be restricted to repairs and maintenance including like for like replacement. New buildings or structures, if required, should be located at the rear of the building. Interior remodelling can be considered to ensure the bar function remains up-to-date, but sympathetic development and retention of original/early features are encouraged. 	
Development Adjoining	
<ul style="list-style-type: none"> The key issue for development adjoining is protecting the front view of the hotel and its relationship to the railway. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Tiaro Memorial Hall	Place ID: 079
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates the establishment of local government in Tiaro and the need for community facilities (Criterion A). • The building displays characteristics of a community hall (Criterion D). • The hall is important to the community, especially its memorial function (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • The hall – especially its polyglot nature, a consequence of the merging of two buildings to create the current hall. • The grounds – the war memorial (originally located on the road) and artillery piece (possibly a war trophy). • The view of the hall and grounds from the main street. • Presumably internal features such as a stage etc. reflecting use as a community hall. Internal configuration may also include components that reflect original function of each building i.e. shire hall and church respectively. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • CF4 – Community and Cultural Facilities. 	
Material Change of Use	
<ul style="list-style-type: none"> • The hall should remain used for community purposes. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured, as the grounds are an intrinsic part of the place. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work should be restricted to repairs and maintenance. New buildings/structures could be located at the rear of the building. Access ramps etc. should not be added to the front of the building. 	
Development Adjoining	
<ul style="list-style-type: none"> • Not applicable as surrounded on three sides by roads. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Larsen's Shop	Place ID: 80
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates the establishment of retail premises in Tiaro in the 19th century (Criterion A). • A good example of a 19th century corner shop in Tiaro (Criterion D). • Makes a strong aesthetic contribution to the streetscape, and is also a pleasing example of a small timber corner shop (Criterion E). • Associated with Larsen, who is noted in local histories (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • The shop is probably associated with the adjacent house, as the design of the house places it in the same period as the shop. House and shop appear to be in the same Lot. Further research should confirm if the two buildings are related. 	
Key Components	
<ul style="list-style-type: none"> • Shop building and fabric, including corrugated tin roof, timber construction and exposed external bracing. • Corner location. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • District Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> • Has been used as a retail shop, commercial premises (real estate agent) and now café. Each of these uses acceptable. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured as it includes the shop and adjacent house. Reconfiguration could affect the relationship (historical and/or aesthetic) with the house. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work should be restricted to repairs/maintenance. New structures or buildings should not affect the spatial relationship between the shop and house (even if these two structures are not related, which would be unlikely, visually they represent a cohesive whole). Advertising material is acceptable on the shop, so long as key components of the building are not obscured. 	
Development Adjoining	
<ul style="list-style-type: none"> • The corner location of the shop and location on the top of a rise mean development adjoining not an issue. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Tiaro Information Centre	Place ID: 081
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • The building reflects the importance of the railway in Tiaro's history (Criterion A). • It is rare because it is one of the only surviving remnants of the former railway complex in Tiaro (Criterion B). • The building still retains typical characteristics of an early timber railway station building (Criterion D). 	
Additional Context	
<ul style="list-style-type: none"> • The building is no longer in its original location. 	
Key Components	
<ul style="list-style-type: none"> • Former station building, including door configuration, timber cladding and timber eave bracing (these elements are consistent with the original building). 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • District Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> • Material change of use acceptable, as it is no longer used as a railway station building. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Could be considered given the location of the building at the front of the Lot and the sloping nature of the Lot. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Ideally, building work should be restricted to repairs and maintenance so the form and fabric of the building are maintained. • Signage is generally appropriate if key components of the building remain visible. 	
Development Adjoining	
<ul style="list-style-type: none"> • No issues regarding development adjoining. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Miva Cemetery	Place ID: 82
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • The establishment of the cemetery illustrates the settlement of the Miva/Munna Creek districts (Criterion A). • The cemetery can yield information about the religious and cultural backgrounds of the early settlers via headstones etc. (Criterion C). • The cemetery has a special association with the Miva/Munna Creek communities and descendants of people buried in the cemetery (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Grave sites and headstones etc. • Layout of the cemetery – appears to be based on denominations e.g. Catholic, Anglican etc. and families. • The bush setting. 	
Type: Built <input type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Rural. 	
Material Change of Use	
<ul style="list-style-type: none"> • N/A. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • No. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Given the setting of the cemetery and modest size, no building work e.g. new structures etc. should be contemplated. Front gate entrance should be repaired/maintained. • Operational work obviously appropriate if new graves added. 	
Development Adjoining	
<ul style="list-style-type: none"> • Unlikely given location, but ensure a vegetation buffer is maintained between the cemetery and adjoining development to preserve the current bush setting. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Munna Creek Hall and Grounds	Place ID: 083
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • The establishment of the hall and sports ground demonstrates the settlement of the Munna Creek district (Criterion A). • The hall and sports ground are typical of their era and function (Criterion D). • The hall and sports ground are important to the local community (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • Local school was originally located in the adjacent Lot (to right from entrance). School forestry plot still extant. 	
Key Components	
<ul style="list-style-type: none"> • Hall and fabric, including weatherboard cladding, sash windows and gable structure with skillion extensions. • Sports ground, generally circular/oval. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Rural. 	
Material Change of Use	
<ul style="list-style-type: none"> • Should remain as community use. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lots should not be reconfigured, to conserve the relationship between the hall and sports ground and, especially, the sports ground itself. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work should be carefully considered. Ideally, for the hall work should only consist of repairs and maintenance. If additional buildings/structures are required, these should be built separate to the hall. Moreover, if built, they should be carefully located to not impact the sports ground and views to the hall across the ground from the entrance to the Lot. The recent shelter erected on the grounds is a good example of poor planning, as it is built on the sports ground. 	
Development Adjoining	
<ul style="list-style-type: none"> • N/A. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Former St Mary's Forestry Station	Place ID: 084
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • The station is important in demonstrating the importance of the forestry industry in the Fraser Coast (Criterion A). • The station may yield information about its layout and features that help us understand the operation of the station better (Criterion C). • In all other respects, the station reflects the typical layout and buildings used for such an operation (Criterion D)., 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • The overall configuration of the station, including the entrance, roads, extant buildings and other features such as gardens, tennis courts and amenities. • The location of original buildings and features – these remain unchanged. • The fabric of the buildings and features. The buildings especially are clad in weatherboard, roofed with corrugated iron and are therefore typical of the type of building used in forestry stations in the period St Mary's was established. • Potential for archaeological material associated with former uses not covered in the existing citation e.g. former structures that have been demolished/removed, as well as rubbish accumulated from use of the site over an extended period. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • ? 	
Material Change of Use	
<ul style="list-style-type: none"> • Currently used as a school camp. This is an ideal use. However, as no longer used for forestry operations, other potential uses could be contemplated, if the key components noted in this document are protected. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Reconfiguration of Lot may be considered as long as the heritage boundary of the place is kept intact. 	
Building or Operational Work	
<ul style="list-style-type: none"> • New buildings/structures and associated operational work can be contemplated, if the configuration of the complex and relationship between original components is not compromised. • Do not move original buildings. 	
Development Adjoining	
<ul style="list-style-type: none"> • N/A. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Tuan West Fire Tower No. 6	Place ID: 085
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates the importance of the forestry industry to the Fraser Coast (Criterion A). • The tower is rare (Criterion B). • The tower reflects the typical characteristics of a type of fire tower (Criterion D). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Fire tower. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • ? 	
Material Change of Use	
<ul style="list-style-type: none"> • N/A. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • N/A. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work should be restricted to maintenance/repairs. 	
Development Adjoining	
<ul style="list-style-type: none"> • N/A. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Teddington Scrub and Weir	Place ID: 086
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Important because an increased water supply and associated infrastructure demonstrated the growth of Maryborough (Criterion A). • The weir and pump house are characteristic of water supply infrastructure for the time and context in which the complex was built (Criterion D). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Concrete weir and associated pump house. • The 'scrub' mentioned in the title – remnant vegetation? 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • ? 	
Material Change of Use	
<ul style="list-style-type: none"> • N/A. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Potential, subject to retention of heritage boundary in Lot configuration. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work on the pump station and weir should be limited to maintenance and upgrades as required. • Additional buildings/structures could be accommodated in the site given the relatively large amount of open space and public recreational use. 	
Development Adjoining	
<ul style="list-style-type: none"> • N/A. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Brooweena Sawmill	Place ID: 087
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates the importance of forestry and sawmilling industry, especially west of Maryborough (Criterion A). • The site may yield information that helps us understand early sawmilling operations (Criterion C). • In every other respect, the place is typical of a small regional sawmill established in the early 20th century (Criterion D). • The sawmill provided an industry in the district and supported the growth of the town of Brooweena (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • It is possibly the large house and grounds at the entrance to the town of Brooweena was the mill owner/manager's residence. 	
Key Components	
<ul style="list-style-type: none"> • Timber sheds and yard. • Mill machinery. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Medium Impact Industry. 	
Material Change of Use	
<ul style="list-style-type: none"> • May be necessary as the sawmill has ceased operations (?). Alternative uses should be actively explored, especially uses that continue to support and benefit the residents of Brooweena e.g. industry or cultural. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lots should not be reconfigured, as the complex may be affected. 	
Building or Operational Work	
<ul style="list-style-type: none"> • The existing sheds should be simply repaired and maintained. Given the size of the yard, there is scope for new structures/buildings should these be required for industry or community use. 	
Development Adjoining	
<ul style="list-style-type: none"> • This should not be an issue given the setting and context for the sawmill. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Mount Joseph Three Rail Fence	Place ID: 088
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Three rail fences such as these are rare in the Fraser Coast (Criterion B). • The fence can yield information about construction materials and methods (Criterion C). • The fence reinforces the strong rural aesthetic of the district (Criterion E). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Fence. • Road reserve and rural setting. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • ? 	
Material Change of Use	
<ul style="list-style-type: none"> • N/A. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • N/A. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Repair and maintenance of the fence only. 	
Development Adjoining	
<ul style="list-style-type: none"> • N/A. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Teebar Hall and Grounds	Place ID: 088
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Important in demonstrating the settlement of the Teebar district (Criterion A). • Characteristic of a hall and recreational grounds in a rural setting (Criterion D). • Has a special association with the Teebar and surrounding community (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Hall and fabric, including corrugated iron roof, timber construction, weatherboard or similar cladding and gabled design with extensions. • Recreational ground – appears to be a race track – and associated infrastructure e.g. cattle yards, racing observation tower etc. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • CF4 – Community and Cultural Facilities. 	
Material Change of Use	
<ul style="list-style-type: none"> • The place should remain used for community purposes. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured so the hall and grounds are retained intact. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work to the hall should be restricted to maintain its current form and fabric. • New buildings/structures may be considered, but seek to maintain the setting of hall, yards and race track without substantially altering or impeding the current spatial relationship or view from the Brooweena-Woolooga Road. 	
Development Adjoining	
<ul style="list-style-type: none"> • N/A. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Woocoo Historical Society	Place ID: 091
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • The establishment of a QCWA in Brooweena reflects the growth of the town and district (Criterion A). • The building looks like a community hall (Criterion D). • The building as a QCWA hall and historical society have an association with the Brooweena community (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • The design of the building has less in common with typical community halls and more the design characteristics of QCWA buildings. 	
Key Components	
<ul style="list-style-type: none"> • Building and fabric, including gabled entrance and porch, timber construction, timber cladding and corrugated iron roof. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • CF4 – Community and Cultural Facilities. 	
Material Change of Use	
<ul style="list-style-type: none"> • Although no longer used as a QCWA building, it nonetheless continues to be used for community purposes. This should remain the case. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work should be restricted to repairs and maintenance. The building should not be extended or added to. 	
Development Adjoining	
<ul style="list-style-type: none"> • Given the corner location of the building this is not an issue. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/a. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Yengarie Hall	Place ID: 092
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrate the creation of the Antigua local government Division and its base at Yengarie (Criterion A). • It demonstrates a brick local shire building (Criterion D). • It has a special association with the Yengarie community for its use as a community hall (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Building and fabric, including extensive use of brick, rendered façade with decorative features and corrugated iron roof. • Other elements within the boundary are not significant. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • CF4 – Community and Cultural Facilities. 	
Material Change of Use	
<ul style="list-style-type: none"> • Continue to use for community purposes. Other changes could include use as an art gallery or café. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Retain current configuration of the Lot. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work on the building itself should only consist of repairs and maintenance. Do not allow extends or additions to the building, as this will impact its original design. • If other buildings and structures are required, locate these at the rear of the building and ensure the size and scale do not compete with the hall. Existing carport is a good example of poor siting of additional structures. • Do not allow advertising signage on the hall. 	
Development Adjoining	
<ul style="list-style-type: none"> • N/A. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: St Mary's Church and Cemetery	Place ID: 093
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • The church and cemetery illustrate the growth of the district, especially after the extension of the railway through it (Criterion A). • The place is a good example of a rural church and cemetery (Criterion D). • The church and cemetery are aesthetically pleasing, especially as they evoke a quite rural setting (Criterion E). • The church and cemetery are important for spiritual reasons (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • Associated with the Brooweena and Teebar communities. 	
Key Components	
<ul style="list-style-type: none"> • Church building. • Decorative fence and entrance gate. • Cemetery. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • CF4 – Community and Cultural Facilities. 	
Material Change of Use	
<ul style="list-style-type: none"> • Retain as current use unless deconsecrated. If deconsecrated, ongoing community use preferred. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured as this will affect the place's significance. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work should be restricted to repairs and maintenance of the fence, gate and church. • New structures/buildings not recommended. • Operational work appropriate for new burials. 	
Development Adjoining	
<ul style="list-style-type: none"> • Ensure a buffer between the heritage boundary and adjacent development to help preserve the amenity of the place. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Our Lady of the Way Catholic Church	Place ID: 094
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates the settlement of the Aramara district (Criterion A). • A nice example of a bush church (Criterion D). • A bush church set amongst the bush. It's timber construction, simplicity and setting are evocative (Criterion E). • Important to the community for spiritual reasons (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Building and fabric, including stained glass windows, roof spire and gabled entrance porch. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • CF4 – Community and Cultural Facilities. 	
Material Change of Use	
<ul style="list-style-type: none"> • Retain as current use unless deconsecrated. If deconsecrated, ongoing community use preferred. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured as this will affect the place's significance. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work on the church should be restricted to maintenance and repairs. Do not extend or add structures to the church. Additional structures e.g. amenities could be considered if required, but ensure these are designed in a sympathetic manner and are located at the rear of the property so the view of the church from the road is not compromised. 	
Development Adjoining	
<ul style="list-style-type: none"> • Not especially an issue, but if it occurs if necessary maintain a buffer of native vegetation, preferably, eucalypts, to maintain the bush setting of the church. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Booral Homestead Complex	Place ID: 100
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • It is important as it demonstrates some of the earliest European settlement in the region outside of Maryborough and the early presence/importance of cattle stations (Criterion A). • The property has archaeological potential (Criterion C). • The property is associated ET Aldridge, a prominent early settler of the region (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • May be significant for South Sea Islanders – possibly involved with the construction of the so-called breakwater (rock wall). 	
Key Components	
<ul style="list-style-type: none"> • Slab hut (possibly original homestead, 1860s-70s). • Breakwater (rock wall) – 19th century. • Shed, timber-lined well, remains of jetty – 19th century. • Ornamental and fruit trees dating from various periods of occupation (19th – 20th century). • House – 20th century? • Rubbish dump – may include material dating back to 1860s. • Infrastructure associated with dairying, including possibly yards, dairy etc. – 20th century. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • TBC 	
Material Change of Use	
<ul style="list-style-type: none"> • Should remain residential. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Reconfiguration of the Lot (or Lots) would be problematic due to the extent of the complex, as reflected in the heritage boundary. 	
Building or Operational Work	
<ul style="list-style-type: none"> • In the first instance, refer to the conservation management plan for the place. This will provide a guide to the significance of components and policies to manage significance. • Building work to the house is probably acceptable, although sympathetic alterations and photographic recording are recommended. • Likewise, additional structures such as sheds are acceptable within reason, as is limited operational works. Refer to a plan of the site in the conservation plan or, if one does not exist, one should be produced noting all the significant components in the site inclusive of the components noted above and in the place card. The plan will inform the location of proposed works and any monitoring or mitigation required prior to or during construction. 	
Development Adjoining	
<ul style="list-style-type: none"> • Not considered an issue given the size and location of the Lots. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input type="checkbox"/> High <input checked="" type="checkbox"/>	

Place name: Burgowan No. 7 Mine	Place ID: 101
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • The mine demonstrates the importance of coal in the Fraser Coast's history (Criterion A). • The mine still contains mining infrastructure in situ and this is now rare in the Fraser Coast (Criterion B). • The remaining infrastructure helps demonstrate the infrastructure and configuration of an underground coal mine in the region (Criterion D). 	
Additional Context	
<ul style="list-style-type: none"> • There is also archaeological potential – surface artefact scatters as noted in the place card, but also potential for building footings, underground tunnels and other components associated with mining since the 1920s. 	
Key Components	
<ul style="list-style-type: none"> • Chimney. • Fan and fan housing. • Mature fig trees. • Mullock heaps (piles of soil from digging tunnels) and artefact scatters e.g. bricks, rubbish etc. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • TBC 	
Material Change of Use	
<ul style="list-style-type: none"> • Development within the heritage boundary is unlikely given its location, but alternative uses could be supported given the unlikely scenario of coal mining restarting. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Not recommended, as reconfiguration will break up the former complex and therefore affect significance. 	
Building or Operational Work	
<ul style="list-style-type: none"> • New buildings/structures and operational work supported, if the core of the mine complex e.g. chimney, fan and housing and other related remains are left undisturbed. • Conservation work to the chimney and fan/housing recommended – could be benefit of development. 	
Development Adjoining	
<ul style="list-style-type: none"> • Not applicable given the location and setting of the site. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Doolong Flats Juice Mill	Place ID: 102
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates the early sugar industry in the region and the establishment of juice mills (Criterion A). • Remains of juice mills are rare in the region (Criterion B). • The site contains archaeological material that will help us understand how and where the mill was established and operated (Criterion C). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Pits, rubble piles and artefacts e.g. hand-made bricks, timber and metal. • Site extends over a large area. • Potential for foundations or other material – site has poor visibility and a comprehensive survey has not been undertaken. 	
Type: Built <input type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • TBC 	
Material Change of Use	
<ul style="list-style-type: none"> • As the place is archaeological it may be developed for a variety of reasons. • Ideally, the area should be left undeveloped. If developed, a qualified archaeologist should be engaged to survey, monitor and record the place prior to and during operational works. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Reconfiguration of Lot may be acceptable. See comments for Material Change of Use. 	
Building or Operational Work	
<ul style="list-style-type: none"> • As above. 	
Development Adjoining	
<ul style="list-style-type: none"> • As above. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Pettigrew and Sim Sawmill & Village	Place ID: 103
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • The demonstrates the development and importance of the timber industry in the early history of the region (Criterion A). • There is substantial archaeological potential at the place, which help us understand the layout and operation of the mill and village, and the later quarantine station (Criterion C). • The place is associated with William Pettigrew and William Sim, both pioneers of the timber industry in the Fraser Coast and Queensland (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • Converge and Council staff visited one of the properties in the heritage boundary during the notification period of the heritage study. Some artefacts had been pushed into one or piles near the river bank, possibly prior to the site visit. The presence of the artefacts and other features on the property strongly reinforced Criterion C of the statement of significance. 	
Key Components	
<ul style="list-style-type: none"> • The survey noted above was not detailed, but archaeological material was noted, along with a dam possibly associated with the sawmill, various structures and tracks. • The site mainly consists of archaeological potential i.e. subsurface material and overall land form created by use of the site as a sawmill and village in the 19th century. • The rock wall – although this appears to have been listed subsequently as an individual place (Place ID 156). 	
Type: Built <input type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Rural. 	
Material Change of Use	
<ul style="list-style-type: none"> • Unlikely to change from rural/residential. • If, for example, industry was considered, then it would be prudent to develop an archaeological management plan prepared by a qualified archaeologist, inclusive of a full survey of the heritage place, and recommendations for mitigation, monitoring and recording made before development can occur. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Further subdivision is not recommended. If possible, see above comment regarding an archaeological management plan. 	
Building or Operational Work	
<ul style="list-style-type: none"> • New buildings/structures and operational work appropriate. However, depending on the size of the scale, monitoring and recording by a qualified archaeologist is recommended, or alternatively an archaeological management plan as above. 	
Development Adjoining	
<ul style="list-style-type: none"> • Development adjoining not an issue given the size and setting of the properties within the heritage boundary. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input type="checkbox"/> High <input checked="" type="checkbox"/>	

Place name: Gallagher and Bagnell grave site	Place ID: 104
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates early settlement of Dundowran (Criterion A). • The grave site has potential to yield information, including archaeology (Criterion C). • The Gallagher family is closely associated with the early history of Dundowran (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Grave site. 	
Type: Built <input type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • ? 	
Material Change of Use	
<ul style="list-style-type: none"> • N/A. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Ensure the grave site has an appropriate buffer if the Lot is reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> • No building or operational work should occur within the heritage boundary. 	
Development Adjoining	
<ul style="list-style-type: none"> • Scope for development adjoining. Ensure the grave site remains visible and buffered from surrounding development. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Burrell Cordial Factory and Residence	Place ID: 105
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates the establishment of manufacturing premises in Howard (Criterion A). • Very rare that an early cordial factory still exists in the region (Criterion B). • It demonstrates principal characteristics of a cordial factory in the region in the 19th century – that is, very small, simple and predominantly built from timber (Criterion D). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Former residence. • Former cordial factory building. • Shed. • Possible bottle dump. • Overall, buildings are timber, simple structures with detached elements reflecting construction in the 19th century in a small regional town. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • District Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> • Current use unclear, presumed to be residential. A variety of uses could be considered for the place given it is no longer used for its original purpose (i.e. factory). 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • No further reconfiguration should occur. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work to the heritage buildings should be restricted primarily to repairs and maintenance. The detached kitchen provides an example of how extensions to the residence (for example) could be contemplated whilst still retaining significant elements. • New buildings/structures could be added to site if the spatial relationship between the house and former factory is retained. • Views to the house and factory from the adjacent sports field should be retained. 	
Development Adjoining	
<ul style="list-style-type: none"> • The principal view to the place is from the adjacent sports oval and this should be maintained. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Van Cooten's Drapery	Place ID: 106
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates the continued growth of Howard in the post-World War II period (Criterion A). • It's a brick building, which is rare in Howard (other commercial premises timber) (Criterion B). • Associated with the Van Cooten family of Maryborough, important drapers (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Building, including brick construction, façade (including decorative elements), cantilevered awning and interior shop space. • Ancillary structures at the rear of the shop. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • District Centre. • Retain in this zone. 	
Material Change of Use	
<ul style="list-style-type: none"> • Currently used for retail – preferred use. Alternative uses could include a café or restaurant, gallery or similar. Any change of use should nonetheless retain its identity as part of the District Centre. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work should be restricted to repairs and maintenance. Given the extent of structures already within the Lot, new buildings or structures are not recommended, or alternatively they should be located at the rear of the property and their size etc. should not impact the streetscape value of the shop building. 	
Development Adjoining	
<ul style="list-style-type: none"> • Development adjoining should not exceed the Van Cooten building is size, scale or bulk and there should be a buffer from the property borders to ensure the current configuration of the building relative to the street is maintained (i.e. shops in the street are all separated from adjoining properties by some degree of space). 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Seafont Oval	Place ID: 107
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Important as an early sports ground in Hervey Bay (Criterion A). • Associated with sporting teams that have used the oval since the 1930s (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • Current Esplanade Masterplan does not recommend further development of the oval. • Currently a proposal to substantially alter the oval, including the installation of a children's playground. 	
Key Components	
<ul style="list-style-type: none"> • Sports oval – open, grassed space. • Stage – not significant from a heritage perspective. 	
Type: Built <input type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Sport and Recreation. • Retain current zoning. 	
Material Change of Use	
<ul style="list-style-type: none"> • Retain current use. Material change of use not appropriate. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> • No new buildings or structures should be added to the place, as this will reduce the oval's sporting function and therefore reduce the significance of the place. 	
Development Adjoining	
<ul style="list-style-type: none"> • Development adjoining should not affect the oval. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Pialba Rail Bridge	Place ID: 108
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates the extension of the railway to the Urangan Pier in 1917 (Criterion A). • Rare – one of the only physical pieces of the line to still exist (Criterion B). 	
Additional Context	
<ul style="list-style-type: none"> • The line as it extended away from the bridge towards Urangan ran through what is now Pialba Place. • The rail line was formed into a mound in sections for drainage, and the mound near the bridge was filled in on one side as part of the Cultural Centre development. A fence was also installed from the footpath for safety purposes. 	
Key Components	
<ul style="list-style-type: none"> • Former rail bridge (timber sleepers, frame etc.). • Rail line extending to the southwest, characterised by a raised mound. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Open Space. 	
Material Change of Use	
<ul style="list-style-type: none"> • Leave as open space. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Not recommended, as this will affect the relationship between the bridge and evidence of the railway extending away from it. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Restrict to repair and maintenance. 	
Development Adjoining	
<ul style="list-style-type: none"> • Adjoining development should not affect evidence of the former railway and its alignment. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Polson Cemetery	Place ID: 109
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates the settlement of Hervey Bay (Criterion A). • Can yield information, especially about the people buried there, their customs and religion as well as burial practices (Criterion C). • It demonstrates the characteristics of a cemetery, especially one that has evolved with changes in cemetery practice over an extended period (Criterion D). • Association with the Hervey Bay community (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Boundary fence, entrance gate, grave sites, headstones/monuments, layout, amenity block, staff facilities (?) and South Sea Islander memorial. Fence, staff facilities and amenity block not significant. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • CF6 – Cemetery. 	
Material Change of Use	
<ul style="list-style-type: none"> • N/A. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • N/A. 	
Building or Operational Work	
<ul style="list-style-type: none"> • New buildings/structures and operational work not associated with new burials should occur towards the western or northern boundaries of the cemetery, if required. 	
Development Adjoining	
<ul style="list-style-type: none"> • Maintain a buffer between the cemetery and adjoining development. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Dayman General Store	Place ID: 111
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Illustrates the commercial development of Urangan in the c1920s (Criterion A). • Rare surviving example of a commercial premises from an early period of Urangan's history (Criterion B). • The building is important to the streetscape (Criterion E). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Building, including fibrous cement cladding, parapet, awning, corner entrance, shop windows and internal features consistent with its construction in the c1920s. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Neighbourhood Centre. • Appropriate zoning. 	
Material Change of Use	
<ul style="list-style-type: none"> • Ideally should remain in use as a retail premises. • Other uses such as a gallery, café and restaurant or similar might be considered if no longer viable as retail. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Not recommended as the building already occupies the majority of the Lot. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Work should be restricted to repairs and maintenance of the building overall and especially the façade. Internal shop fitouts appropriate where required, ensuring early features are retained (subject to a site visit). 	
Development Adjoining	
<ul style="list-style-type: none"> • Development adjoining should ensure the streetscape contribution of the shop is not excessively reduced. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Urangan Railway Remnants	Place ID: 112
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates the extension of the railway to the Urangan Pier in 1917 (Criterion A). • Rare – one of the only physical pieces of the line to still exist (Criterion B). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Concrete railway stop. • Sets of railway lines (x2). 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Road reserve. 	
Material Change of Use	
<ul style="list-style-type: none"> • N/A. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • N/A – components already separated. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Maintenance only. 	
Development Adjoining	
<ul style="list-style-type: none"> • N/A. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Bogimbah Reserve and Mission	Place ID: 113
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates the removal of Aboriginal people, including from the region, to reserves and missions (Criterion A). • There is archaeological potential that could reveal cemeteries, site of the mission and remnant material evidence e.g. building footings, rubbish dumps etc. (Criterion C). • Association with the Butchulla community, as well as the wider Aboriginal community in Queensland (as people removed there from places other than the Fraser coast as well) (Criterion G). • Associated with the work of Archibald Meston, so-called Protector of Aborigines (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • Understood that remote sensing of grave sites (associated with mission/reserve cemetery) was undertaken in the last few years. 	
Key Components	
<ul style="list-style-type: none"> • Archaeological in nature. Full survey not completed, but location of one or more cemeteries may now be known (due to remote sensing noted above). Examples of material evidence noted in summary statement of significance above. 	
Type: Built <input type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Open Space. 	
Material Change of Use	
<ul style="list-style-type: none"> • Retain as Open Space. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • N/A. 	
Building or Operational Work	
<ul style="list-style-type: none"> • No building or operational work should be undertaken within the boundary, unless it is maintenance of an existing track/road. • An archaeological survey of the place should be undertaken and the results used to guide any future management of the site, including maintenance of roads and tracks as required. 	
Development Adjoining	
<ul style="list-style-type: none"> • N/A. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input type="checkbox"/> High <input checked="" type="checkbox"/>	

Place name: Historical Sites at North White Cliffs, Fraser Island	Place ID: 114
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Illustrates the importance of the timber industry and navigation to the region's history (Criterion A). • The World War II commando training facilities are rare (Criterion B). • The place has archaeological potential as there is copious material evidence of prior use including war training and the timber industry (Criterion C). • Association with the soldiers and staff who trained at the commando training facility during World War II (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • An archaeological survey of the site was undertaken in the 1990s (Townrow 1994) – see the reference in the place card for details. 	
Key Components	
<ul style="list-style-type: none"> • Primarily landscape/archaeological – see place card description and survey report for more detail. 	
Type: Built <input type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Open Space. 	
Material Change of Use	
<ul style="list-style-type: none"> • Retain as Open Space. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • N/A. 	
Building or Operational Work	
<ul style="list-style-type: none"> • No building or operational work should be undertaken within the boundary, unless it is maintenance of an existing track/road. • Use the existing archaeological report for the place as a basis for management of the site, including maintenance of roads and tracks as required. 	
Development Adjoining	
<ul style="list-style-type: none"> • N/A. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input type="checkbox"/> High <input checked="" type="checkbox"/>	

Place name: Christ Church	Place ID: 115
Context	
Summary Statement of Significance <ul style="list-style-type: none"> • Demonstrates the settlement and development of Granville (Criterion A). • Good example of a small timber rural church (Criterion D). • The timber construction and church design mean the church makes a pleasing contribution to the urban landscape in Granville (Criterion E). • Spiritual association for the Granville community (Criterion G). 	
Additional Context <ul style="list-style-type: none"> • N/A. 	
Key Components <ul style="list-style-type: none"> • Church building, including timber construction and cladding, corrugated iron roof, gabled entrance and internal layout and features. • Attached hall (significance unclear). • Location in a generally open block, with few examples of mature vegetation. The relative openness of the block emphasises the church building and its contribution to the surrounding streetscape. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning <ul style="list-style-type: none"> • CF4 – Community and Cultural Facilities. 	
Material Change of Use <ul style="list-style-type: none"> • Retain as current use unless deconsecrated. If deconsecrated, ongoing community use preferred. 	
Reconfiguration of Lot <ul style="list-style-type: none"> • The Lot is large relative to the space occupied by the church, although as noted above this emphasises the church's contribution to the streetscape. Reconfiguration should be approached with caution. 	
Building or Operational Work <ul style="list-style-type: none"> • For the church, work should be restricted to repairs and maintenance. • If new buildings or structures are required, these should be separate from the church building and built to the rear or to the side of the property so the streetscape value of the church is retained. • Additional buildings or structures should be limited to that the sense of space in the Lot is retained. • Signage should not be attached to the church. 	
Development Adjoining <ul style="list-style-type: none"> • Should pose little impact given the size of the church Lot and residential nature of the area. 	
Potential for Offset Incentive? <ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Maryborough QCWA Building	Place ID: 116
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> Shows the development of Maryborough post-World War II and adoption of modern architectural trends (Criterion A). The unusual design of the building ensures it makes a unique contribution to the streetscape (Criterion E). Associated with the QCWA (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> N/A. 	
Key Components	
<ul style="list-style-type: none"> Building, including modernist design (square, flat, absence of ornamentation etc.), entrance with awning supported by 'v' shaped posts and balustrade, front brick fence. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> Principal Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> Should remain used as a community facility. Alternative uses could be contemplated if community use not feasible. However, any evidence of community use should be retained e.g. internal configuration including hall space, rooms etc. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> Given the size of the Lot it should not be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> Work on the building should be restricted to repairs and maintenance. New structures or buildings may be contemplated at the rear of the building, if they are not excessive in terms of size, scale and bulk relative to the QCWA building. 	
Development Adjoining	
<ul style="list-style-type: none"> QHR places on either side. Generally low level of buildings on the western side of the QCWA and setback should be retained to preserve the streetscape value of the QCWA. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> Yes, especially parking, if more development allowed at the rear of the property. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Watson's House	Place ID: 117
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • A good example of an elite timber house built at the turn of the 20th century (Criterion D). • Striking house, important to the streetscape and Maryborough landmark (Criterion E). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • House, including all external physical components and the overall design and layout of the house. • Yard and examples of mature vegetation. Yard provides important setting for the house. • Low fence – preserves view to and streetscape impact of the house. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Low Density Residential. • Zoning ideal. 	
Material Change of Use	
<ul style="list-style-type: none"> • Should remain residential. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Lot should not be reconfigured given the size of the house and importance of the yard. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Work on the house should be restricted to repairs and maintenance. Given the size of the house, new buildings and structures are not encouraged. 	
Development Adjoining	
<ul style="list-style-type: none"> • Given current zoning, this should not be an issue. Preservation of the current setting of the house e.g. yard will help maintain a buffer with surrounding development. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Graham & Co Offices	Place ID: 118
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates establishment of shipping agencies in Maryborough in the 19th century (Criterion A). • A good example of a building built as offices in Maryborough in 19th century in a semi-industrial setting i.e. near the wharves (Criterion D). • Associated with Graham & Co, early shipping agents in Maryborough (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Main building, especially ornamental façade (e.g. pilasters). • Some additional buildings within the Lot, provenance and significance will need to be determined before development can occur. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Principal Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> • Uncertain of current use. Appropriate uses include retail, commercial, gallery or similar. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Lot should not be reconfigured given the relative narrowness of the Lot. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Work on the building should be restricted to repairs and maintenance. Internal changes may be permitted depending on the extent of early/original fabric and configuration (TBD). • New buildings/structures may be permitted at the rear of the property if it can be demonstrated that existing structures are not significant. The size of the Graham & Co building means that there is scope for development at the rear subject to above caveats. 	
Development Adjoining	
<ul style="list-style-type: none"> • The size of the building means that there is flexibility regarding adjoining development. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • Yes, especially parking, if development occurs at the rear of the property. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Elizabeth Park Rose Gardens	Place ID: 119
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Illustrates demand for cemeteries as the population of Maryborough grew in the 19th century (Criterion A). • Archaeological potential, especially grave sites where burials were not exhumed (Criterion C). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Currently a park and rose garden. • Significant components are: prior use as a cemetery and potential for grave sites. 	
Type: Built <input type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Open Space. • Ideal zoning. 	
Material Change of Use	
<ul style="list-style-type: none"> • Should remain a park for community use. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Lot should not be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Limit building work to retain the park characteristics and sense of open space. • Operational work should be restricted, due to the potential for disturbance of human remains. • Operational work may require monitoring and recording by a qualified archaeologist. 	
Development Adjoining	
<ul style="list-style-type: none"> • N/A. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: King's Café	Place ID: 120
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • The Art Deco design of the building is rare in Adelaide Street (Criterion B). • The Art Deco features make a striking contribution to the Adelaide Street streetscape (Criterion E). • Associated with the King Bros, prominent in the oyster and café industries in Maryborough (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Building, especially the exterior and all Art Deco features. • Potential for some internal features to be original, including dance hall on first floor? 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Principal Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> • No longer used as a café. Ground floor used as a bank at the time of original heritage study survey. Can accommodate a variety of uses consistent with the principal centre, including commercial, retail, café and/or restaurant. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Lot should not be reconfigured given how narrow it is. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work on the exterior should be restricted primarily to repair and maintenance. Potentially some scope for new building work on the ground floor, depending on the extent of impact of previous changes (if present). • Scope for changes internally as required e.g. shop fit outs, but caution should be exercise if original/early fabric and configuration of the café remain intact, especially on the first floor. • Operationally, signage should not be located above the awning. 	
Development Adjoining	
<ul style="list-style-type: none"> • Adjoining development (north side) should remain setback so the views to and from the building are preserved. Size, scale and bulk of new development should be consistent with the former café and other buildings in the street. Heritage-listed property on the southern side. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Stellmachs	Place ID: 121
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • A rare example of a FH Faircloth-designed small commercial building in Maryborough (Criterion B). • The design of the building makes a striking contribution to the Adelaide Street streetscape (Criterion E). • Associated with Faircloth, a prominent regional architect (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Building, especially the façade and all decorative ‘classical revival’ features. • Potential for features associated with the original bakery/shop to be intact, including entrance, display windows, interior features associated with the bakery and function of first floor (residence?). 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Principal Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> • No longer used for the original building’s purpose. Can accommodate a variety of uses consistent with the principal centre, including commercial, retail, café and/or restaurant. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Lot should not be reconfigured given how narrow it is. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work on the exterior should be restricted primarily to repair and maintenance. Potentially some scope for new building work on the ground floor, depending on the extent of impact of previous changes (if present). • Scope for changes internally as required e.g. shop fit outs, but caution should be exercise if original/early fabric and configuration of the bakery and function of first floor (residence?) remain intact. • Operationally, signage should not be located above the awning. • Alternative location for air-conditioning units recommended. 	
Development Adjoining	
<ul style="list-style-type: none"> • Surrounded by local heritage listed properties. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Bells Vue Private Hotel	Place ID: 122
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Makes a strong contribution to the streetscape and decorative features of the hotel especially dating to the 1930s are especially pleasing (Criterion E). • Associated with FG Popp, a well-known Maryborough identity (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • Renovation has been ongoing on the building since its listing. 	
Key Components	
<ul style="list-style-type: none"> • Building as per the description in the place card (extensive features). • Internal configuration and fabric consistent with the use of the building as a hotel with shops along the street. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Principal Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> • Can accommodate a variety of uses, including retail, commercial, café, restaurant and accommodation. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured as the building occupies most the Lot. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Work to the exterior of the building should be restricted to repairs and maintenance. • Some changes may be permitted internally to accommodate different uses if the early configuration and associated fabric is not unduly affected. • The nature and size of the building are such that a conservation management plan should be prepared to assist assessment of development proposals. 	
Development Adjoining	
<ul style="list-style-type: none"> • This should not be an issue given the size, scale and bulk of the hotel. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input type="checkbox"/> High <input checked="" type="checkbox"/>	

Place name: Stuparts	Place ID: 123
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> The building contributes to the streetscape of Kent Street, as it is a nicely designed and detailed historic building (Criterion E). Features include the decorative detailing and parapet on the façade. The building is associated with George Stupart, who was synonymous with retail in Maryborough from the 1870s through to the mid-20th century (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> N/A. 	
Key Components	
<ul style="list-style-type: none"> Building. Façade, including decorative detailing. Note some elements such as the parapet are matched (to varying degrees) on the adjacent Stupart's Emporium (Place ID 038). Awning and shop front appear to have been modified from original. External air-conditioning units intrusive. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> Principal Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> Acceptable use includes retail/café/commercial. Internal changes should retain as much of the historic features relating to the former use of the building, especially relating to retail functions, in any future development. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> Not applicable as the Lot is very small. 	
Building or Operational Work	
<ul style="list-style-type: none"> Building work should be restricted to repairs on the façade above the awning, and changes that reveal original features that have been obscured over time. Note the continuity of some features with the adjacent building (also Stupart's). Building work to the awning and ground level may be considered subject to further analysis, as it appears these components may not be original. Advertising signage should not be located on or above the awning, to maintain aesthetic integrity of the building. Internal changes should retain as much of the historic features relating to the former use of the building, especially relating to retail functions. 	
Development Adjoining	
<ul style="list-style-type: none"> Adjoining development on the northwest elevation should not exceed the size, scale and bulk of the Stupart's building. Development will be restricted on the opposite side as the building is the second Stupart's building (Place ID 038). 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Maryborough Powerhouse	Place ID: 124
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Illustrates the provision of electricity in Maryborough (Criterion A). • A good example of a 1930s powerhouse (Criterion D). • The building is quite imposing and along with its decorative elements and corner position makes a strong contribution to the streetscape (Criterion E). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Building, including window and door configuration, decorative parapet and pipes etc. extending from the roof, indicative of the former function of the building. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Precinct MU4 – Mixed Use. 	
Material Change of Use	
<ul style="list-style-type: none"> • Currently used for community purposes? Community use ideal, but can support a range of other uses, including commercial, retail, gallery etc. • New use should conserve as much interior detailing as possible that relates to the original use of the building as a powerhouse. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Lot should not be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Work to the exterior of the building should be restricted to repairs and maintenance. • Potential scope for building work internally, depending on the proposed use and impact on any components that relate to the use of the building as a powerhouse. • Flexibility regarding signage on the exterior given the size and scale of the building's façade. 	
Development Adjoining	
<ul style="list-style-type: none"> • Not an issue given the imposing nature of the building. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • Yes, depending on use of the place. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Helsham's Buildings	Place ID: 125
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Important for its aesthetic significance – a pleasing example of 1870s building design in Maryborough (Criterion E). • Associated with Douglas Helsham, and early pioneer in the region, and James Colishaw, a prominent Queensland architect (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Three joined buildings with decorative facades and ground floor shop fronts. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Principal Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> • Can be used for a mix of retail, commercial, residential, café/restaurant etc. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Lot should not be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work to the exterior should be limited primarily to repair and maintenance. • Approach to awnings should be consistent – either each shop has them or not. Approach should be determined by historical research e.g. photographs. • Internal building work – extent of original/early fabric and use in the interior is unclear, but if present and identified should be preserved where possible. • Signage should be restricted to the ground floor level, leaving the first floor clear. 	
Development Adjoining	
<ul style="list-style-type: none"> • Not a significant issue given the size and bulk of the building. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Finney, Isles & Co Building	Place ID: 126
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Illustrates the regional importance of Maryborough (Criterion A). • The architectural features and prominent corner ensure the building is a striking addition to the streetscape (Criterion E). • Associated with the prominent architect, FH Faircloth (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Building, including the façade (windows, awning, parapet, decorative features), ground floor shop fronts and potentially internal space reflecting historical use as a department store. 	
Type: Built <input type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Principal Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> • Ideal use is retail, although other uses could be contemplated including commercial, café/restaurant, gallery etc. • Any change of use should seek to preserve fabric and configuration that reflects historical use as a retail store. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work to the exterior should be restricted to repairs and maintenance. • There is no scope for additional buildings or structures on the site. • Internal building work should seek to preserve fabric and configuration that reflects historical use as a retail store. Freestanding structures, walls etc. may be suitable. • Signage should not be located on top of or above the awning. 	
Development Adjoining	
<ul style="list-style-type: none"> • Some flexibility given the prominent corner position of the Finney, Isles & Co building and its relative size. Nonetheless, new development should not excessively dominate the form of the building, consistent with the character code for Maryborough's commercial centre. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • Yes. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Riverside Apartments	Place ID: 127
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> Archaeological potential – on the site of the first house constructed in Wharf Street and two unmarked graves at the rear of the property. 	
Additional Context	
<ul style="list-style-type: none"> N/A. 	
Key Components	
<ul style="list-style-type: none"> The key component is archaeological potential. The house itself is not deemed to be significant. 	
Type: Built <input type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> Principal Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> The listing is focused on archaeological potential, so Material Change of Use is not itself an issue. Any operational work that disturbs the ground should be informed by an archaeological management plan prepared by a qualified archaeologist and ground disturbing works monitored and recorded by an archaeologist. The site of the graves, if determined, should be free from any form of development. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> The Lots in this section are already very narrow and unlikely to be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> As noted above, the key component of the place is archaeological potential. Follow the instructions provided for work associated with Material Change of Use. 	
Development Adjoining	
<ul style="list-style-type: none"> There is potential for archaeology associated with the Apartments to extend into adjoining Lots. This is especially the case for the graves, which are believed to be at the rear boundary of the current property. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input type="checkbox"/> High <input checked="" type="checkbox"/>	

Place name: Embassy Theatre	Place ID: 128
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Rare, as very few intact historical theatres still extant (Criterion B). • The fabric provides a good example of a 1930s theatre (Criterion D). • Associated with the Stump family, prominent Maryborough hoteliers (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Building, including overall shape (long and rectangular to accommodate a theatre), façade and interior features including, for example, the foyer and auditorium (open floor, surrounding balconies and theatre boxes, stage and proscenium, decorative elements etc.). Likely to be other components not noted here and could include change rooms etc. • There is some aesthetic difference between the ground level façade and the first-floor façade, illustrating the possibility that the ground level was altered in the c1960s-70s. The contrast between the two levels should be preserved to illustrate aesthetic changes to theatres/cinemas over time. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Principal Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> • Not used as a theatre/cinema any more, although this would be ideal. Can accommodate a range of uses, including retail, commercial etc. (was used as a furniture showroom for a considerable period). • Building work associated with a material change of use should preserve key components of the place. Free standing structures may be appropriate to minimise impact to existing fabric. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> • See instructions above for material change of use. • Signage should not be allowed on top of the awning or above, except for the painted sign on the parapet. 	
Development Adjoining	
<ul style="list-style-type: none"> • Some flexibility for development adjoining, as a local heritage place on one side and the relative size, scale and bulk of the former theatre building ensures it will remain prominent, subject to commercial character guidelines for new development adjacent. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • Yes. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input type="checkbox"/> High <input checked="" type="checkbox"/>	

Place name: Carlton Hotel	Place ID: 129
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Art Nouveau architecture unusual in the region (Criterion B). • The Art Nouveau elements and prominent corner position ensure the building contributes to the streetscape (Criterion E). • Associated with prominent Maryborough architect POE Hawkes (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Building, including façade, cantilevered awning and interior elements i.e. bar, accommodation. Exterior tiles interesting; they include an Egyptian Scarab Beetle design. • The tiled roof is also important. • Some of the interior elements may have been altered over time. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Principal Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> • Whilst possible, ideal use should remain as a hotel. Alternatives would need to be carefully explored. • Any work associated with a material change of use, if required, should retain key components associated with the historic function of the place as a hotel. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work should be restricted to repairs and maintenance on the exterior of the building. • There is potentially more scope for building work internally, depending on the extent of changes that have occurred over time. If fabric is original or early, caution should be exercised before wholesale changes. 	
Development Adjoining	
<ul style="list-style-type: none"> • Some flexibility, as the corner position and relative size and the bulk of the hotel ensure its visual prominence. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Parkview	Place ID: 130
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • May include a shingle roof under the corrugated iron roof, which is rare (Criterion B). • Associated with Lucy Priddy, a prominent local resident (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Possible shingle roof under the existing corrugated iron. Also, some original fabric internally, such as floorboards. Statement of significance however focuses on the shingles. • The overall form of the house, especially the roof shape, is representative of the design of houses in the 1870s. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Medium Density Residential. 	
Material Change of Use	
<ul style="list-style-type: none"> • Has been used as a residence and café in the past. Multiple uses feasible, including commercial. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work to the house can be permitted, if the original roof is retained intact. • Although the contribution of the house to the streetscape is not a key factor in the statement of significance, the association of the house with Priddy (Criterion H) and the importance of the roof mean that the house does contribute in this regard. • Therefore, additional building work/structures should be located at the rear of the house and not exceed the house in size, scale or bulk. 	
Development Adjoining	
<ul style="list-style-type: none"> • Given zoning in the area and the focus of the statement of significance there are no major impediments to development adjoining. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • Yes – given the zone and the difference between the existing dwelling and medium density zoning. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: St Thomas Church of England	Place ID: 131
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> The building is a good example of a small urban masonry church, built in the 1880s (Criterion D). Association with the local Church of England community (Criterion G). Association with Edgar Thomas Aldridge (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> No longer used as a church. Assume it has been deconsecrated? 	
Key Components	
<ul style="list-style-type: none"> Building, including all architectural features and religious symbolism, and the plaque dedicated to Aldridge's wife, Maria. The open space around the church, which ensures it is a visible feature of the streetscape. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> Medium Density Residential. 	
Material Change of Use	
<ul style="list-style-type: none"> No longer used as a church, so different uses can be entertained. Any work associated with a material change of use should retain all key components as noted above. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> The Lot should not be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> Building work on the former church should be restricted to repairs and maintenance. Scope for additional building/structure at the rear of the property, but this should be smaller in size, scale and bulk than the church itself so that its presence is minimised. Signage should not be attached to the church. 	
Development Adjoining	
<ul style="list-style-type: none"> Development adjoining should ensure views to the church from the street and approaches are not obscured. This could be achieved by appropriate setbacks etc. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> Yes, given the current zoning of the surrounding area. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Prickett's Cottage	Place ID: 132
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • A good example of a small worker's cottage dating to the c1870s (Criterion D). • Associated with the Prickett family (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Cottage, especially the overall shape of the original core of the building (gabled section), corrugated iron roof, front verandah and internal fabric and configuration. • Outhouse, shed and copper with chimney. • Trench of bricks (presumably for drainage) parallel to the house. • Possibility of archaeological material in the yard given the age of the property. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Low Density Residential. 	
Material Change of Use	
<ul style="list-style-type: none"> • Should remain residential given its age, size and location. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building work to the house should be restricted to repairs and maintenance. • Internal renovations may be permitted in some circumstances e.g. kitchen and bathroom, but overall building configuration and original/early components identified in the place card should be retained. • May be scope for additional structures in the yard towards the rear of the property, but caution should be exercised given the presence of the outbuilding, shed, copper and other features as identified in the place card. 	
Development Adjoining	
<ul style="list-style-type: none"> • Not an issue given the zoning of the area. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Maryborough Wharf Branch	Place ID: 135
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates the importance of the railway in the development of the Port of Maryborough and the industries in its vicinity (Criterion A). • A good example of a branch railway to service the wharves and industry (Criterion D). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Railway and associated fabric. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Various? 	
Material Change of Use	
<ul style="list-style-type: none"> • N/A. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • N/A. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Maintenance and repair only. If the line needs to be disturbed for operational work (road repair, service installations etc.) then it should be carefully removed and reinstated. Recording of the fabric during the process recommended. 	
Development Adjoining	
<ul style="list-style-type: none"> • N/A. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Maryborough Fire Station	Place ID: 136
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates the characteristics of a fire station (Criterion D). • Aesthetically pleasing, especially the Art Deco design elements (Criterion E). • Association with Queensland Fire and Rescue Service in Maryborough (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Main building only – remainder of the site is not located within the boundary. • The Art Deco elements are reflected in the design of the main section (fire engine bays etc.), particularly decorative elements and curved sections – see place card description for more detail. • Other components are those associated with the use of the building as a fire station e.g. the fire engine bays on the corner etc. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • ? 	
Material Change of Use	
<ul style="list-style-type: none"> • Still used as fire station. Alternative uses could be accommodated should it cease to function as a fire station. Any work required because of a material change of use should conserve the key components outlined above and in the place card. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot could be reconfigured given the focus of the place card is only on the main fire station building. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Externally, work should be restricted to repairs and maintenance, unless there is a clear operational need for changes. Ideally, changes will not be necessary because of the size of the Lot relative to the main building and if extensions or additions are required they can be located elsewhere in the Lot. • Internally, the owner should be encouraged to maintain original/early fabric and the original/early configuration of the building. 	
Development Adjoining	
<ul style="list-style-type: none"> • Not an issue given the size of the building, Lot and prominent corner position. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Wharf Timbers and Crane Base	Place ID: 137
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrate the importance and location of early wharves at Maryborough (Criterion A). • An engendered aspect of the region's history e.g. impact of environmental factors and bank stabilisation work (Criterion B). • The material remains help understand the location and construction of the wharves (Criterion C). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Wharf timbers, concrete, metal braces, concrete crane plinth. 	
Type: Built <input type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • ? 	
Material Change of Use	
<ul style="list-style-type: none"> • N/A. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • N/A. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Remnant material should be retained during building or operational work. If bank stabilisation required, simply cover remains rather than removing. Archival recording recommended prior to any work. 	
Development Adjoining	
<ul style="list-style-type: none"> • Possibility that some wharf timbers etc. extend beyond the heritage boundary. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Maryborough Water Treatment Plant	Place ID: 138
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Illustrates need for safe water supply as the town of Maryborough grew (Criterion A). • A 1930s-water treatment plant is uncommon in the region (Criterion B). • A good example of a municipal structure built in the 1930s (Criterion E). 	
Additional Context	
<ul style="list-style-type: none"> • Understood that machinery still extant internally. 	
Key Components	
<ul style="list-style-type: none"> • Main building (Filter House), Reservoir, including adjoining building, two water buildings and a house (presumably former caretaker's house). • More recent sheds and service buildings at the rear of the property – these are not deemed to be significant. • Mature trees, including mango trees at the rear of the property. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • CF2 – Government Purposes and Public Utilities. 	
Material Change of Use	
<ul style="list-style-type: none"> • Depending on current usage, options could be considered for a material change of use to encourage use of the site. • Changes should nonetheless retain the key components. There is scope for additional buildings or structures in the yard of the property without substantially affecting the key components. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Limited scope for reconfiguration, particularly the northeast corner. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Work to the key components should consist only of repairs and maintenance. • Work to more recent components can probably occur with minimal assessment from a heritage perspective. • Scope for additional buildings and structures on the site due to the amount of open space. These should be located at the rear of the property (Reed Ave). • Operational work required for continuing operation of the facility acceptable, but options to retain significant fabric should be prioritised. 	
Development Adjoining	
<ul style="list-style-type: none"> • Not an issue give the size and scale of the components within the place, the size of the Lot and zoning context of surrounding area. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: Bauple Sugar Mill	Place ID: 140
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates the importance of Central Sugar Mills in the region and growth of settlements around them (Criterion A). • The site consists primarily of archaeological material and remaining fabric can yield information about the layout and operation of the mill (Criterion C). • The mill is associated with the history of Bauple community (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • Converge and Council staff met with the owner and examined the property in detail around the time of the heritage study. A key concern raised by the owner was the continuing use of the property for cattle. 	
Key Components	
<ul style="list-style-type: none"> • A range of archaeological features (see place card description for details). 	
Type: Built <input type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Rural. 	
Material Change of Use	
<ul style="list-style-type: none"> • Ideally should continue for rural use, primarily pasturage. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • The Lot should not be reconfigured, as this will split up the archaeological remains of the mill into separate Lots and make the whole difficult to manage. 	
Building or Operational Work	
<ul style="list-style-type: none"> • There is scope for new buildings and structures on the site, but the location of these should be carefully selected to ensure minimum disruption to existing archaeological components. • The same applies to operational works if required. • Any major work to the site should be informed by an archaeological management plan prepared by a qualified archaeologist and monitoring and recording or work as required. 	
Development Adjoining	
<ul style="list-style-type: none"> • There is potential for components of the former mill to be in adjacent properties. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input type="checkbox"/> High <input checked="" type="checkbox"/>	

Place name: Native Police Camp and Barracks	Place ID: 141
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Native Police typically patrolled the frontier in the early phases of European settlement (Criterion A). • The site may yield archaeological material associated with its occupation by the Native Police (Criterion C). • Association with the Native Police (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Potential for sub-surface archaeological material only. No surface structures. 	
Type: Built <input type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • Rural. 	
Material Change of Use	
<ul style="list-style-type: none"> • This would be appropriate, as the site is archaeological. • Any work required as part of a material change of use should be guided by an archaeological management plan prepared by a qualified archaeologist and operational works may need to be monitored and recorded by an archaeologist. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Not recommended, but as the site is archaeological in nature this would not be problematic. 	
Building or Operational Work	
<ul style="list-style-type: none"> • New buildings and operational work appropriate – refer to the recommendation for an archaeological plan above. 	
Development Adjoining	
<ul style="list-style-type: none"> • There is a possibility that archaeological material associated with the camp and barracks may be in adjacent properties. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input type="checkbox"/> High <input checked="" type="checkbox"/>	

Place name: Tiaro Cemetery	Place ID: 143
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Demonstrates the settlement of Tiaro (Criterion A). • Can yield information, especially about the people buried there, their customs and religion as well as burial practices (Criterion C). • It demonstrates the characteristics of a cemetery, especially one that has evolved with changes in cemetery practice over an extended period (Criterion D). • Association with the Tiaro community (Criterion G). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Boundary fence, entrance gate, grave sites, headstones/monuments, layout, mature trees (especially Bunya and Hoop pines). • Fence and entrance arch appear to be relatively recent and not significant. 	
Type: Built <input type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • CF6 – Cemetery. 	
Material Change of Use	
<ul style="list-style-type: none"> • N/A. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • N/A. 	
Building or Operational Work	
<ul style="list-style-type: none"> • New buildings/structures and operational work not associated with new burials should occur towards the boundaries of the cemetery, if required. 	
Development Adjoining	
<ul style="list-style-type: none"> • Maintain a buffer between the cemetery and adjoining development. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> High <input type="checkbox"/>	

Place name: Former Post Office and Residence	Place ID: 144
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> The construction of a post office, police station and court house demonstrated the growth of Tiaro at the time of construction (Criterion A). The building demonstrates a regional government building of that era (Criterion D). 	
Additional Context	
<ul style="list-style-type: none"> Evidence of the use of the building for court and police functions still in-situ on one of the walls. 	
Key Components	
<ul style="list-style-type: none"> Building, including verandahs (one open, both would have been open originally), projecting gables, and decorative timber elements such as finials. Interior of the building includes intact original fabric (see above). Verandah could possibly be re-opened if desired. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> District Centre. 	
Material Change of Use	
<ul style="list-style-type: none"> No longer used for government purposes. Can accommodate a range of different uses e.g. commercial, retail, café/restaurant, gallery. Any work required because of material change of use should conserve the building form, external fabric and any surviving internal fabric, especially evidence of historic use (as above). 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> Further reconfiguration not recommended. 	
Building or Operational Work	
<ul style="list-style-type: none"> Building work should be restricted largely to maintenance and repairs. The option to re-open the enclosed verandah potentially viable. The room configuration should remain intact and evidence of historic use internally conserved (as above). Scope for new structures at the rear of the property, but of a size and bulk that does not visually impact the former post office and residence. 	
Development Adjoining	
<ul style="list-style-type: none"> Development adjoining should be setback so that the view from the street of the former post office and residence is optimised. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: North Aramara Hall	Place ID: 145
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Settlement of North Aramara and establishment of community halls and sports grounds (Criterion A). • Principal characteristics of a rural community hall and sports ground (Criterion D). • Associated with the North Aramara community (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> • N/A. 	
Key Components	
<ul style="list-style-type: none"> • Timber hall, including internal space consistent with use as a community hall and other related facilities e.g. stage if present. • Adjacent sports ground – effectively just open ground. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • CF4 – Community and Cultural Facilities. 	
Material Change of Use	
<ul style="list-style-type: none"> • Should remain in use for community purposes. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Not recommended, but any reconfiguration should preserve the spatial connection between the hall and sports ground. 	
Building or Operational Work	
<ul style="list-style-type: none"> • No further building work recommended for the hall e.g. extensions and additions. New structures such as sheds and amenities blocks could be erected, but ensure these do not impact on the connection visually and physically between the hall and sports ground. 	
Development Adjoining	
<ul style="list-style-type: none"> • N/A. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input checked="" type="checkbox"/> High <input type="checkbox"/>	

Place name: George Furber's Site	Place ID: 146
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> Furber first European to establish a wharf on the Mary River (Criterion A). Has archaeological potential, both for the use of the site by Furber, but also the earlier use of the site as an outstation for Tiaro Station (dating from as early as c1843) (Criterion C). Association with George Furber, one of the earliest of Maryborough's pioneers (Criterion H). 	
Additional Context	
<ul style="list-style-type: none"> N/A. 	
Key Components	
<ul style="list-style-type: none"> Subsurface archaeological potential. 	
Type: Built <input type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> LDR1 	
Material Change of Use	
<ul style="list-style-type: none"> Material change of use appropriate, subject to appropriate archaeological management. Recommend preparation of an archaeological management plan by a qualified archaeologist prior to any planning and commencement of work. Monitoring and recording of operational work by a qualified archaeologist may also be required. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> Reconfiguration appropriate, if the current heritage boundary remains intact. 	
Building or Operational Work	
<ul style="list-style-type: none"> Appropriate – see comment for material change of use. Views from and to the bank of the river should be protected due to the early function of the site as a wharf and visibility of the property from the original Maryborough town site on the opposite bank of the river. 	
Development Adjoining	
<ul style="list-style-type: none"> Possibility of archaeology associated with early use of place in adjoining properties. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input type="checkbox"/> High <input checked="" type="checkbox"/>	

Place name: South Sea Islander Hospital and Cemetery	Place ID: 147
Context	
Summary Statement of Significance	
<ul style="list-style-type: none"> • Illustrates the importance of South Sea Islanders in the history of the region's sugar industry (Criterion A). • Archaeological potential within the site associated with the hospital and cemetery (Criterion C). 	
Additional Context	
<ul style="list-style-type: none"> • Development has been approved for the area of the Lot associated with the site of the former hospital. Council determined that there was no archaeological potential, although it is unclear whether this conclusion was reached because of an archaeological survey. • It is understood that the cemetery associated with the hospital may be located under the house on the property. 	
Key Components	
<ul style="list-style-type: none"> • Archaeological potential, including building footings and material associated with the use of the site as a hospital, and burial sites in the cemetery. 	
Type: Built <input type="checkbox"/> Landscape <input type="checkbox"/> Archaeological <input checked="" type="checkbox"/>	
Development Considerations	
Current zoning	
<ul style="list-style-type: none"> • RR2. 	
Material Change of Use	
<ul style="list-style-type: none"> • Material change of use appropriate subject to the preparation of an archaeological management plan prepared by a qualified archaeologist and any work required because of the change designed to minimise impact on archaeological material within the Lot, if feasible. 	
Reconfiguration of Lot	
<ul style="list-style-type: none"> • Not recommended, although appropriate if the heritage boundary remains intact. 	
Building or Operational Work	
<ul style="list-style-type: none"> • Building and operational work appropriate subject to an archaeological management plan – see comments for material change of use. 	
Development Adjoining	
<ul style="list-style-type: none"> • Possibility of archaeological material associated with the hospital and cemetery in adjoining properties. 	
Potential for Offset Incentive?	
<ul style="list-style-type: none"> • N/A. 	
Overall planning complexity: Low <input type="checkbox"/> Medium <input type="checkbox"/> High <input checked="" type="checkbox"/>	

Place name: Dominion Flour Mill	Place ID: 153
Context	
Summary Statement of Significance <ul style="list-style-type: none"> • Helps demonstrate importance of Maryborough as an industrial town (Criterion A). • Rare to include fabric from former Aldershot Smelter (Criterion B). • The site and buildings illustrate what a factory from the early 1900s look like and how it was laid out on site, including in relation to the railway (Criterion D). All the structures served a purpose related to the operation of the flour mill and therefore each of these structures will be significant to some degree. • The architectural design of key structures in the complex is considered aesthetically pleasing, as is the contribution of the archway and fence to the street. 	
Additional Context <ul style="list-style-type: none"> • The history is reasonably comprehensive, although it was unusual to have a flour mill in Maryborough as the region was not a strong wheat growing area. • The site includes a cement silo and former office with a safe, amongst other structures. 	
Key Components <ul style="list-style-type: none"> • All the existing structures are key components, as they all relate to the historic function of the mill. • The spatial relationship of the structures within the mill to each other and to the railway line, and the view to the mill from the road, are also important components. 	
Type: Built <input checked="" type="checkbox"/> Landscape <input checked="" type="checkbox"/> Archaeological <input type="checkbox"/>	
Development Considerations	
Current zoning Mixed Use – Precinct MU4.	
Material Change of Use <ul style="list-style-type: none"> • Alternative uses for the place should be encouraged. • Nonetheless, uses that comprise or reflect industry and manufacturing should be prioritised. 	
Reconfiguration of Lot <ul style="list-style-type: none"> • The site of the mill has already been substantially reconfigured, or parcels of land were not merged in the past. No further reconfiguration should occur. 	
Building or Operational Work <ul style="list-style-type: none"> • The site is quite intact. Given its rarity and visual impact, removal of buildings is not encouraged. • Any development of the site should be supported at a minimum by a heritage impact statement prepared by a suitably qualified professional and, ideally, a concept or master plan for the future development and use of the site. • Demonstration of no prudent or feasible alternative to the removal of one or more structures should be presented per the planning scheme policy requirements. • Given the density of structures on the site, new buildings could potentially be supported, if the overall scale of existing structures (such as the machine building, silo and entrance arch) remain visually dominant. • Overall, the complexity of the site means that Council may require professional assistance to provide advice regarding development proposals. 	
Development Adjoining <ul style="list-style-type: none"> • This is not an important consideration given the scale and density of the mill site. 	
Potential for Offset Incentive? No – again, given the scale and density of the mill site.	
Overall planning complexity: Low <input type="checkbox"/> Medium <input type="checkbox"/> High <input checked="" type="checkbox"/>	

Appendix 3 - Individual Recommendations for Heritage Citations

ID #	Place Name	Recommendations
*1	Howard War Memorial	
2	Popp's Pond Group of Fig Trees	<ul style="list-style-type: none"> Update the contextual history, acknowledging the current interpretation on-site.
*3	Woody Island Lighthouses & Ancillary Building Site	<ul style="list-style-type: none">
*4	Urangan Point State School, Block D	<ul style="list-style-type: none">
5	Brooklyn House	<ul style="list-style-type: none"> Review and update history and description of the place. Criterion E could be updated to emphasise streetscape contribution of the house and property.
6	Pialba Railway Station	<ul style="list-style-type: none"> Expand and update the history based on the recently-added Queensland Heritage Register entry for the Pialba War Memorial. The description should be expanded to include Freedom Park, war memorial (acknowledging that the memorial is now entered in the Queensland Heritage Register) and overall site context. Consider merging the place boundary with the adjacent Pialba Memorial Hall (Place ID 018) to create a single entry. This will improve conservation outcomes for the entire site. The contribution of the building to the Main Street streetscape should be acknowledged (Criterion E).
*7	Sandy Cape Lightstation	<ul style="list-style-type: none">
8	Dundowran Recreational Hall	<ul style="list-style-type: none"> Review and update history and description of the place. Could include more contextual information about the history and settlement of Dundowran and the area's links with the sugar industry in Childers.
9	Federal Theatre	<ul style="list-style-type: none"> Review and update history and description of the place, including more information about the development of Howard.
10	Howard Court House, Police Residence and Lockup	<ul style="list-style-type: none"> Review and update history and description of the place. Scope to expand on the history of the buildings within the complex and the development of Howard in more detail.
11	St Matthew's Church of England Church and Hall	<ul style="list-style-type: none"> Review and update history and description of the place. Criterion E could be updated to emphasise streetscape contribution of the church buildings.
12	Howard Cemetery and Rankin Graves	<ul style="list-style-type: none"> Review and update history and description of the place.
13	Historic Landfill Site	<ul style="list-style-type: none"> Review and update history and description of the place.
14	Nikenbah School and Shelter Shed	<ul style="list-style-type: none"> Expand history and description, particularly to provide more information about the broader Nikenbah settlement and the connections to other local heritage places including the former Danish Church and Cemetery and former goods shed. The history of the school prior to its removal to Nikenbah should also be investigated.

ID #	Place Name	Recommendations
15	Nikenbah Goods Shed	<ul style="list-style-type: none"> Expand history and description, particularly to provide more information about the railway, operation of the Nikenbah railway complex and its components, and agriculture in Nikenbah inclusive of further investigation into the history and significance of the adjacent co-op shed. Consideration should also be given to recognising the broader Nikenbah settlement and the connections to other local heritage places including the former Danish Church and Cemetery and the Nikenbah State School (former). Update the Statement of Significance to include Criteria C and E, specifically for views of and from the shed, especially in relation to the adjacent railway corridor and Chapel Road, and the potential for archaeological remains of the former railway complex.
16	Nikenbah Rifle Range	<ul style="list-style-type: none"> Review and update history and description of the place. Potential to expand on the history of the rifle range, its use and relationship to interwar community concerns about war and invasion.
17	Aalborg Danish Cemetery	<ul style="list-style-type: none"> Expand history and description, particularly to provide more information about the broader Nikenbah settlement and the connections to other local heritage places including the former school and goods shed.
18	Pialba Memorial Hall	<ul style="list-style-type: none"> Update history e.g. more information about Burrum Shire Council, original form of building, changes to the building after moved to the current location. Update description e.g. intrusive elements such as more recent changes, street trees etc. that impact views and fabric. Consider merging heritage boundary with adjacent Pialba Railway Station (Place ID 006). Update Significance e.g. evidence of phases of use in extant fabric beyond Shire Hall (Criterion D) and streetscape contribution and (Criterion E). Consider Masterplan inclusive of the memorial hall and adjacent Freedom Park and former railway station building (Place ID 006).
19	Milestone	<ul style="list-style-type: none"> Update history.
20	Pialba War Memorial	
21	Takura School	<ul style="list-style-type: none"> Review and update history and description of the place. Context about the settlement of Takura and more history about the school would be helpful.
22	Urangan Pier	<ul style="list-style-type: none"> Review and update history and description of the place. More context for the construction of the pier would be helpful.
24	South Sea Islander Graves	<ul style="list-style-type: none"> Provide a history of South Sea Islander labour and presence in Hervey Bay and the region more generally, and a description of the place. Refine the mapping to better reflect the actual heritage boundary (allowing for some uncertainty about the precise location).

ID #	Place Name	Recommendations
25	Dundathu Cemetery	<ul style="list-style-type: none"> Review and update history and description of the place. Context for the settlement of Dundathu as well as more information about the cemetery and its use would be helpful.
26	Martha White's bush graves	<ul style="list-style-type: none"> Review and update history and description of the place. More information about the expansion of settlement along the Mary River from the 1850s relative to the growth and development of Maryborough would be helpful.
27	Fred Monsour building	<ul style="list-style-type: none"> Review and update history and description of the place. More information about the development of Adelaide Street, Fred Monsour and POE Hawkes would be helpful.
28	J M Monsour Building	<ul style="list-style-type: none"> Review and update history and description of the place. More information about the development of Adelaide Street, JM Monsour and FH Faircloth would be helpful.
29	Former Commonwealth Bank	<ul style="list-style-type: none"> Review the description of the building and add further detail.
30	Stuparts (extension)	<ul style="list-style-type: none"> Review the description of the place. Consider combining entry with Place ID 038 and 123. All three buildings built for Stupart's and collectively they illustrate the growth of Stupart's retail business over the late 19th and 20th century.
*31	St Mary's Roman Catholic Church	
32	Maryborough Post Office	<ul style="list-style-type: none"> N/A.
*33	Post Office Hotel	
*34	Royal Bank (former)	
*35	Gatakers Warehouse, including Brown's Store	
*36	Woodstock House	
*37	Former Office of Sport and Recreation	
38	Stuparts Emporium	<ul style="list-style-type: none"> Review the description of the place. Consider combining entry with Place ID 038 and 123. All three buildings built for Stupart's and collectively they illustrate the growth of Stupart's retail business over the late 19th and 20th century.
*39	School of Arts	
*40	Engineers' Arms Hotel (former)	
41	Former two storey chemist shop	<ul style="list-style-type: none"> Review history and description of the place.
*42	Hotel Francis (former)	
*43	Royal Hotel	
*44	Maryborough City Hall	
*45	St Pauls Anglican Church and Hall	

ID #	Place Name	Recommendations
*46	Maryborough Railway Station Complex and Air Raid Shelter	
*47	Queens Park	
*48	Maryborough Court House	
*49	Maryborough Government Office Building	
*50	Customs House and Residence	
*51	Government Bond Store (former)	
*52	Maryborough Heritage Centre	
*53	Former Custom House Hotel	
*54	Criterion Hotel	
*55	Maryborough Waterside Workers' Hall	
*56	Ilfracombe	
*57	Oonooraba	
*58	Eskdale	
*59	Baddow House	
*60	Maryborough Base Hospital	
*61	Original Maryborough Town Site	
*62	Second World War RAAF Buildings, Maryborough Airport	
*63	Shop	
64	The Gas Company	<ul style="list-style-type: none"> Review the history and description of the place.
*65	Mortuary Chapel & cemetery	
*66	Lamington Bridge	
67	Uniting Church	<ul style="list-style-type: none"> Review the history and description of the place. Additional analysis of the church designs and broader history of the Presbyterian/Uniting Church in Maryborough would be helpful.
69	Former Walkers Shipbuilding Premises	<ul style="list-style-type: none"> Review the history and description of the place. Add Criterion C to the statement of significance because of archaeological potential e.g. former crane bases, etc. Adjacent drydock not included in original heritage boundary. This should be added.
*70	Central State School	
*71	Former Boys Grammar School	
72	Former Girls Grammar School	

ID #	Place Name	Recommendations
*73	Brennan & Geraghty's Store & two adjacent buildings and stables	
74	Carinya	<ul style="list-style-type: none"> Review and update the history and description. More information about Hawkes and the relative importance of the house design in the residential development of Maryborough would be helpful.
75	Hynes Timber Mill	<ul style="list-style-type: none"> Review and update the history and description.
76	Finemore's Building	<ul style="list-style-type: none"> Review and update the history and description. Information about Hawkes and the context for the building's construction e.g. owner, original function there etc. would be helpful.
77	St Mary's Convent and School	<ul style="list-style-type: none"> Review and update the history and description. Additional information about the Sisters of Joseph and the context for their establishment in Maryborough would be helpful. Add Criterion H for association with FDG Stanley – a prominent architect and responsible for a number of important buildings in Maryborough from the 1870s.
78	Station Hotel	<ul style="list-style-type: none"> Review and update the history and description. Could add Criterion B, as the oldest extant hotel in Tiaro, given there were originally four (and the Royal is no longer original).
79	Tiaro Memorial Hall	<ul style="list-style-type: none"> Review and update the history and description.
80	Larsen's Shop	<ul style="list-style-type: none"> Review and update the history and description. Further research into the adjacent house and contemplate addition of the house to the place boundary if found to be historically connected.
81	Tiaro Information Centre	<ul style="list-style-type: none"> N/A
82	Miva Cemetery	<ul style="list-style-type: none"> N/A
83	Munna Creek Hall and grounds	<ul style="list-style-type: none"> Review and update the description (some changes have occurred since the place was entered on the register). Consideration could be given to extending the boundary or creating a new place for the former school site, adjacent.
84	Former St Mary's Forest Station	<ul style="list-style-type: none"> Review and update the history and description.
85	Tuan West Fire Tower No. 6	<ul style="list-style-type: none"> Review and update the history and description.
86	Teddington Scrub and Weir	<ul style="list-style-type: none"> Review and update the history and description.
87	Brooweena Sawmill	<ul style="list-style-type: none"> Review and update the history and description. More information about the settlement of Brooweena would be helpful. Consideration should be given to the entry of the former owner/manager residence to the local heritage register, subject to further research.

ID #	Place Name	Recommendations
88	Teebar Hall and grounds	<ul style="list-style-type: none"> Review and update the history and description. More information about the settlement of Teebar would be helpful.
*89	Commissioner Bidwill's Grave	
90	Mount Joseph Three Rail Fence	<ul style="list-style-type: none"> Review and update the history and description. More information about Mt Joseph Station and the construction of the fence (if available) would be helpful.
91	Woocoo Historical Society	<ul style="list-style-type: none"> Review and update the history and description. More information about the establishment of Brooweena and the QCWA would be helpful.
92	Yengarie Hall	<ul style="list-style-type: none"> Review and update the history and description. More information about the establishment of Yengarie and the Antigua local government Division would be helpful.
93	St Mary's Church and Cemetery	<ul style="list-style-type: none"> Review and update the history and description. More information about the establishment of Brooweena/Teebar district and the St Mary's Church would be helpful.
94	Our Lady of the Way Catholic Church	<ul style="list-style-type: none"> Review and update the history and description. More information about the establishment of the Aramara district and the church would be helpful
*95	Allan Slab Hut	
*96	Brooweena War Memorial	
*97	Central Sugar Mill Ruins	
*98	War Memorial Bridge	
*99	Yengarie Sugar Refinery ruins	
100	Booral Homestead complex	<ul style="list-style-type: none"> Review and update the history and description. More information about Aldridge and his pastoral station would be helpful.
101	Burgowan No. 7 Mine complex	<ul style="list-style-type: none"> Review and update the history and description. More information about coal mining in the region would be helpful.
102	Doolong Flats Juice Mill	<ul style="list-style-type: none"> Review and update the history and description. More information about the early sugar industry in Hervey Bay and the region more generally would be helpful.
103	Pettigrew & Sim sawmill and village	<ul style="list-style-type: none"> Review and update the history and description.
104	Gallagher and Bagnell grave site	<ul style="list-style-type: none"> N/A.
105	Burrell Cordial Factory and Residence	<ul style="list-style-type: none"> Review and update the history and description. More information about the development of Howard and cordial manufacturing in the region would be helpful.
106	Van Cooten's Drapery	<ul style="list-style-type: none"> Review and update the history and description. More information about the development of Howard and the Van Cooten family would be helpful.
107	Seafront Oval	<ul style="list-style-type: none"> More information about the sporting history of the oval and the sports teams that used it since its construction would be helpful.

ID #	Place Name	Recommendations
108	Pialba rail bridge	<ul style="list-style-type: none"> Review and update the history and description. Consider heritage listing the entire railway corridor.
109	Polson Cemetery	<ul style="list-style-type: none"> More information about the settlement of Hervey Bay, Point Vernon and the association with Polson would be helpful. A site Masterplan may also assist planning of future work at the cemetery, including new structures if required.
111	Dayman General Store	<ul style="list-style-type: none"> Review and update the history and description. More information about the commercial development of Urangan and potentially the shop itself would be helpful. Could also add Criterion D, good example of an interwar commercial shop, particularly extensive use of fibrous cement sheeting and substantial parapet.
112	Urangan railway remnants	<ul style="list-style-type: none"> Review and update the history and description. More information about the development of Urangan and broader use of the railway complex there would be helpful.
113	Bogimbah Reserve and Mission	<ul style="list-style-type: none"> Archaeological survey of the place recommended to inform understanding and management.
114	Historical Sites at North White Cliffs, Fraser Island	<ul style="list-style-type: none"> Updated archaeological survey of the place recommended.
115	Christ Church	<ul style="list-style-type: none"> Review and update the history and description. More information about the settlement and growth of Granville and the original church denomination would be helpful.
116	Maryborough QCWA Building	<ul style="list-style-type: none"> Review and update the history and description. More information about the QCWA in Maryborough and the design and construction of the building would be helpful.
117	Watson's House	<ul style="list-style-type: none"> Review and update the history and description. More information about the house and its original owners/builders would be helpful.
118	Graham & Co Offices	<ul style="list-style-type: none"> Review and update the history and description. More information about the original and subsequent uses of the building would be helpful.
119	Elizabeth Park Rose Gardens	<ul style="list-style-type: none"> N/A
120	King's Cafe	<ul style="list-style-type: none"> Review and update the history and description. More information about the Kings, subsequent use of the building and historical internal features would be helpful.
121	Stellmachs	<ul style="list-style-type: none"> Review and update the history and description. More information about Stellmach, function as a bakery and Faircloth would be helpful.
122	Bells Vue Private Hotel	<ul style="list-style-type: none"> Review and update the history and description.
123	Stuparts	<ul style="list-style-type: none"> Review and update the history and description. Consider combining entry with Place ID 038 and 123. All three buildings built for Stupart's and collectively they illustrate the growth of Stupart's retail business over the late 19th and 20th century.

ID #	Place Name	Recommendations
124	Maryborough Powerhouse	<ul style="list-style-type: none"> Review and update the history and description. More information about the construction of the powerhouse, the context for Maryborough at the time and the construction of the Howard power station (which replaced this building) would be helpful.
125	Helsham's Buildings	<ul style="list-style-type: none"> Review and update the history and description. More information about the original construction of the building and its subsequent use would be helpful.
126	Finney, Isles & Co Building	<ul style="list-style-type: none"> Review and update the history and description. More information about the original construction of the building and its subsequent use would be helpful.
127	Riverside Apartments	<ul style="list-style-type: none"> Review and update the history and description. Consider changing the name of the entry to reflect the focus of the place card. From memory, the statement of significance originally included the apartments, but this was changed following consultation.
128	Embassy Theatre	<ul style="list-style-type: none"> Review and update the history and description.
129	Carlton Hotel	<ul style="list-style-type: none"> Review and update the history and description. More information about the use of the site previously, context for the design and construction of the hotel and who it was original built for would be helpful.
130	Parkview	<ul style="list-style-type: none"> Review and update the history and description.
131	St Thomas Church of England	<ul style="list-style-type: none"> Review and update the history and description.
132	Prickett's Cottage	<ul style="list-style-type: none"> Review and update the history and description. Ensure information in the statement of significance is reflected in the contextual history (see reference to the Prickett family as bricklayers in Criterion G).
133	Albert School	
135	Maryborough Wharf Branch	<ul style="list-style-type: none"> Review and update the history and description.
136	Maryborough Fire Station	<ul style="list-style-type: none"> Review and update the history and description. More informatoin about the architect of the building and the history of fire fighting in Maryborough would be helpful.
137	Wharf timbers and crane base	<ul style="list-style-type: none"> Review and update the history and description. More information about the specific wharf facilities included in the heritage boundary would be helpful.
138	Maryborough Water Treatment Plant	<ul style="list-style-type: none"> Review and update the history and description. Consider adding Criterion D – principal characteristics of an interwar water treatment plant. Description of internal features including machinery if extant would be helpful also.
140	Bauple Sugar Mill	<ul style="list-style-type: none"> Review and update the history and description. An archaeological management plan would assist future planning of the site.
141	Native Police Camp and Barracks	<ul style="list-style-type: none"> Review and update the history and description. An archaeological management plan would assist future planning of the site.
143	Tiaro Cemetery	<ul style="list-style-type: none"> Review and update the history and description. More information about the settlement of Tiaro and the establishment of the cemetery would be helpful.

ID #	Place Name	Recommendations
144	Former post office and residence	<ul style="list-style-type: none"> Review and update the history and description. More information about the settlement of Tiaro and the establishment of the court house, police and post office would be helpful, as would additional descriptive information about surviving evidence of historical use internally.
145	North Aramara Hall	Review and update the history and description. More information about the settlement of North Aramara and the importance of sports grounds in rural settlements would be helpful.
146	George Furber's site	Review and update the history and description. More information about the historical development of the site and archaeological potential would be helpful.
147	South Sea Islander hospital and cemetery	Review and update the history and description. Update the place card to reflect recent changes to the place.
*148	Colonsay Farm	
149	Dunn's Enclosure and Fish Trap	
150	Bidwell's Bridge	
151	Old Boobyjan Road	
152	Aramara North School and War Memorial	
153	Dominion Flour Mill	<ul style="list-style-type: none"> The description of the place could be improved to highlight structures and their historic use where known. Add analysis in the history to explain why it was unusual for a flour mill to be established in Maryborough. Unclear why the archaeological category is included in the place card (AHC Category). No clear evidence of substantial archaeological potential as the site appears to be relatively intact. Consider removing this category. Individual criteria statements should be reviewed to ensure consistency. Add that a flour mill was unusual for Maryborough (Criterion B).
154	Original Maryborough town site extension area	
155	Glengarloom Crossing	
156	Dundathu Training Wall	
157	Dayman Point Steps	