

NEWS BULLETIN

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March, 2002

PRESIDENT'S REPORT

When the AGM comes around each year it's a time for reflection on the past year and the gathering of renewed energy for the coming year. One of our proud achievements during 2001 was the development of our vision and strategic plan for Paddington. We can now implement these strategies to properly protect our heritage, our urban design qualities, our natural environment and to enhance Paddington as a vibrant, living, working place where residents and businesses co-exist.

Both Woollahra and South Sydney Councils are under constant pressure by developers and some residents to approve DAs that one by one destroy our heritage, Paddington's outstanding character and its historical significance - one the reasons why people choose to live here in the first place. These DAs don't comply with Woollahra Council's Paddington Development Control Plan (DCP), nor with South Sydney Council's Local Environment Plan and DCP. We object strongly to non-compliance of any DA brought to our notice, through written submissions, attending council meetings and supporting council if necessary, in the Land and Environment Court.

Currently we are working with Woollahra Council on improving the pedestrian network and measures to slow down vehicular traffic in Paddington. This is a long and slow process because any changes have to be negotiated with STA, Sydney Buses and the RTA whose many regulations are based on Australian Standards-suitable for suburbs and country towns with wide streets and footpaths, a rare site in Paddington.

During the year we had representation at Woollahra Council's White City Community Reference Committee, Centennial Parklands Transport Access and Parking Strategy, Bus Services Review, Heritage Forum of Southern Sydney Regional Organisation of Councils, Boundary Street Action Group, Oxford Street

Reference Group, Woollahra Council Graffiti Task Force, Traffic & Transport Community Workshops, Cross City Tunnel meetings, Boundaries Enquiry and the Paddington Traffic Working Party. We made financial donations to the Woollahra Philharmonic Orchestra, the Nature Conservation Council of NSW, Eastside Radio 89.7 and subscribed to the National Trust and to the Royal Australian Historical Society.

Socially we enjoyed an extremely successful Heritage Winter Dinner where the staff of the Grand National Restaurant focussed on our gastronomic heritage. Our annual Christmas drinks held in the courtyard of Juniper Hall were made particularly special through the singing of Carols by a small group who were gathered together for this event and importantly, to entertain the residents of the Scottish Hospital who were also very appreciative.

Another aspect of our charter is to compile and record the history of the area. Already we have explored the possibility of an annual or bi-annual photographic record of Paddington with the view to exhibiting in a local gallery. The "History of the Paddington Society" by historian and former president Ron Johnson is nearing completion and we hope to publish this year. Developing a website for the Paddington Society is also on our agenda. During Heritage Week 21st April - 28th, we are planning to have the heritage building we fought to save, Juniper Hall, open to the public.

This year some longstanding members have retired from our committee but will continue to give time generously to current and future projects. Bill Garrett is meticulous in his research and documentation, Lorine Marsh building on our archives, Drew Robertson former councillor and Francis Walsh our Treasurer along with one of our original activists Susan Tooth will share their wealth of corporate knowledge. Finally a big thank you to those who quietly wander our streets delivering the Bulletin and leaflets.

Robyn Attuell

OUR GUEST SPEAKER - AGM

Associate Professor Ronnie Harding, Director of the Institute of Environmental Studies at the University of NSW was our guest speaker at this year's AGM. Ronnie has interests in environmental policy and decision-making including the principles of ecologically sustainable development, especially the precautionary principle. Following is an excerpt from her address.

"I have looked at the Strategic Plan and I ask what should the Paddington Society be doing in the early 21st century? Sustainability is needed. We must pass on economic, social and environmental capital to the next generation. We are certainly not living sustainably at present. Our own ecological footprint, which is to say the impact each of us has on our environment, is unsustainable. To provide for our needs and remove our waste, each of us in Australia, requires 9.4 hectares. In the USA it is 9.6, in Canada 7.2, in the UK 4.6, China 1.4 and Bangladesh 0.6.

There are more than 900 international treaties on the environment, but we recognise the increasing importance of local action. The Educational Council on the Environment was set up 18 months ago to supplement legislation designed to improve the environment. Community support is necessary for any government.

Sydney uses so much energy for transport because it is such a sprawling city. Local councils can be very active at this level. DCPs are very important, so are house-plans with low energy needs. To reduce our footprint, we must reduce the emphasis on wastes and look at reducing use of resources. Materials accounting is already in use in Germany. Is the Paddington Society's guardianship of heritage enough?"

JUNIPER HALL OPEN DAY

On Sunday 21st April the Paddington Society will be opening the historic house Juniper Hall to the public from 11am to 5pm. There will be a display of banners and newspaper articles showing our struggle to save this historic building. Tea and scones will be served from our meeting room. Volunteers are needed to direct our visitors, guarantee security for the various rooms which will be cordoned off as well as serve refreshments. Phone Mary J de Merindol 9331 5777.

HERITAGE WEEK OPEN DAYS

JUNIPER HALL

250 Oxford St Paddington

Sunday April 21st, 11am - 5pm

STRICKLAND HOUSE

52 Vacluse Rd Vacluse

Sunday April 28th, 10am - 4pm

SCOTTISH HOSPITAL

Woollahra Council recently approved the development of the Scottish Hospital site from the current 91 beds to 255 on the only remaining intact gentry estate left in Paddington dating from the 1840s. The heritage significance of the site - the villa, terraced gardens and trees will now be lost forever. It was listed on the Register of the National Estate, the State Heritage Inventory database, it is within the Paddington Heritage Conservation Area under the provisions of the Woollahra Local Environment Plan 1995 as well as being classified by the National Trust and located within the National Trust's Paddington Urban Conservation Area.

We have always agreed with the continued use of the site for aged care but not with such massive development to render it unintelligible as a significant heritage site. There was overwhelming and strong opposition from you, the wider community, heritage groups including the National Trust, the Scottish Heritage Neighbourhood Association and Clover Moore MP. Objections were clearly argued, researched and well documented, simply to curtail the size of the development so that the integrity of the heritage site - the house and gardens with so many significant trees could be maintained. In fact there was a record number individual objections lodged.

From the Council's report we knew that 69 trees were to be removed. The Paddington Society commissioned an arborist to document the impact of the proposed development on the remaining trees because we believed the applicant's reports were inaccurate. From his detailed report the arborist had this to say "it will not be possible to carry out excavation and construction as shown on the drawings, without severely impacting on the health, viability and form of most of the trees shown to be retained within the development

envelope". Of the eight Heritage Item trees from the 1850s to 1870s, four are considered endangered and another six which are listed on Woollahra Council's Significant Tree Register are also considered endangered.

This information and much more was also passed onto the decisionmakers - all to no avail with 14 out of 15 councillors, (thank you Keri Huxley our single representative voice) voting for approval. My last word on The Scottish Hospital.

Robyn Attuell

VALE - TOM LINGWOOD

Tom Lingwood 1927 - 2001, Paddington Society President 1988 - 1989.

Tom Lingwood, esteemed theatre designer has died in Europe. He will be sadly missed in Paddington, where he lived for more than twenty five years. He served on the Committee of the Paddington Society for several years, and was elected President after the sudden death of John Hill, who masterminded the Society's saving of Juniper Hall. Tom was a wise, effective and supportive President.

During his worldwide career he designed sets and costumes for scores of operas, plays, musicals and ballets. His early work here inaugurated the Elizabethan Theatre at Newtown, in productions starring Sir Ralph Richardson, Sir Lewis Casson and Dame Sybil Thorndike.

Tom Lingwood was born in Surrey where after Art School and Saddlers Wells he designed for the London Festival Ballet and Mercury Theatre, establishing an international reputation working in Europe and the US. By 1970 he was invited to work for Opera Australia where he created an enchanting set for *La Boheme* and spectacular sets for *Nabucco*, *Rosenkavelier* and for *War and Peace* which opened the Sydney Opera House. The dazzling and amazing sets he devised were a brilliant success. Tom went on to design for *Aida*, *Salome*, and *Carmen*, and also in 1975 a spectacular *Swan Lake* for the Australian Ballet.

In his last ten years in Australia Tom lectured at NIDA and became expert in computer design. However in 1997 he developed serious heart problems and returned to Europe with his partner of nearly fifty years, Frans van Norde. He is remembered with affection by all who knew him.

Susan Tooth

WINNER - PADDINGTON DCP

Colin Mills Memorial Award for Heritage Protection
Woollahra Municipal Council's Paddington Development Control Plan addresses both public spaces and private land and provides an integrated planning framework to ensure new development can be achieved without detracting from the national significance of the whole conservation area. This more complex level of planning would be applicable not just to the built heritage but also to other quality environmental areas.

The project was sustained over 4 years with high degrees of community involvement and participation by expert bodies including the Paddington Society, the National Trust and the Institute of Architects. The DCP excels in meeting the criteria for the award and it has led to consistent management of the approval process, a drop in challenges to Council decisions on DAs, increased community understanding of heritage issues, and efficiency and clarity of process.

Mary J de Merindol

YOUR COMMITTEE FOR 2002

President: **Robyn Attuell**
37 Paddington St. 9361 3877

Vice Presidents: **Bill Morrison**
29 Brown St. 9331 1405
Stephen Fitzgerald
128 Paddington St. 9362 4619

Secretary: **Jeannie Lyall**
17 Neild Ave 9360 6317

Treasurer: **Stephen Sasse**
24 Windsor St. 9356 3708

Committee: **Andrew Cutbush**
13 Bent St. 9357 6356
Mary J de Merindol
7 Stewart Place 9331 5777
Leonie Furber
5 Hargrave Lane 9380 8327
Anne Fraser
33 Bent St 9331 1445
Melinda Hayton
130 Glenmore Rd. 9369 1113
Susan Lenehan
10 Duxford St. 9331 6224
John Mant
26B Caledonia St. 9286 8000
John Richardson
36 Stephen St. 9360 2548
Jim Terrie
8 Hargrave Lane 0411 240 970

PUBLIC PARK ON THE RHW SITE

A DA for a new community park in the heart of Paddington is being prepared by Woollahra Council and will be on display for public comment in the near future. It is on the old RHW site off Glenmore Rd. The creation of a park was a condition of the development of the site into residential apartments. We are not entirely satisfied with what we've seen so far, especially in the area of public access.

Since 1997 the Paddington Society has been involved in community consultative meetings undertaken by the Benevolent Society, Stocklands and then by Woollahra Council. The community placed emphasis on the following issues:

- the park be designed as a simple, passive, tranquil, pedestrian-friendly neighbourhood park of predominantly trees and grass with existing and new trees, and simple access paths;
- incorporation of new entry points at key locations *including the corner of Glenmore Rd and Brown St*;
- priority be given to removal of existing fences to allow an open safe landscaped perimeter with visibility and surveillance from houses;
- the southern residential interface with the park should relate primarily to the park with additional tall tree planting or dense shrub along the entire boundary and not be seen as a front yard of sweeping lawns for the new apartments;
- conserve historic, heritage masonry drains from the original Flinton Estate leading to Glenmore Rd and incorporate use of existing sandstone materials salvaged from the site; and
- integrate the park with surrounding streets by introducing new street tree planting to these streets, with new kerb and gutter treatment to the eastern side of Brown St.

Much misinterpretation has been placed upon the heritage value of the existing fence. It is our understanding that the historic value of the fence lies in its demarcation of the original 8-acre grant of the Flinton Estate, and not in the bricks and mortar from which it is made. Transparency between the park and surrounding streets is critical and can be achieved with appropriate ground levels and a simple landscape treatment.

With the protection of the high fence along Brown St, the area is currently used as a safe haven for vagrants, drug use and unseemly behaviour. Residents of Brown St support the removal of the

existing solid masonry wall because of issues of safety and security.
Robyn Attuell

ARE YOU PAINTING YOUR HOUSE?

Policies for the listed Paddington Heritage Area were codified in detail in the Paddington Development Control Plan (DCP) by Woollahra Council in July 1999. Are you aware of this?

For painting the objective is to promote colour schemes that are appropriate to the buildings, groups of buildings, streetscape and historic context.

The DCP guidelines and controls include that:

- The intensity and hue of colour should relate to the style of the building and the streetscape (G6).
- The whole face of the dividing party wall between terrace buildings should be painted. Painting with different colours to the centreline of a party wall should be avoided (G7).
- Matching buildings in a terrace row should be painted the same colour, or have a tonal relationship. This should be negotiated between the owners (G8).
- Where terraces step down a hill, each terrace will control the colour of the front facade of the lower party wall including the return face and chimney above the roof line (G9).
- Where terraces are set back in plan, the forward terrace will control the colour of the exposed party wall, including the return face, up to the adjacent party wall (G10).

Full details for painting are given on page 88 of the DCP which can be consulted at the Woollahra Council and Paddington Town Hall libraries.

Bill Garrett

VOLUNTEERS NEEDED

• Typists

The History of the Paddington Society by historian Ron Johnson has been in the making for some years. It is a large project of approximately 20,000 words. We are keen to publish but need a group of nimble fingered typists to share keystroking into a PC or Mac format ready for typesetting. *Call Robyn Attuell 9361 3877 if you can help.*

• Juniper Hall Open Day - guides & helpers

Please spare an hour or two on Sunday April 21st between 11am and 5pm to man the door, keep an eye on security or serve tea and scones.

Call Mary J de Merindol 9331 5777 for this.

Aircraft noise complaint number - 1800 802 584