

Representation

Draft *Hobart Local Provisions Schedule*

PART 2

Datasheet for the Local Historic Heritage Code Table C 6.1.X
provisionally entitled:

The Mountain Local historic landscape precinct

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Ref Number: TBD

Town/Locality: kunanyi/Mount Wellington, Hobart

Name of Precinct: The Mountain (Local) Historic Landscape (Precinct)

Table C6.3 Local Historic Landscapes Precincts Datasheet:

Description

The Mountain Landscape Precinct is an acclaimed widely panoramic landscape, providing the backdrop to and complementing the urban areas of the City of Hobart. This historic scenic tourism landscape is an essentially natural environment located at the edge of the City's urban suburbs. Its natural elements include forested mid and lower slopes; and dolerite boulder fields, alpine vegetation and towering dolerite columns above the tree-line. It was part of Muwinina country for thousands of years. From the early 19th century onwards a history of exploration, tourism, recreation, scientific research, resource exploitation and community activities has left a tangible heritage of huts, tracks, open spaces and other historic remains in this landscape.

Statement of local historic heritage significance and historic heritage values

(A) The Mountain Landscape Precinct has historic cultural heritage significance because the essentially natural landscape elements combined with the remains of structures from a history of tourism and community use since Hobart's earliest years together represent important historic and cultural heritage values and have the potential to contribute to the understanding of important aspects of Hobart's heritage. These include:

(i) **(local history)** The following features are important in demonstrating the long history of tourism, recreation, scientific research, former resource exploitation and other activities on the Mountain, which are or have been important in the cultural life and economic development of Hobart:

1. The network of historic walking tracks and climbing routes, together with associated rustic hut remains and extant stone huts and shelter sheds, which wend through the forest and across the ski-fields, providing access to various natural attractions. These tracks and huts were largely built and used by Hobartians and played an important role in the cultural and recreational life of Hobartians. They have potential to contribute important information about the nature and construction of these recreational features, and how and where these activities were undertaken.
2. Historic tourist attractions and facilities located in natural settings. These include places of historic scenic importance, such as The Pinnacle, the Organ Pipes, Sphinx Rock, The Springs, the Fern Tree Park – Fern Tree Bower area, and several waterfalls, as well as the clusters of associated historic facilities or

their remains. The landscape value of these facilities and the historical two-lane winding Pinnacle Road linking them to the Precinct boundary stems from the scenic, essentially natural and undisturbed character of the area, as well as the local, natural materials used in constructing the huts and shelters; the unobtrusive, rustic and small size and scale of these buildings; the extensive natural roadside vegetation; the narrow and winding character of the road with occasional passing places; and the minimal impact of these on the surrounding natural environment.

3. Remains of 19th century resource exploitation in their natural setting, including ice-collection, water supply and peri-urban timber-getting since the early days of Hobart. The extensive complex of Early Colonial Timber Industry remains in a natural forested setting on the lower slopes is important as a rare example of colonial timber getting. These remains are important in the economic history of Hobart, and for their potential to contribute important information about how; and where these activities were conducted.

(ii) (creative or technical achievements) N/A

(iii) (a class of building or place) The following features are important in demonstrating rare or unique aspects of a class of place found on the Mountain, which are or have been important in the cultural life of Hobart:

4. the historic rustic huts, which are a style of hut unique to the Hobart area;
5. the historic walking tracks, which are now a rare and well-preserved example of a network of historic public walking tracks. They demonstrate the historic response to the Mountain environment. The sections across the boulder fields are an example of this. The Depression-period tracks, built by local people under the Depression-employment-scheme, are now rare examples of this Hobart City Council initiative.

(iv) (aesthetic characteristics) The scenic grandeur of the Mountain is the backdrop to the City of Hobart and adjoining local government areas, demonstrated across two centuries of artistic representations by many notable 19th and 20th century artists and photographers, with the Mountain featured as a primary element. There are also views and vistas from various vantage points and elevated viewpoints, which are important elements of the Precinct's aesthetic heritage. The significant heritage character of this Precinct results not only from its historic remains, but also from the natural undisturbed bushland environment and mountainous topography largely free of any visually intrusive developments.

(B) The Mountain Landscape Precinct is culturally significant for its association with:

(i) (a particular cultural group for social or spiritual reasons) The citizens of Hobart, as an emblem and defining landmark of the capital city, and for providing a natural setting for important social and community gatherings and events. Readily visible from throughout the City and well beyond, its natural appearance and lack of developed disturbance are integral to the City's natural and highly scenic character. Its natural values and range of natural and outdoor environment recreational opportunities are important to the people of Hobart.

(ii) (life or works of a person, or group of persons, of importance to the locality or region) Famous local and visiting artists, photographers, poets, botanists, geologists and explorers who are important in the history of the cultural, scientific or educational life of Hobart and beyond. The associational significance of the Mountain Cultural Landscape Precinct is that the natural undisturbed environment that they painted or studied remains largely undisturbed and natural in character.

Design Criteria/Conservation Policy

1. Development and new uses must be consistent with the following management approach

- (a) the landscape's scenic aesthetic is to remain primarily natural and largely undisturbed.
- (b) landscape quality, visual integrity, aesthetic qualities and views from the Mountain will be retained and conserved.
- (c) culturally significant vegetation and geological features will be retained and conserved.
- (d) the values of significant and contributory historic heritage within the Precinct are to be protected and conserved.
- (e) the relationships within networks of related heritage items and the landscape which they occupy are to be protected and conserved.
- (f) public access to culturally and historically significant recreational and social destinations should be maintained.
- (g) the social heritage values of the precinct will be protected and conserved, and the associations and meaning of the precinct, including its spiritual values and practices, will be respected.
- (h) intrusive elements and features including structures and works including structures which are not culturally significant may be removed.

2. New uses must satisfy the following criteria

- (a) new uses should be compatible with the historical uses that created the cultural landscape values, including with respect to placement.
- (b) new uses should not destroy, overprint or modify significant and contributory heritage and heritage values.
- (c) new uses should not disrupt or dominate culturally significant networks of historic heritage elements or the relationship of the heritage to its natural setting.
- (d) new uses should respect the relationship between the Precinct and Hobart city and settlements.

3. The design and siting of buildings and works must satisfy the following criteria

- (a) facilities to protect the environment from visitor impacts may be installed where appropriate.
- (b) the scale, height, form, bulk, rhythm, materials, colour and finishes of new buildings, extensions to existing buildings, fences and works must be sympathetic to traditional development patterns and scale of development established on the Mountain and the existing historic buildings in that zone. Materials, colours and finishes should reduce visual impact and complement the natural bushland. Reflectance external finishes must be avoided.
- (c) introduced landscaping should be avoided where practicable except to restore or maintain culturally significant landscape elements, historic surfaces or original levels.
- (d) new buildings and other infrastructure must not be visually intrusive, should avoid visually dominating the surrounding natural landscape and heritage, and should not result in diminishing the generally undisturbed and natural character of the landscape or interrupt significant views.
- (e) additions to non-heritage buildings should be subservient in their placement and scale.
- (f) all significant or contributory heritage should be retained, and maintained where reasonably practicable.
- (g) the existing primarily two-lane width of the Pinnacle Road, its unformed and unsealed shoulders and its extensive and contiguous roadside vegetation should be retained.
- (h) development, including new recreation tracks, extensions of existing tracks, and other low-key infrastructure including associated works or vegetation removal, must not be visually intrusive and avoid visually dominating the generally natural appearance and undisturbed character of the landscape.
- (i) development, including new recreation tracks, extensions of existing non-historical tracks, and other low-key infrastructure, must be sited away from and outside historic complexes and networks of historic remains as far as reasonably practicable.
- (j) development must avoid disturbing archaeological remains as far as reasonably practicable, except for conservation purposes, and must be in accordance with an Archaeological Research Design or Method Statement approved by the Hobart City Council and Wellington Park Management Trust.
- (k) visually intrusive development should be avoided where it results in significant or important views being detrimentally impacted to and from the Mountain.

(1) Based on information available, Council may require an archaeological survey and/or Heritage Impact Assessment if land subject to an application for development and works has the potential to yield historic and archaeological remains of historic or cultural heritage value.

Particular Exclusions from Listing: N/A

Particular Exempt Development: N/A

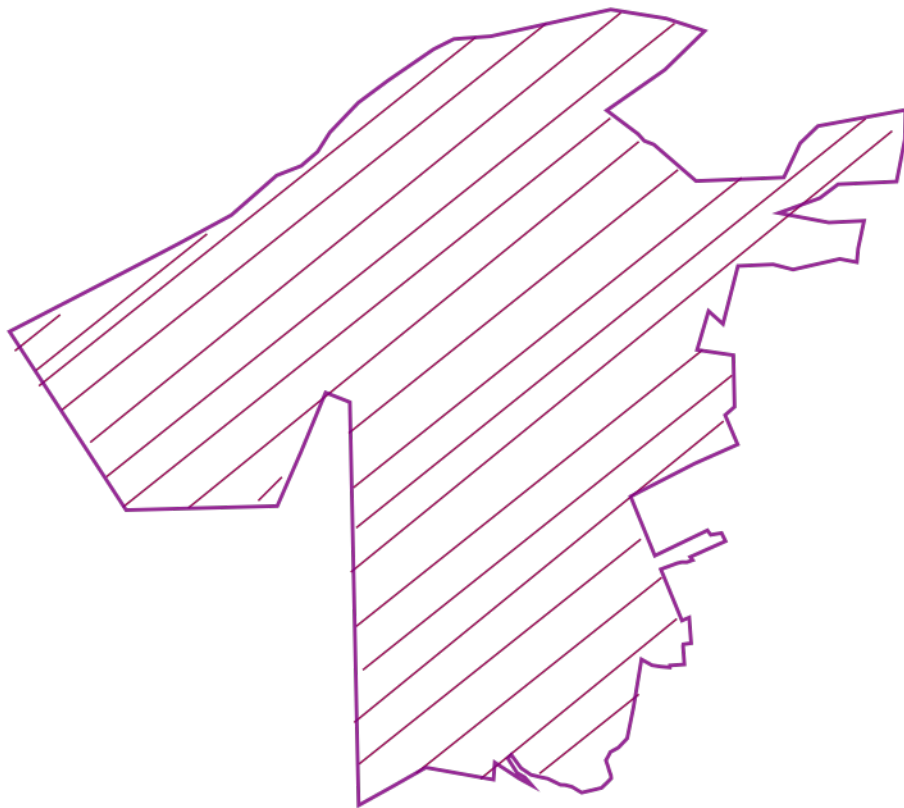
Hobart Local Provisions Schedule

Local Historic Heritage Code Table c6.3

The Mountain Local Historic Landscape Precinct boundary

<https://maps.thelist.tas.gov.au/listmap/app/list/map?bookmarkId=859773>

Open the full map extent (link to [interactive map](#))



Legend Local Historic Landscape Precinct 