

Council 3 November 2021

**Item 8.1 - Attachment 2 Heritage Advisor Report Nomination of Heritage Listing
Kameruka Golf Course**

Trevor King - *Heritage Conservation Planning and Design* - 02/ 05/ 2021

Elizabeth Schindler: Planning Services

RE: Review of assessment of heritage significance of the former Kameruka Golf Course by Peter Freeman Conservation Architects and Planners (March 2021)

Property: The former golf course is included in Part of DP 1064610 and DP 1066036

Address. West Kameruka Road, Kameruka, NSW 2550

Introduction:

Local heritage significance in relation to a place, building, work, relic, moveable object or precinct, means significance to an area in relation to the historical, scientific, cultural, social, archaeological, architectural, natural or aesthetic value of the item (Heritage Act 1977: section 4A).

The ascription of local significance is determined by using the Heritage Council *criteria* as set out in the guideline *Assessing Heritage Significance*. An item has local heritage significance when it is important in the local area for one or more of the following criteria:

a) it is important in the course, or pattern, of the local area's cultural or natural history -

known as historic significance

b) it has strong or special association with the life or works of a person or group of persons, of importance in the cultural or natural history in the local area - known as historic associations

c) it is important in demonstrating aesthetic characteristics and/or a high degree of creative or technical achievement in the local area - known as aesthetic or technical significance

d) it has strong or special association with a particular community or cultural group in the area for social, cultural or spiritual reasons - known as social significance

e) it has potential to yield information that will contribute to an understanding of area's cultural or natural history - known as research potential or educational significance

f) it possesses uncommon, rare or endangered aspects of the area's cultural or natural history - known as rarity significance

g) it is important in demonstrating the principal characteristics of a class of the area's cultural or natural places or cultural or natural environments - known as representative significance

Only one of the above criteria needs to be satisfied for an item to have local heritage significance.

Heritage Advisor's Comments:

Having reviewed the detailed documentary evidence provided by Peter Freeman's assessment of the site considered its applicability and consistency with the NSW Heritage Assessment Criteria and examined the Statement of Significance the Advisor confirms that the site meets the threshold for local heritage listing. The reasons for this decision are outlined below:

1) Assessment skills required: Peter Freeman OAM is one of Australia's most distinguished and respected heritage professionals having contributed to the field over decades, He has conducted heritage studies for local government areas, worked as Heritage Advisor to local government, contributed to the design of multiple heritage listed places, and authored many Conservation Management Plans and books that demonstrate his specialist knowledge in the area of cultural heritage.

2) The comparative analyses that underpin the assessment process have been informed by investigations of both the history of the golf course, its role within the development of Kameruka as a 'place' and the remnant fabric still present at the property. These investigations have been assisted by evidence front newspapers and journals and by input front professional historians and local people with deep knowledge and lived experience of the subject site.

3) The examination of cultural significance utilizes, and is consistent with the NSW Heritage Assessment Criteria for heritage places. The assessment therefore encompasses the full range of commonly accepted, generic cultural values outlined in the Australia ICOMOS Burn Charter 2013 (aesthetic, historic, scientific, social or spiritual) that are embodied in the place itself, its fabric, setting, use, associations, meanings, records and related places.

4) Each of the assessment criteria contained in the report is addressed sequentially below,

Criteria a) Historic significance

The assessment provides compelling evidence of: multiple connections within the cultural history and development of the Kameruka Estate; it's uniqueness as possibly the oldest golf course layout in Australia in its original design form, and the intactness of this early example of golf course design (known as 'penal') still present in its existing archaeological features, physical layout and associated elements; its association with the historical event of a two-day match between the English cricket team and a team of locals in January 1885; its associations with WWI and the naming of each hole in honour of famous battles or events that occurred during the conflict, along with the terrible casualties suffered by the Tooth family that further influenced historical developments at Kameruka, and; the continuous use and maintenance of the site as a golf course (exemplifying historical processes and activities) by local people up until relatively recent times.

Criterion b) Historic associations

The assessment provides evidence of strong and special associations with: the early pioneer settler Peter Imlay; the Tooth family and Sir Robert Lucas Lucas Tooth in particular; the association with the renowned golfer Laurie Auchterlonie (as member of the famed St. Andrews Auchterlonie family. Laurie Auchterlonie, won the 1902 US Open while his brother, Willie, was the 1893 Open Champion) who is considered likely to have advised Tooth on the design of the links; managers and workers of the Kameruka Estate who developed the course under the guidance of golf professional Ernest Banks who likely implemented Auchterlonie's design, and; local people attached to the Candelo-Katneruka Golf Club who used and maintained the course over decades.

Criterion c) Aesthetic or technical significance

The assessment provides evidence for aesthetic, creative and technical achievement by demonstrating that: the Kameruka Golf Course may be the oldest in Australia that retains its original layout, and it is the only remaining example of the penal school of golf course architecture over a complete course. As such, it is a classic example of its type; the Kameruka Golf Course represents one of the very early examples in Australia of the incorporation of a golf course and associated accommodation facilities into an integrated tourism venture, and; the construction of innovative facilities on and around the course in response to its unique terrain.

Criterion d) Social significance

The assessment provides evidence of the social value of the place to people both past and present. The evidence indicates that Kameruka Golf Course had important associations with a number of groups including people who lived and worked at Kameruka, the residents of Candelo and people from wider areas within the shire including local golfing organisations and to the members of the historical Candelo-Kameruka Golf Club in particular. The social importance accorded to the place is also present in the interest shown by the contemporary Australian golfing community as demonstrated in an article, 'Finding Kameruka' that was published by Golf Australia magazine in March this year.

Criterion e) Research potential or educational significance

In support of this value the assessment points to the archaeological remains present within both the course and the demolished buildings (Hostel and Bungalow) that were constructed in association with the Estate's tourist enterprise. Each of these elements has the potential to yield new or further substantial scientific and/or archaeological information. As the only remaining **penal** styled course in Australia that has retained its original layout, Freeman's assessment argues for its importance as a benchmark or reference site for early 20th century golf courses.

Criterion f) Rarity

The assessment takes account of the uniqueness, especially within the Australian context, of the establishment of properties such as Kameruka and Thomas Mort's northern equivalent at Bodalla *where*, guided by a benemlent vision of 190, century absentee landlordism, farming estates that *contained* self-sufficient private villages were established. These arrangements afforded greater protection and increased resilience for those living and working on the estates than was the *case* for small independent farmers, especially its times of drought. Such arrangements exemplify customs and social processes that scarcely exist today. Further to this, it is the Advisor's view that the course itself cars be understood as a rare. and possibly unique, example of its type and as a surviving example of the penal design style.

Criterion g) Representative significance

The Kameruka Golf Course retained its characteristics as a golf course open to the local residents and others up until the late 20th century. It can therefore be understood as demonstrating the principal characteristics of a class of the area's cultural places (golf courses).

Conclusion

Based on the evidence and arguments contained within the assessment of cultural significance by Peter Freeman Conservation Architects and Planners, and on the fact that the place satisfies each of the criteria for listing, the Adviser agrees that the site meets the threshold for local heritage listing

It is therefore recommended that the former Kameruka Golf Course be listed as a local heritage item under the Bega Valley Local Environmental Plan 2013.