



Department of Environment, Land, Water and Planning

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Ms Kathy Mitchell
Planning Panels Victoria
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Dear Ms Mitchell

1 SPRING STREET AND 21-25 FLINDERS LANE, MELBOURNE ADVISORY COMMITTEE

I refer to draft Amendment C401melb and called-in heritage permits P33300 and P33301 for 1 Spring Street and 21-25 Flinders Lane, Melbourne.

On 11 November 2020, heritage permit applications P33300 and P33301 were submitted to Heritage Victoria. The permits sought approval for works to Shell House and Milton House to facilitate the proposed redevelopment of Shell House. On 4 August 2021, the Executive Director, Heritage Victoria, determined to refuse both permit applications on the grounds the proposed development would substantially impact the cultural heritage significance of Shell House and Milton House.

On 2 September 2021, in accordance with section 106(1) of the *Heritage Act 2017*, the applicant requested a review by the Heritage Council of the Executive Director's decision to refuse the permit applications. On 26 October 2021, the former Minister for Planning determined to call in the heritage permit review under section 109 of the *Heritage Act*.

Draft Planning Scheme Amendment C401melb was submitted to the Minister for Planning on 18 November 2020. The amendment seeks planning approval for the proposed development at 1 Spring Street and 21-25 Flinders Lane, Melbourne, by introducing a Specific Controls Overlay and an incorporated document.

On 24 June 2022, the former Minister for Planning decided to refer the heritage permits and draft planning scheme amendment C401melb to an advisory committee to report on planning and heritage matters related to the proposed redevelopment of the land for the partial demolition of existing structures and development of a multi-storey commercial office building at 1 Spring Street and 21-25 Flinders Lane, Melbourne.

The signed terms of reference and instrument for appointment are enclosed.

The cost of the advisory committee will be met by the applicant, Phillip Nominees Pty Ltd.

If you would like more information about this matter, please contact Sheridan Harley, Senior Planner, Development Approvals and Design, Department of Environment, Land, Water and Planning, on [REDACTED] or email [REDACTED]

Yours sincerely

Dr Jane Homewood
Executive Director, Statutory Planning Services
07/07/2022