



# HEBDEN ARCHITECTS

ADAPTABLE

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ARCHITECTURE

## ARCHITECTURE + ART Pt 2 : “Banksy”

A comprehensive exhibition of the works of famous street artist, Banksy is currently showing at Sydney Town Hall. It’s proven to be hugely popular and the season has been extended. His stencil graffiti style allows him to execute his works in public places, usually under cover of night where everyone, not just gallery visitors, can see them. He is an “unknown” artist while his true identity remains a closely guarded secret, and for this he is paradoxically famous. Most of his works are in England where he’s based and some also overseas. He recently did works in Ukraine and Israel, both war zones, where his satirical style has sought to question military action against un-armed civilians. His creations make a statement in the built environment, as does architecture.



## ICONIC BUILDING: PALM GARDEN HOUSE

This small house was designed by well known architect and teacher Richard Leplastrier and completed in 1974. He worked with Joern Utzon during construction of the Sydney Opera House and influenced his sense of “connection to place”. The house is anchored to the south boundary of its small site by a rammed-earth wall. It skirts around the adjacent boundary, forming a compound. Entry is via a small vestibule through a tangle of leaves and vines, leading into the living pavilion, where the sensory experience of the garden takes over. The clarity of its plan was revolutionary. The linear arrangement where two pavilion rooms are anchored by a connecting spine has been enormously influential. In 2020, it won the Enduring Architecture Award from the Australian Institute of Architects at both the state and national level.



## HERITAGE + BASIX...continued

Following on from our story about the change of use for a heritage controlled property from B'n'B accommodation back to single residential, we finally got approval from council after nearly twelve months! Most of this is due to state government's bureaucracy and apparent lack of understanding of their own processes. The aim is to improve the energy efficiency of older buildings but, the implementation is mired in politics and lack of clarity. The BASIX certificate has been around for a while and was developed by planners and scientists to address a political agenda. The standards have recently been upgraded to a point where all new domestic buildings energy performances are equivalent to the level of "Passivhaus", a process developed in Europe. While well intended the cost impacts are profound, particularly to heritage buildings.

To re-cap we were required to provide two BASIX solutions: one for full BASIX compliance and another to include some energy efficiency measures that would not compromise its heritage objectives : "pro-heritage" solution. We then had to applied to the NSW BASIX office for an "alternative solution" with the assumption they would accept one of them, hopefully the pro-heritage approach.

### in FOCUS: Heather Meade, Interior Designer

Hebden Architects Principal, Andrew Hebden spoke to leading Interior Designer, Heather Meade and asked about her process:

**Describe your ideal client?** My clients are generally busy, open to new ideas, though often have an idea of what they want I love collaborating to create a unique home that reflects their family and life story.

**Do you have a favourite style?** I prefer creating a timeless look, which layers different styles, colour, texture and items that make each project meaningful to the client.

**What areas have you undertaken most of your work?** I generally work across Sydney although I've also worked in the Southern Highlands, Central Coast and Northern Rivers. My focus is on residential but, I've also done commercial, strata, multi-residential and heritage.

**Do you have a favourite project and what was special about it?**

Probably my Double Bay apartment project, which embodies a rich history of my clients' very interesting and colourful lives. We had a lot of fun blending very diverse new and old pieces to align their home with their personalities, with a stunning result!

**How can people contact you?** [heather@heathermeaddesign.com.au](mailto:heather@heathermeaddesign.com.au)

### In PROGRESS: Terrace houses at Earlwood

One of our projects that has featured in our social media and past newsletters is this multi housing project of six terrace-style dwellings at Earlwood. Construction started in May, after the two existing dwellings were demolished and sewer line was encased in concrete. In the first week, nearly 50 truck loads of soil had been removed from site for bulk excavation and most of the footings. It's great progress and expecting the footings and the ground floor slab to be poured soon!



The result was that they developed their own BASIX solution, requiring the removal of aircon units to the ten guest rooms, replacement of all toilets to six star efficiency, insulation in the original timber floor structure, etc,etc. We're not sure how that can be done without removing the old floor boards. And it has to be covered by a heritage consultant's report. Council included some unrealistic conditions too, so we're applying for a revision.



**FEATURE - "70's SWINGERS SWISS CHALET"**  
**PROJECT HERITAGE RESTORATION ,Drummoyne**

What was originally an Edwardian-era, semi-detached house was converted in the 1970's to a two storey +basement quasi - Swiss chalet style addition at the front and assorted "home-spun" single storey additions at the rear. "Dear old dad" really had a go here, with a series of eccentric stairs to access the top level and its water views. The décor is very much of it's "swinging 70's" time and are a retro connoisseur's delight. Externally, the roof drainage includes an eaves gutter used as a box gutter which has back flowed and rotted out the roof. The eccentricity is apparent in rear with dark, irregular spaces stepping up to the outdoor area and it's proposed to replace this with a single storey, single level wing encompassing Family/kitchen/laundry and storage. Externally this will appear as a simple pavilion-like structure and internally it will have a cathedral ceiling with an open glazed corner connecting to the wrap-around private open space, including a small plunge pool. The front section sees the top level converted to a master suite + second bedroom with 2 bedrooms on the lower level. From the street it is deemed a "detracting element" by council and so the faux chalet details, concrete breezeblocks, aluminium windows, etc will be replaced with timber elements more in keeping with the heritage setting, including a pergola over the garage door to soften its appearance. The brickwork will be bagged and painted to express the urban grain, a subtle device to help reduce it's scale and take the edge off the modern character. The front fence will be cut back and integrate palings. It has proven to be an interesting challenge and we'll submit the planning application to council soon!



**TESTIMONIAL follow up - POLISH HOUSE OPENING**

The official opening ceremony for Polish House took place on the 19<sup>th</sup> of May. It was an intimate gathering of members of the Polish community, the Polish Club and some of the consultants. It was nice to be mentioned in the address and our hard work acknowledged. And that of our consultants too, particularly the heritage who developed a detailed conservation management plan in a much shorter time frame than would normally be the case (weeks rather than months). While in it's built form it appears as a large Victorian era house, it was designed as a doctor's surgery, residence and admin, so a modest kind of mixed-use. It continues to operate in a similar vein but, as a community meeting place, storage facility and commercial office spaces so, multiple classes of building types. It's been a long and challenging journey with council, building issues and costs, etc but, while all the works approved weren't able to be done it's testament to the dedication of our clients and our team. A big thanks to all!



**WINTER'S ARRIVED**

**Time indoors can lead to the conversation about building your dream, so contact us today about making it a reality with our unique Hebden Home Design Method. We look forward to hearing from you soon!**  
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