**GOLDSBROUGH CONSERVATION POLICY**

**STRATA PLAN 50946**

***PURPOSE:***

The conservation policy is designed to guide future maintenance of the Goldsbrough to ensure the significance of the building is preserved.

***HISTORY:***

The Goldsbrough is a building of heritage significance. It is listed on the National Estate and registered by the National Trust. It was originally built in 1883 by the Goldsbrough Mort Company and designed by William Pritchard. While a major fire destroyed the original building in 1935, it was rebuilt by the original firm Stuart Brothers, with the exterior very similar to the original building. As stated in the ‘Register of the National Estate’, “The new building was characterised by traditional methods of construction which eschewed the more modern materials of steel and reinforced concrete and was the last multi-level timber framed traditional building of its type to be constructed in Sydney.” It is a building the City of Sydney, the State of New South Wales and the Federal Government of Australia is proud of and wishes to be preserved.

In 1994-95 it was converted to a residential use by Multiplex. Several issues lead the Owners Corporation to take legal action against Multiplex and the ensuing court case resulted into a multi-million fire rectification program which has taken 4.5 years, this was completed in August 2016.

***INITIAL PROGRAM RECTIFICATION***

The Owners Corporation through the House committee has developed a program that ensures people entering the Goldsbrough are aware of the beauty and history of this venerable building.

The canopy has been replaced and new LED lighting now highlights the hidden magnificent bronze relief above the stone entrance staircase. As they walk up the steps they cannot miss the stunning Goldsbrough Mort crest in the terrazzo. The Foyer upgrade was designed to embellish the original timber elements by raising the ceiling height to see the timber headstocks and cross beams also found were the original tiles slab which were cut and match the foyer tiles.

The refurbished foyer caters to the needs of a modern residence and enlightens people to the buildings heritage by depicting the history of the building in 4 panels. Artefacts found in the building during the conversion have been displayed along the northern wall, and the 5th panel on the western wall is used to link the street entrance to the internal history of the building. Windows to the pool area allow a vision of the 30cm thick wooden beams used throughout the building, and entices a look into this stunning area and its two works of art showcasing the original purpose of the Goldsbrough.

As they leave the elevator for their unit, the floor and exterior of the atrium meshes with the foyer, and they can’t help but notice the hardwood floor and the magnificent wooden beams.

***MAINTENANCE CODE:***

All common areas must conform to the conservation policy of emphasising the beauty and heritage of the building.

**Goldsbrough House Committee 2017**