



# Point Peron "K" Battery Conservation Management Plan

For

South West Corridor Development Foundation Inc.

By



March 2016

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HHS Job No. 2015-35

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# Executive Summary

## i) Background

The South West Corridor Development Foundation Incorporated (SWCDeF Inc) appointed Hocking Heritage Studio to prepare a conservation management plan (CMP) for the Point Peron "K" Battery site, following an approach by the Point Peron Rehabilitation Committee (PPRC) and the securing of grant funds for this purpose.

The PPRC was established in late 2014 by the Hon. Phil Edman MLC as a voluntary committee of stakeholders with an interest in rehabilitating the historic Point Peron Battery "K" structures built during World War II. The PPRC propose that a museum should be established on the site of the former Barracks/Recreation Camp in the northern part of the Point Peron headland, to recognise the important defence role of Point Peron as part of the "Fremantle Fortress" and to house safely valuable memorabilia and artefacts gathered to date.

The CMP forms the first step in the larger Point Peron Restoration project, which seeks to rehabilitate the site, conserve the structures with possible adaptive reuse for some elements of the infrastructure, and introduce improved visitor services whilst celebrating the role these structures played in the coastal defence of Western Australia during WWII.

Fremantle was the Allies' major Indian Ocean gateway during World War II and as such needed to be defended. Point Peron "K" Battery was one of seven similar gun emplacements built between 1937 and 1945 to defend major Australian ports from bombardment by warships.

By 1967, all of the batteries had become obsolete and were closed down. As with the other sites, Point Peron was stripped of its guns and has since been left to fall into a state of disrepair. The unstable land conditions of Point Peron have also resulted in slippage causing one of the gun emplacements to move down the hillside and break up. Whilst it is not the intention of the Point Peron Rehabilitation Project to fully restore each of the structures to their original condition, it is the intention that essential conservation works be undertaken to stabilise the structures and to protect their cultural heritage significance.

The area is well used by the local community for recreational purposes with walk tracks through the site but due to a lack of interpretation, many are unaware of the significance of the site and the purpose of the structures. The site is also subject to vandalism and inappropriate use of the pathways by motorbikes. It is anticipated that the rehabilitation of the site together with the introduction of improved visitor services will encourage greater visitation of the site and ultimately lead to the protection of the place.

The Point Peron "K" Battery Conservation Management Plan has been prepared in accordance with State Heritage Office guidance on the preparation of conservation plans.

## ii) Study Area

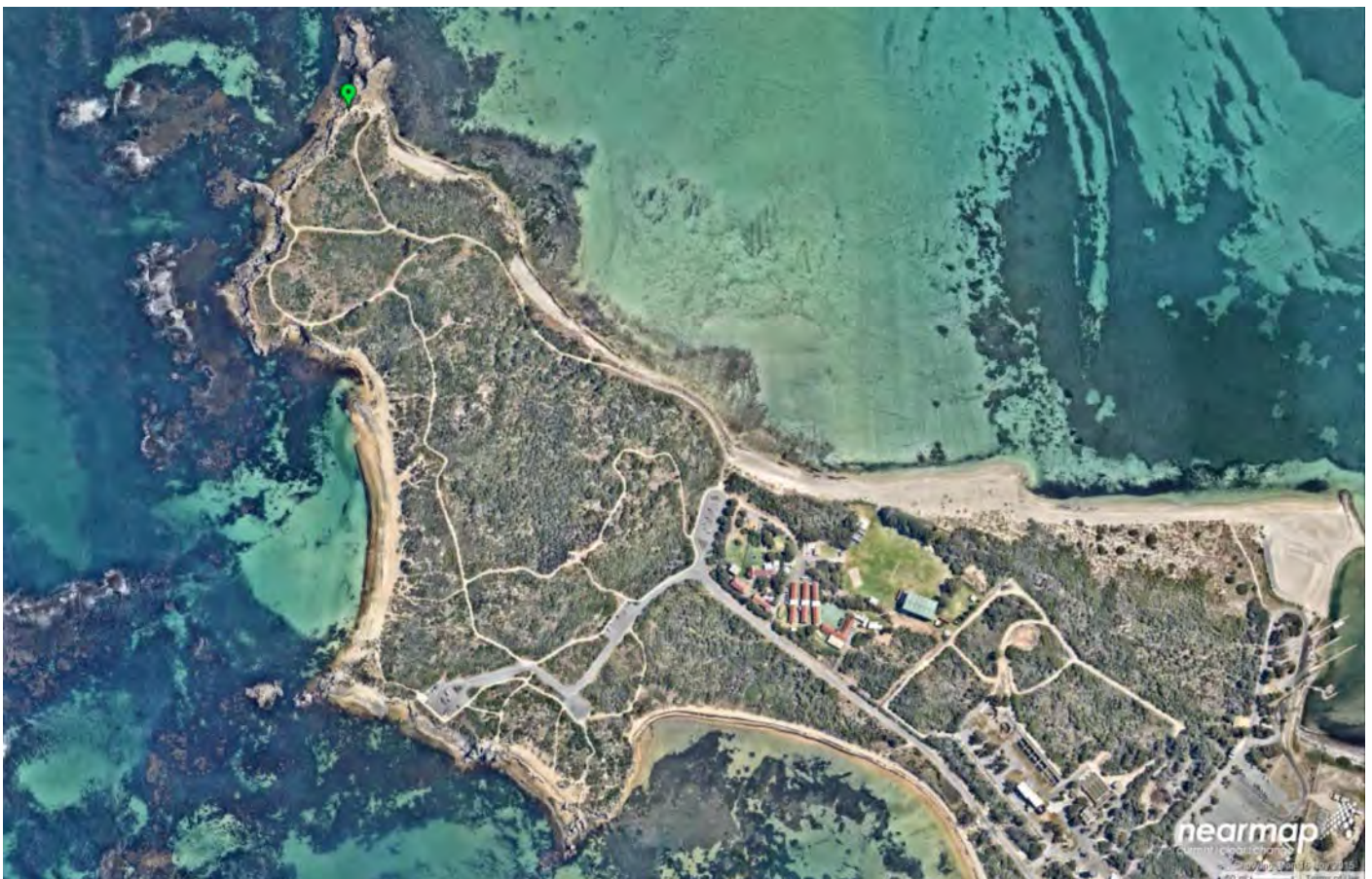
Cape Peron is a headland to the west of Rockingham city centre located at the southern end of Cockburn Sound approximately 45kms south of Perth and approximately 5kms to the west of Rockingham city centre. The headland contains the suburb of Peron and is known locally as 'Point Peron'. This study will refer to the site by the local name 'Point Peron'. The study area is located within Crown Reserve No. 48968 and the responsible agency is the Conservation Commission of WA and Department of Parks and Wildlife.

The headland is accessed via Point Peron Road with the study area located to the north west of the three main carparks on the headland. The school camp to the south east of the car parking area is not included in this conservation plan nor is the southern portion of the headland which includes the lookout and paths. General comments and policy relevant to future interpretation may be applicable to these areas.

The study area consists of the remaining WWII infrastructure that formed part of the coastal defence system around the Port of Fremantle. Point Peron "K" Battery is an area of sand dune formation creating a naturally undulating and ever changing landscape which is predominantly covered in dense native shrubs. The northern part of the headland is characterised by the limestone cliffs whilst to the north east are the protected waters of Mangles Bay in Cockburn Sound and the adjacent Garden Island. To the west and south of the cape is Shoalwater Bay and the coastal waters of the Indian Ocean.

There is little built infrastructure on the headland, all of which relates to the WWII coastal defence system constructed in the 1940s. A more recent viewing platform constructed to the south-west of the headland is excluded from the CMP study area. There are no public facilities on site.

The Point Peron site contains the remnant extant WWII infrastructure, pathways leading around and through the site and a couple of seating benches. The northern section of the headland is protected by timber fencing due to the vulnerable and dangerous condition of the cliffs.

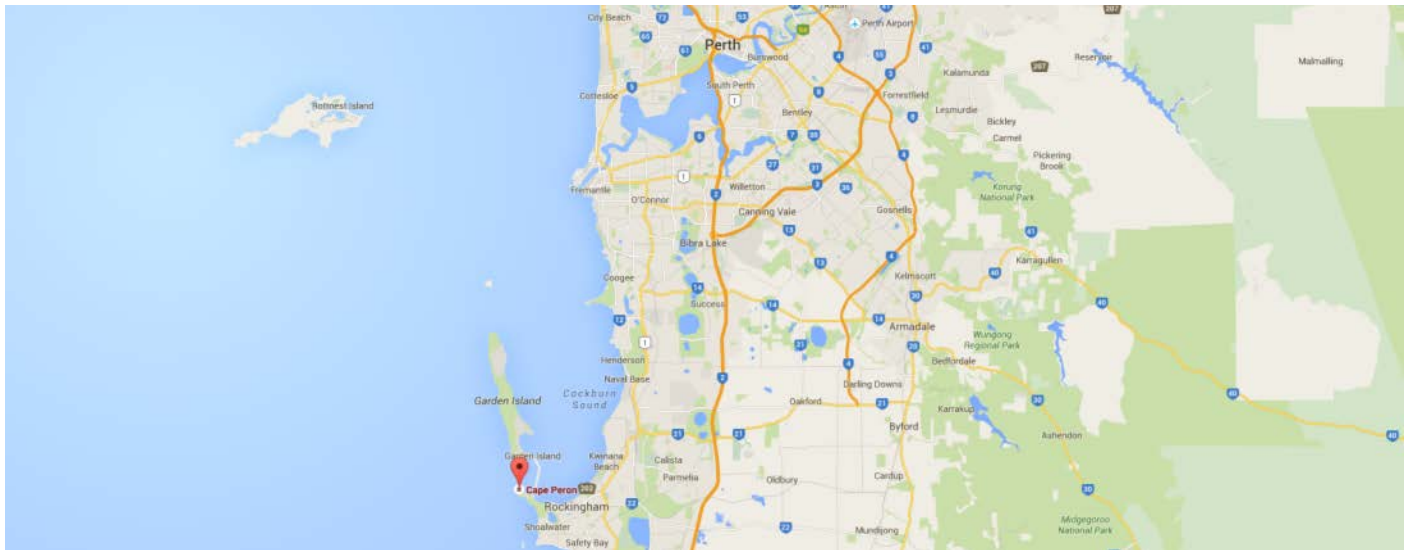


**Figure 1:** Aerial View of Point Peron in a local Rockingham Context  
Courtesy Nearmap 2015





**Figure 2:** Aerial View of Point Peron in a wider Rockingham Context  
Courtesy Nearmap 2015



**Figure 3:** Point Peron site in a regional context  
Courtesy Google 2015

### iii) Historical Overview

The Cape Peron headland has undergone minimal development and the main features on the site are remnants of the World War II battery and associated structures constructed in 1942 as part of the defence system for the port of Fremantle. Prior to this period of occupation by the Australian Army the headland had been the home for fisherman and a destination for tourists. After the dismantling and removal of the guns from the site in 1944 the site remained the domain of the Australian Army until a long term lease with the National Fitness Council. This organisation used the former barracks constructed on the northern side of the headland as a holiday and recreation camp for young people. The campsite was subsequently used as a holiday camp until the late 1990s by government and private organisations as well as individual family groups. The campsite buildings were demolished c1997.

Since that time the site has been accessed for informal recreation with the provision of paths and parking enabling visitors to access the site without damaging the landscape. The native vegetation had degraded throughout the 20<sup>th</sup> century and regeneration programs in the late 20<sup>th</sup> century have helped to stabilise the landscape.

In recent years, there has been a resurgence of interest in the battery structures and their role in the defence of Australia during World War II. Local community groups, army reservists and members of the military have contributed many hours of voluntary labour to clear the structures of sand.

In addition to the removal of sand, the structures have been secured and painted, although evidence of graffiti is still visible in the interiors of some of the structures.

There is community interest in developing the site for an enhanced visitor experience through interpretation and better facilities. This community interest has been focused through the formation of the Point Peron Rehabilitation Committee (PPRC).

The PPRC was established in late 2014 by the Hon. Phil Edman MLC as a voluntary committee of stakeholders with an interest in rehabilitating the historic Point Peron Battery "K" structures built during World War II. The PPRC are working towards the construction of a museum, to recognise the important defence

role of Point Peron as part of the "Fremantle Fortress" and to house safely valuable memorabilia and artefacts gathered to date. The proposed location for the museum is the site of the former Barracks/Recreation Camp in the northern part of the Point Peron headland.

**iv) Brief Physical Description**

Cape Peron is a headland to the west of Rockingham city centre located at the southern end of Cockburn Sound. The headland contains the suburb of Peron and known locally known as 'Point Peron'. The cape is noted for its protected beaches, limestone cliffs and natural bushland. Officially, "Point Peron" is the designation of a minor promontory on the south side of the cape's extremity.

A causeway connects Cape Peron and Garden Island to carry vehicle traffic between the mainland and the island. Since the island houses a major naval base, access is restricted by the military.

Point Peron itself is a natural landscape of sand dune formation resulting in an undulating and ever changing landscape of hollows and hills covered in a dense native bushland with pathways leading around and through the site. Steep steps lead up from the car parking area to the Observation Post with lower level pathways also leading from the car parks around the site.

**v) Statement of Significance**

Point Peron "K" Battery large, public open space of sand dune formation covered with dense native planting which features structures constructed in 1941/1942 including two gun emplacements, observation post bunker, operations bunker, two ammunition bunkers and several other ancillary elements which together were part of a network of defence strategies around the port of Fremantle. The place has cultural heritage significance for the following reasons;

- the place, together with the other elements of Western Australia's coastal defence system, known as 'Fremantle Fortress' erected in response to external threats during WWII and together , have the potential to yield information about coastal defence strategies;
- The Battery demonstrates technical achievement in its design – the guns were placed to enable them to cover any shipping approaching within range south of Rockingham and Safety Bay and the western approaches to Garden Island, as well as providing cover for the boom defence which was laid across South Channel;
- The remaining built elements of Point Peron "K" Battery are representative of WWII coastal defence architecture, of functional design and simplistic but robust construction used by the military engineers in a remote sand dune environment;
- The site of the former Point Peron campsite and the headland is valued by the wider community as the venue for many school camps since 1946 to 1996;
- Point Peron "K" Battery is associated with members of the Australian Army specifically the Artillery who served at this site or similar batteries. It is also valued by members of this cohort for its demonstration of past techniques and practices;
- the place is valued as an informal recreational space both before and after WWII and as part of the Rockingham Lakes National Park; and,
- Point Peron "K" Battery is valued by the local community, members of Parliament and the Army Reserves who are contributing to the restoration and conservation of the place.

The pathways, carpark and remnant signage have no cultural heritage significance

## vi) Summary of the Conservation Policy

The policies recommended in Point Peron "K" Battery Conservation Management Plan are based on the need to conserve it as a place of aesthetic, historic and social significance. The conservation of the buildings and site features assessed as being of cultural significance should take account of the physical changes and changes of use that have occurred over time and which reflect the historical development of the place.

Generally, the policy recommends that Point Peron including any buildings and site features assessed as being of cultural significance should be conserved and retained on its existing site in accordance with the policies outlined in the Conservation Management Plan.

Generally, conservation of elements of exceptional or considerable significance should be considered as a higher priority than the conservation of elements of some or little significance, however these should be considered in the context of the future use and development of the site.

Key policy statements of the Conservation Policy are as follows:

## Key Policy Statements

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| Policy 1.1 | <i>The assessed significance of the Point Peron "K" Battery and the recommendations of the conservation plan should be adopted by the Conservation Commission of WA, Department of Parks and Wildlife, City of Rockingham and the State Heritage office, as well as users of the place, as a guiding document for decisions about management, maintenance, development and future use.</i> |
| Policy 1.2 | <i>The conservation of significant elements should be carried out in accordance with the principles outlined in the Australia ICOMOS charter for the conservation of places of cultural significance (the Burra charter). These principles are fundamental to the conservation plan.</i>   |
| Policy 1.3 | <i>The conservation plan should be reviewed periodically to consider the continued applicability of the conservation policies and to assess the manner in which they have been implemented.</i>  |
| Policy 1.4 | <i>All work undertaken to conserve or adapt the site, site elements or buildings should be appropriate to the assessed significance of the place and should be guided and supervised by experienced conservation practitioners.</i>  |

## Policies Arising from the Cultural Heritage Significance of the Place

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|------------|---|
| Policy 2.1 | <i>The future conservation and use of the Point Peron "K" Battery should take account of the assessed significance of the place. New uses can be introduced if the original or long-time uses of the place are no longer sustainable. Any new use should not result in harmful alterations to the buildings or excessive loss of original fabric. Small changes or changes that are reversible may be acceptable in order to accommodate a new use.</i> |
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- Policy 2.2 All the buildings and site features assessed as being of cultural heritage significance on the Point Peron "K" Battery site should be retained and conserved in their original locations.*
- Policy 2.3 Site features assessed as being of little significance may be retained or demolished on the basis of the requirements of use.*

## Policies Arising out of the Burra Charter

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- Policy 3.1 The definitions and principles of the Burra Charter should be used to guide all considerations for the future conservation, development and use of the buildings and site features on the Point Peron "K" Battery site and any associated requirements for physical works. (Refer section 7.7 Policies Arising from the Physical Condition of the Place).*

## Policies Arising out of Graded Zones and Elements of Significance

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- Policy 4.1 The significant fabric of spaces or elements of exceptional significance should be preserved or restored in such a way as to demonstrate their significance*
- Policy 4.2 The significant fabric of spaces or elements of considerable significance should be preserved restored or reconstructed as appropriate.*
- Policy 4.3 The general policy is that significant fabric of spaces or elements identified as being of some significance should ideally be preserved, restored or reconstructed as appropriate.*
- Policy 4.4 There should be no new works in areas, which will adversely affect the setting of the buildings or obscure important views to and from the site.*
- Policy 4.5 The fabric of spaces or elements of little significance may be retained or removed depending on the future use requirements. However, care should be taken to ensure that any such works do not detract from the significance of adjoining spaces or elements. Before removal, ensure that comprehensive photographic and graphic recording is completed.*
- Policy 4.6 Intrusive spaces or elements have been identified as detracting from the significance of the place and their removal, and/or replacement with more appropriate detailing, should be encouraged. Their removal needs to be assessed against other considerations, such as function and economy, before implementation. Before removal/demolition ensure that comprehensive photographic and graphic recording is completed.*

## Key Policies Arising out of the Physical Condition of the Place

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- Policy 5.1 All original fabric should be retained wherever practicable.*
- Policy 5.2 The original planning of the site must be retained which may require some works of improvement to the natural landscape setting and visitor access to the structures. Such alterations should not impact on either the significance of the setting or its relationship to the structures.*
- Policy 5.3 The natural environment of Point Peron is a key consideration. Point Peron is a designated Bush Forever site and is being retained as a natural area. Fire is a key factor that must be taken into consideration in planning any new development and future management of the site. In addition, wind conditions continually impact on the condition of the coast, especially the dominant S/SW wind that blows during the summer.*
- Policy 5.4 Coastal erosion must be considered in the placement of the proposed museum/interpretative centre. The coastal pathway has been subject to erosion in the past with the stone sea wall being constructed in an attempt to reduce the erosion and limit the possibility of the pathway falling into the sea. The water levels and coastal behaviour must be analysed and understood prior to any new building being placed on the eastern side of the site.*

## Conservation of Point Peron "K" Battery Structures

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- Policy 6.1 All external brick and reinforced concrete walls should be inspected on a routine basis for cracking, spalling and deteriorating concrete. Where issues are known to exist, these should be remediated by appropriate professionals and/or monitored for further deterioration.*
- Policy 6.2 All painted finishes should be carefully removed and the structures returned to their original finish of natural brick and grey concrete, where practical and feasible. The method of removal is to be specified by the heritage architect to ensure that the underlying fabric is not unduly or irreversibly harmed by the removal method. Test areas should be carried out prior to full removal.*
- Policy 6.3 The distinction between the brick and concrete sections to the various structures should be maintained as this is a distinctive feature of the restrained institutionalised architectural style of hastily erected WWII infrastructure.*
- Policy 6.4 Where it is desirable to deter graffiti, consideration may be given to applying a specific graffiti coating ensuring that this will not be harmful to the fabric or to the aesthetic of the structures.*
- Policy 6.5 Due to the harsh environmental conditions and the age of the structures, the condition of all built elements should be continually monitored.*

- Policy 6.6 The existing concrete slab roof should be retained and maintained. Where failure is occurring due to concrete cancer, appropriate remediation as specified by the heritage architect and project engineer should be implemented. Due to the harsh environmental conditions at Point Peron, the condition of the roofs should be continually monitored.*
- Policy 6.7 None of the structures were constructed with roof plumbing. Water ingress in some of the structures caused by inadequate roof plumbing is an issue but it is not recommended that any form of roof plumbing is introduced as this will have a negative impact on the aesthetic significance of these structures.*
- Policy 6.8 Impacts of water ingress should be regularly monitored.*
- Policy 6.9 All original openings are to be retained and conserved without alteration to their dimensions. No new door or window openings should be made in the principal elevations of any of the structures at Point Peron "K" Battery.*
- Policy 6.10 Conserve and retain original doors and hardware where they remain extant.*
- Policy 6.11 The newly installed metal grille gates across the entrances to several of the structures can be retained or removed depending on user requirements.*
- Policy 6.12 Original internal wall finishes should be reinstated. The current non-original paint finish should be carefully removed to the recommendations of the heritage architect. Test areas are to be carried out prior to full paint removal to ensure that the underlying fabric is not unduly damaged by the method of removal.*
- Policy 6.13 Internal walls should be regularly checked for any signs of cracking with the appropriate remedial action take where necessary. Where issues are known to exist, these should be remediated as appropriate following the project engineer's and heritage architect's recommendations and/or continue to be monitored for signs of further deterioration.*
- Policy 6.14 Existing concrete floors should be retained and conserved. Repairs are to be undertaken where required. Apart from the flagstones to the lower level of the Observation Tower, all floors are uncovered concrete. No additional floor finishes should be applied.*
- Policy 6.15 Sand accumulation is an issue for all structures on the site and should be removed on a regular basis. Sand accumulation can result in damp issues and failure of the concrete due to the inability of the fabric to be able to breathe and function as it is designed to.*
- Policy 6.16 All ceilings are the underside of the reinforced concrete roofs and are to be retained and conserved. The condition of the ceilings/roofs are to be monitored as cracking has occurred in places. All repairs are to be undertaken following engineer's specifications.*
- Policy 6.17 Gun Emplacement No. 1 is in poor condition due to the instability of the underlying ground conditions. The Gun Emplacement has slipped and is no longer in its original form or position. It is not recommended that this feature be reconstructed as its current condition contributes to the story of the site. However, visitor safety and structural stability is essential and works are required to stabilise the structure before it slips any further. Stabilisation works are to be undertaken to the engineer's and heritage architect's specifications.*

- Policy 6.18 Additional facilities for visitors may be constructed around the site but these must not compromise or confuse the understanding of the WWII infrastructure and how the site functioned. Careful consideration must be given to the location and form of any additional structures/facilities to ensure that key views and significance are not compromised.*
- Policy 6.19 A structural engineer should be commissioned to generally inspect Point Peron "K" Battery paying particular attention to identified wall cracking.*
- Policy 6.20 All works identified in the 'Urgent Works' section of this report should be dealt with within one year of the completion of this report.*
- Policy 6.21 All hazardous materials (e.g. asbestos) must be handled with due care and attention and in accordance with Government Standards and Worksafe regulations.*
- Policy 6.22 The natural environment should be maintained and conserved. The native bushland was important in both ground stabilisation and camouflage of the structures. The sand levels in the structures should be monitored and removed on a regular basis to prevent deterioration of the fabric of the structures.*

## Archaeological Policies

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- Policy 7.1 Prior to any development on the site any potential archaeological significance should be determined by professional archaeologists. If the site is determined to be of archaeological significance, appropriate monitoring of the site by professional archaeologists should take place during the ground disturbance phase of development.*
- Policy 7.2 Within the archaeological zones of significance ground disturbance for maintenance, services or new developments should be kept to a minimum. Where such work is required to go ahead the site works should be monitored by an archaeologist if archaeological material is discovered during the course of the works.*
- Policy 7.3 The advice of an archaeologist should be sought if features or significant clusters of artefacts are uncovered during ground disturbing site works in areas outside the defined archaeological zones.*
- Policy 7.4 An archaeologist should monitor any site works carried out on the buildings that is deemed likely to involve the removal or the uncovering of significant building fabric or artefacts.*

## Requirements for Interpretation

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- Policy 8.1 Provide a copy of this conservation plan to the City of Rockingham, to be held at the City Library for information of visitors and for research purposes.*
- Policy 8.2 Ensure the conservation of the structures that comprises the Point Peron "K" Battery as the fundamental component of its interpretation.*



- Policy 8.3 Encourage the development of interpretive material on the history and significance of the development of the Point Peron "K" battery within the context of the history of WWII, the coastal defence of Western Australia, the Fremantle Fortress and the development of the Rockingham area generally.*
- Policy 8.4 Encourage all future owners and occupiers to include interpretation in their development and use of the place.*

## Policies Arising from External Requirements

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- Policy 9.1 Generally, any development or adaptation of the place should comply with statutory constraints including building and health requirements administered by the local authority.*
- Policy 9.2 A copy of this conservation management plan should be provided to the following agencies for their information and guidance.*
- *City of Rockingham and Heritage Reference Group*
  - *Department of Parks and Wildlife*
  - *Conservation Commission of WA*
  - *Heritage Council of WA*
  - *Battye Library of WA*
- Policy 9.3 Point Peron "K" Battery should be assessed for inclusion in the State Register of Heritage Places as part of the coastal defence system constructed during World War II.*
- Policy 9.4 Any future decision regarding the disposal or demolition of Point Peron "K" Battery or any of the significant elements within it should comply with the requirements of the Government Heritage Disposal Process.*
- Policy 9.5 Any works requiring a development application should be submitted to City of Rockingham, which may be referred to Heritage Council of Western Australia for their comment.*
- Policy 9.6 As Point Peron "K" Battery was originally part of a wider coastal defence network with elements of the network now in other local government authorities. Efforts should be made to develop policies and approaches that address the network as a whole, across local government boundaries, rather than address each place as an individual site.*
- Policy 9.7 The Department of Parks and Wildlife should adopt the Conservation Management Plan as a companion document of the Rockingham Lakes Regional Park Management Plan.*

## Requirements of Statutory Authorities

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- Policy 10.1      Where elements have been assessed as having significance, any works arising from requirements to comply with statutory regulations should be evaluated against this conservation policy to ensure minimum impact on significant fabric. Professional advice should be sought to ensure that both safety and conservation issues are fully assessed.*

## Requirements of Owners and Users of the Place

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- Policy 11.1      Current and future users of the place should be made aware of this document and any alterations to accommodate new uses should be mindful of the significance of the place and the levels of significance of the elements within the structure.*
- Policy 11.2      It is unlikely that Point Peron "K" Battery will operate again as war infrastructure but an associated use such museum or interpretative centre may be possible. Any adaptation must ensure that the fabric of the individual structures is retained and maintained and fully interpreted. The owners of the site have a duty to maintain the structures and to share the stories with the public, informing them of the part that Point Peron "K" Battery played in the defence of the Port of Fremantle and its general contribution to the WWII war effort.*
- Policy 11.3      Conservation works described in this conservation management plan are likely to be beyond the general budget of the Department of Parks and Wildlife who manage the site. Sources for additional funding which should be investigated by the owner, and other interested stakeholders in the site include; National, State and Local government grants, individual and corporate donations and Lotterywest community grants.*

## Policies for Future Site Development

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- Policy 12.1      There is to be no new work including additions to existing buildings.*
- Policy 12.2      New buildings or structures may be constructed in the open areas close to the extant buildings but should not compromise the understanding of the site or harm the physical fabric of the original buildings.*
- Policy 12.3      New visitor facilities, including the proposed museum, would be best located on the site of the former Barracks/Recreation Camp site.*
- Policy 12.4      Any future development on the site is to be cognisant of the impact on the views to and from the site.*

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# 1.0 Introduction

Point Peron "K" Battery site is an important aspect of the coastal defence system put in place during WW2 along the Fremantle/Rockingham coastline. Since its decommissioning, the place has become overgrown and is presenting in a deteriorating condition.

The Point Peron Rehabilitation Committee (PPRC) was established in late 2014 by the Hon. Phil Edman MLC as a voluntary committee of stakeholders with an interest in rehabilitating the historic Point Peron Battery "K" structures built during World War II. The PPRC propose that a museum be established on the site of the former Barracks/Recreation Camp in the northern part of the Point Peron headland, to recognise the important defence role of Point Peron as part of the "Fremantle Fortress" and to house safely valuable memorabilia and artefacts gathered to date.

In August 2015, South West Corridor Development Foundation Incorporated (SWCDef Inc) appointed Hocking Heritage Studio to prepare a conservation management plan for the Point Peron "K" Battery Site. Funding was awarded to SWCDef Inc through the City of Rockingham's Community Grants Program to prepare the report as the first phase of the Point Peron Rehabilitation Project (PPRC).

The conservation management plan will be recognised as the primary guiding document for the conservation and future use of the site and its associated structures. The purpose of a conservation management plan is to establish what is significant about a place and consequently what policies are required to enable the significance to be retained, or reinstated, in its future use and development.

## 1.1 Study Area

Cape Peron is a headland to the west of Rockingham city centre located at the southern end of Cockburn Sound approximately 45kms south of Perth and approximately 5kms to the west of Rockingham city centre. The headland contains the suburb of Peron and is known locally known as 'Point Peron'. This study will refer to the site by the local name 'Point Peron'. The study area is located within Crown Reserve No. 48968.

The headland is accessed via Point Peron Road with the study area located to the north west of the three main carparks on the headland. The school camp to the south east of the car parking area is not included in this conservation plan nor is the southern portion of the headland which includes the lookout and paths. General comments and policy relevant to future interpretation may be applicable to these areas.

The study area consists of the remaining WWII infrastructure that formed part of the coastal defence system around the Port of Fremantle. Point Peron "K" Battery is an area of sand dune formation creating a naturally undulating and ever changing landscape, which is predominantly covered in dense native shrubs. The northern part of the headland is characterised by the limestone cliffs whilst to the north east are the protected waters of Mangles Bay in Cockburn Sound and the adjacent Garden Island. To the west and south of the cape is Shoalwater Bay and the coastal waters of the Indian Ocean.

There is little built infrastructure on the headland, all of which relates to the WWII coastal defence system constructed in the 1940s. A more recent viewing platform was constructed to the south-west, also excluded from the conservation management plan. There are no public facilities on site.

The Point Peron site contains the remnant extant WWII infrastructure, pathways constructed c1992 leading around and through the site and a couple of seating benches. The northern section of the headland is protected by timber fencing due to the vulnerable and dangerous condition of the cliffs.



**Figure 4:** Aerial View of Point Peron in a local Rockingham Context  
Courtesy Nearmap 2015

The site is part of Lot 301 in Reserve 48968 as shown on Plan 48616 and designated in LR3140/959. This reserve extends to Safety Bay Road to the east and Boundary Road to the south. A small trigonometric reserve created in 1972 is located around the former Observation Post for the purpose of trigonometric surveys.<sup>1</sup>

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<sup>1</sup> Refer to Appendix 4 for copies of current and a selection of previous Certificates of Title and survey information.





**Figure 5:** Cadastral view of Point Peron  
Courtesy Landgate 2015



**Figure 6:** Detail of cadastral view showing location of trigonometric reserve on observation post  
Courtesy Landgate 2015

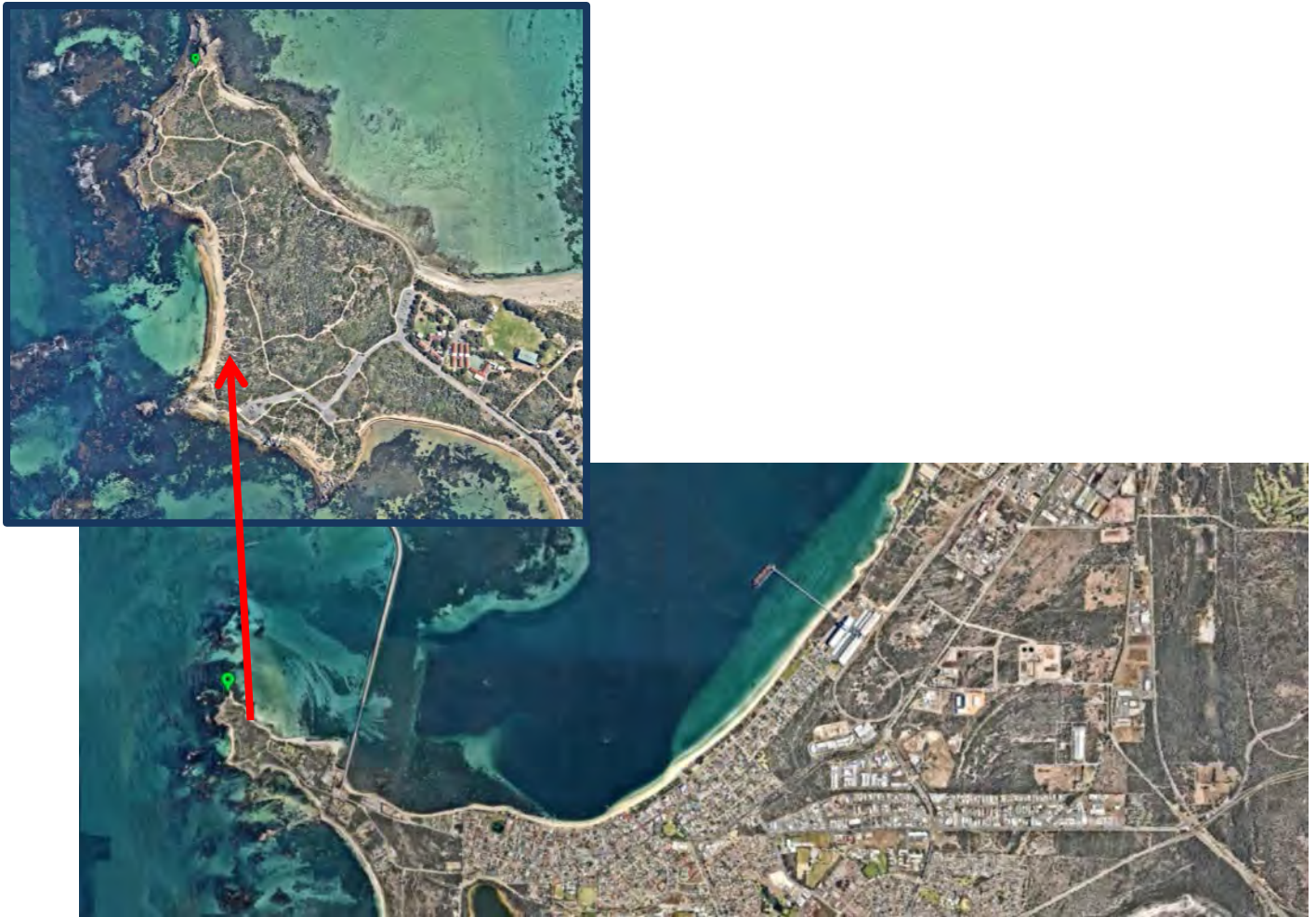


Figure 7: Aerial View of Point Peron in a wider Rockingham Context  
Courtesy Nearmap 2015

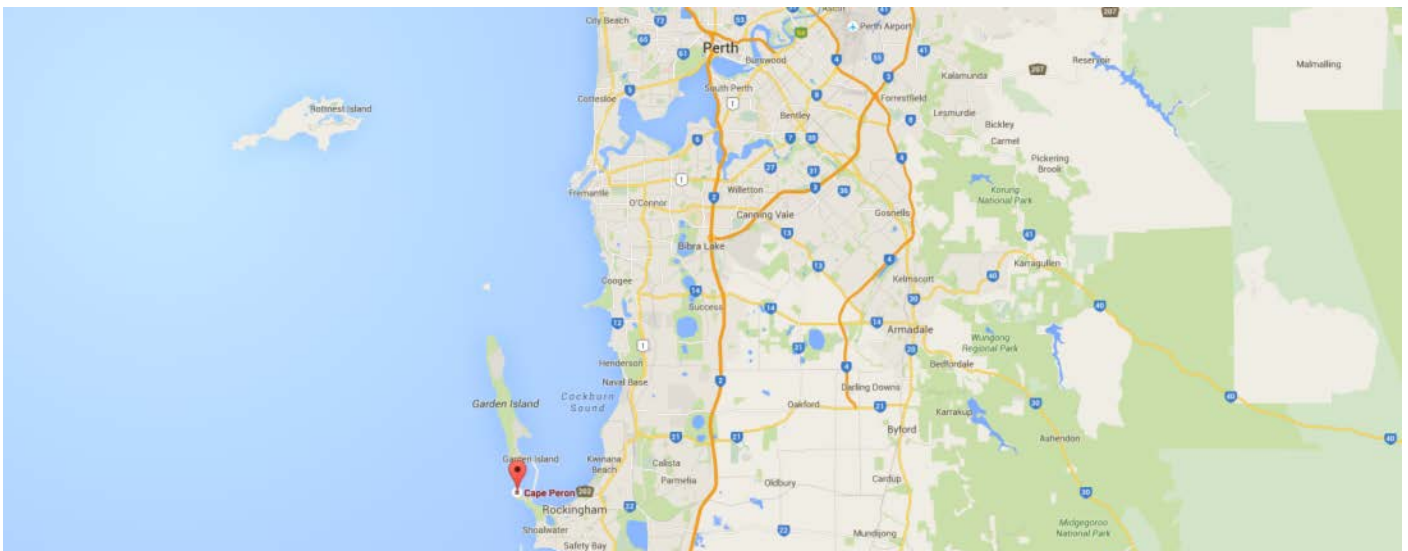


Figure 8: Point Peron site in a regional context  
Courtesy Google 2015

## 1.2 Ownership

The State Government of Western Australia owns the Point Peron "K" Battery site and the surrounding reserve 48968. The responsible agency is the Conservation Commission of WA and Department of Parks and Wildlife.

## 1.3 Acknowledgements

The authors thank the following individuals and organisations for their assistance and contribution towards the development of the Conservation Management Plan for Point Peron.

- South West Corridor Development Foundation Incorporated
- Point Peron Rehabilitation Committee
  - The Honourable Phillip Edman MLC South Metropolitan Region
  - Amy Gibbs, Research Officer to the Hon. Phillip Edman MLC
  - Kelly Gillen, Department of Parks and Wildlife
  - Deb Hamblin, Councillor, City of Rockingham
  - Mike Ross, Manager Statutory Planning, City of Rockingham
  - Dianne Storey, Treasurer, Rockingham Regional Environment Centre
  - Allan Seymour, Rockingham Returned Services League
  - Marcus Deshon, Development Manager, Cedar Woods Properties Limited
  - Mick McCarthy, Director, South West Group of Councils
  - Phillip Rowson, Royal Australian Artillery Historical Society WA

## 1.4 Study Team

This conservation management plan was prepared by:

### Hocking Heritage Studio

- Gemma Smith BSc (Hons) Estate Man., MSc Hist. Build. Cons., M. ICOMOS, IHBC, APIA
- Prue Griffin, BA, Post Grad Dip. Public Hist, M App Cult Heritage Studies M. ICOMOS
- Gary Chapman, Drafting Technician

### External Consultants

- Peter Baxendale Structural Engineer
- Robert Mitchell, Military Historian

## 1.5 Methodology

This conservation management plan has been prepared in accordance with the standard brief of the State Heritage Office of Western Australia.<sup>2</sup> A copy of this document can be found at Appendix 1.

The report follows the approach recommended by Australia ICOMOS (International Council on Monuments and Sites) as demonstrated in Appendix 2. It applies the principles set out in *The Australia ICOMOS Charter for the Conservation of Places of Cultural Significance (The Burra Charter); Guidelines to the Burra Charter*:

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<sup>2</sup> State Heritage Office, *An Information Guide to Conservation Management Plans and Standard Brief*, January 2013  
<http://stateheritage.wa.gov.au/docs/conservation-and-development/guide-to-conservation-management-plansOCE0050FE47C.pdf?sfvrsn=2>



*Cultural Significance; Guidelines to the Burra Charter: Conservation Policy; and Guidelines to the Burra Charter: Procedures for Undertaking Studies and Reports.*<sup>3</sup>

The report has also been prepared in accordance with principles of *The Conservation Plan*<sup>4</sup> and Criteria of Cultural Heritage Significance for Assessment of Places for Entry into the Register of Heritage Place. A copy of the SHO criteria is included at Appendix 3.

The documentary research included the use of primary and secondary sources. The documentary evidence covers both the concise history of *Point Peron "K" Battery* as well as the social and contextual history that relates to the building and development of the site. A complete bibliography of all sources is provided at the end of this document.

Physical evidence was compiled by means of a comprehensive interior and exterior survey of Point Peron "K" Battery including notes on each of the component parts, their general condition, level of authenticity, significance and recommended future actions. Photographs were taken to illustrate the form, setting and condition of the place and information was obtained from a site survey that was undertaken in October 2015.

After evaluating the evidence from the physical and documentary research, an assessment of the cultural heritage significance of the place was derived using criteria established by the Heritage Council of Western Australia.

The conservation and management policy has been formulated to assist with the retention and enhancement of the identified and documented cultural heritage significance.

## 1.6 Site Inspections

Hocking Heritage Studio and Peter Baxendale Engineer undertook a site inspection of *Point Peron "K" Battery* in September/October 2015

## 1.7 Previous Studies and Research

There have been no comprehensive studies of the site. However, there have been histories prepared in relation to the battery on the site during World War II, most notably the information compiled and presented by R. K. Glyde c2000 and acknowledgement is extended. A bibliography of the sources consulted is included at 9.0.

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<sup>3</sup> Peter Maraquis-Kyle & Meredith Walker *The Illustrated Burra Charter: Making Good Decisions About the Care of Important Places*, Australia ICOMOS, Sydney 1994. The Burra Charter and Guidelines are available from [www.icomos.org/australia](http://www.icomos.org/australia)

<sup>4</sup> James Semple Kerr, *The Conservation Plan: A Guide to the Preparation of Conservation Plans for Places of European Cultural Significance*, National Trust NSW, Sydney, 1990, 5<sup>th</sup> Edition

## 1.8 Present Heritage Status

Register of Heritage Places:	Assessment Deferred	29/06/2012
National Trust Classification:	-----	-----
Municipal Heritage Inventory:	Adopted – Category A	22/12/1998
City Planning Scheme:	Yes	
Register of National Estate	Permanent	30/05/1995

## 1.9 Terminology

The meanings of the terminology used within this document are in accordance with the definitions contained under Article 1 of the Burra Charter. For the purposes of this conservation plan the following definitions are used:

**Adaptation:** means modifying a place to suit a proposed compatible use.

**Compatible use:** means a use which respects the cultural significance of a place. Such a use involves no or minimal impact on cultural significance.

**Condition:** refers to the current state of the place in relation to each of the values for which the place has been assessed. Condition reflects the cumulative effects of management and environment effects.

**Conservation:** means all the processes of looking after a place so as to retain its cultural significance. It includes maintenance and may according to circumstances include preservation, restoration, reconstruction and adaptation and will be more commonly a combination of more than one of these.

**Cultural significance:** means aesthetic, historic, scientific or social value for past, present or future generations.

**Fabric:** means all the physical material of the place.

**HCWA:** means Heritage Council of Western Australia

**Interpretation:** means all the ways of presenting the cultural significance of a place.

**Integrity:** is a measure of the long-term viability or sustainability of the values identified, or the ability of the place to restore itself or be restored, and the time frame for any restorative process.

**Maintenance:** means the continuous protective repair of the fabric, contents and setting of the place and is to be distinguished from repair. Repair involved restoration and reconstruction and should be treated accordingly.

**Place:** means site, area, building or other work, group of buildings or other works together with the associated contents and surrounds.

**Preservation:** means maintaining the fabric of a place in its existing state and retarding deterioration.



**Reconstruction:** means returning a place as nearly as possible to a known earlier state and is distinguished by the introduction of new materials (new or old) into the fabric. This is not to be confused with either recreation or conjectural reconstruction.

**Restoration:** means returning the existing fabric of a place to a known earlier state by removing accretions or by reassembling existing components without the introduction of new material.

**Setting:** means the area around the place which may include the visual catchment.

## 1.10 Statement of Significance

Point Peron "K" Battery large, public open space of sand dune formation covered with dense native planting which features structures constructed in 1941/1942 including two gun emplacements, observation post bunker, operations bunker, two ammunition bunkers and several other ancillary elements which together were part of a network of defence strategies around the port of Fremantle. The place has cultural heritage significance for the following reasons;

- the place, together with the other elements of Western Australia's coastal defence system, known as 'Fremantle Fortress' erected in response to external threats during WWII and together , have the potential to yield information about coastal defence strategies;
- The Battery demonstrates technical achievement in its design – the guns were placed to enable them to cover any shipping approaching within range south of Rockingham and Safety Bay and the western approaches to Garden Island, as well as providing cover for the boom defence which was laid across South Channel;
- The remaining built elements of Point Peron "K" Battery are representative of WWII coastal defence architecture, of functional design and simplistic but robust construction used by the military engineers in a remote sand dune environment;
- The site of the former Point Peron campsite and the headland is valued by the wider community as the venue for many school camps since 1946 to 1996;
- Point Peron "K" Battery is associated with members of the Australian Army specifically the Artillery who served at this site or similar batteries. It is also valued by members of this cohort for its demonstration of past techniques and practices;
- the place is valued as an informal recreational space both before and after WWII and as part of the Rockingham Lakes National Park; and,
- Point Peron "K" Battery is valued by the local community, members of Parliament and the Army Reserves who are contributing to the restoration and conservation of the place.

The pathways, carparks and remnant signage have no cultural heritage significance



## 2.0 Documentary Evidence

### 2.1 Introduction

The following documentation has been prepared using primary and secondary source material. Acknowledgment is extended to the authors of all secondary source material.

It should be noted that a search of the National Archives of Australia was undertaken but revealed few relevant documents. The lack of documentation from the Commonwealth has been a source of frustration for previous researchers, notably Reg Kidd and Ray Neal in their book *The 'Letter Batteries'* a valuable history of the factors leading to the construction and the operation of the batteries across Australia. It is the information provided by Robert K Glyde from his personal collection that provided the basis for the detail of the construction of "K" Battery at Point Peron.

This history is not intended to be a comprehensive history of the site nor document every aspect of military life that occurred on the site during the period it functioned as a battery (1942-1944). That history is documented elsewhere most significantly the information collated by R.K. Glyde in 'The Coast Defences of Western Australia 1826-1963'. The Royal Australian Artillery Historical Society of Western Australia (Inc.) have an active membership which publishes a newsletter with articles relevant to the current and former membership.





## 2.2 Chronology of Development

The following events and decision have been selected for their impact on the development of Point Peron. Those items directly related to the Point Peron site are in bold text.

40,000 years BP	Archaeological evidence of the Helena River Valley and Swan Coastal Plain indicates that Nyungar people have occupied the land for at least 40,000 years
12,000 years BP – present day	The current geological epoch, the Holocene, coincides with the rise in and stabilisation of sea levels around 12,000 years ago. Sea level rise drastically altered the landscape, as large areas were inundated, resulting in the present day Coast
1801	French scientific expedition led by Commandant Nicolas Baudin. <b>Point and Cape Peron were named after the expedition's chief zoologist, Francois Péron</b>
1829	First Nyungar contact with non-Indigenous people when Captain James Stirling landed in Perth and established the British Swan River Colony
1831	Thomas Peel granted 250,000 acre over the Cockburn Sound area including Point Peron.
1860s	Aboriginal people increasingly dislocated from the region.
1886	<i>Aborigines Protection Act</i> , 1886 established Aborigines Protection Board (APB). Officials, including Chief Protector, had increased power to regulate the employment and movement of Aboriginal people.
1905	<i>The Aborigines Protection Act</i> was introduced for the 'protection, control and segregation of Aboriginal people'. The Act established an apartheid regime where Aboriginal people in Western Australia were discriminated against and many civil liberties were denied.
<b>1916</b>	<b>Cape Peron land, approximately 400 acres, acquired by the Commonwealth Government for the purposes of developing a naval base.</b>
1920s-30s	The waters off Cape Peron used for fishing and the headland is a popular tourist destination
1927	On 18 March, the Governor of Western Australia declared the City of Perth a prohibited area for Aboriginal people, under the Aborigines 1905 Act (WA)
1937	Japan invades China, an aggressive move in the war in the Pacific.
1939	3 September - World War II begins
1940	<ul style="list-style-type: none"> <li>15 February – Hitler orders unrestricted submarine warfare</li> <li>May/June – surrender of many European countries</li> <li>22 September - Japanese occupy Vietnam and French Indochina</li> <li>27 September – Japan signs Tripartite Pact with Germany and Italy</li> </ul>

1941	<ul style="list-style-type: none"> <li>• 19 November - HMAS Sydney sunk off the coast of WA</li> <li>• 8/9 December - Attack by Japanese on Pearl Harbour, Thailand, British Malaya, Guam, Wake Island, Phillippines, Hong Kong and Singapore.</li> </ul>
1942	<ul style="list-style-type: none"> <li>• 1/2 January – Japanese enter Manilla</li> <li>• 11/12 January – Japanese invade Dutch East Indies</li> <li>• 20 January – Japanese submarine sunk by HMAS <i>Deloraine</i> near Darwin and Japanese invade Bali and Timor</li> <li>• 15 February - Fall of Singapore to Japanese</li> <li>• 17 February - Japanese submarines patrolling off the coast of WA</li> <li>• 19 February - Bombing of Darwin by Japanese</li> <li>• 3 March - First United States Submarines arrive in Fremantle</li> <li>• 3 March - Bombing of Broome by Japanese</li> <li>• 15 March – US Submarines arrive in Albany</li> <li>• 9 April – Japanese naval attacks on British Ceylon</li> <li>• 17 April – Dutch and British Forces in Sumatra surrender to Japanese and General Douglas MacArthur arrives in Australia</li> <li>• 4-8 May - The Battle of the Coral Sea</li> <li>• 4-7 June – The Battle of Midway</li> <li>• 8 June - Japanese submarines shell Sydney and Newcastle, NSW</li> <li>• 20 July – Kokoda Track campaign begins in New Guinea</li> <li>• 7 August – Guadalcanal campaign begins</li> <li>• 26 August to 5 September – The Battle of Milne Bay is the first defeat of Japanese land forces and lessens the threat to Australia.</li> <li>• <b>October 1942 - 'K' Battery formed in New South Wales.</b></li> <li>• <b>November 1942 – Battery personnel arrive in Fremantle and travel to Point Peron.</b></li> </ul>
1943	<ul style="list-style-type: none"> <li>• 1 January - decline in numbers of submarines at Fremantle as many relocated to Brisbane</li> <li>• <b>January 1943 – Gun and searchlights arrive and are installed/emplaced at Point Peron 'Peron Battery'.</b></li> <li>• 28 January – Japanese bomb Port Gregory, north of Geraldton</li> <li>• 1/8 February – Japanese evacuate Guadalcanal</li> <li>• 6 May - US base at Exmouth declared operational</li> <li>• 27 May – Exmouth base downgraded to refuelling station after bombing</li> </ul>
1944	<ul style="list-style-type: none"> <li>• 6 June – Allied invasion of Normandy begins</li> <li>• 10 August – Japanese defeated in New Guinea</li> <li>• 4 September - British submarines arrive in Fremantle</li> </ul>
1945	<ul style="list-style-type: none"> <li>• 20 March US Navy transfers to Subic Bay, Phillippines from Fremantle</li> <li>• 21 June – Japanese defeated at Okinawa</li> <li>• 4 July – Phillippines liberated</li> <li>• 6 and 9 August – Atomic bombs destroy Hiroshima and Nagasaki</li> <li>• 14 August - Japan accepts surrender terms</li> <li>• 15 August – cease fire ordered transmitted to allies, VJ Day.</li> </ul>
1946	<ul style="list-style-type: none"> <li>• <b>15 December Point Peron Recreation Camp formally opened under guidance of the National Fitness Council and Department of Education.</b></li> </ul>
1940s-1990s	Former barracks used for Recreation Camp by school and community groups.

1972	Trigonometric reserve created around the Observation Post and the survey structure erected on the roof of the building
1971-1974	Construction of causeway to Garden Island
1992	Walkways constructed around the peninsular to provide access to the battery elements
c1997	Demolition of former barracks buildings
2015	<ul style="list-style-type: none"> <li>May and September volunteers dig out the sand accumulated in the bunkers</li> <li>Conservation Management Plan prepared for the site.</li> </ul>

## 2.3 History and Context

### 2.1.1 Indigenous occupation and early explorers

*This section has been largely drawn from the Heritage Assessment of the area undertaken in 2011 by Brad Goode & Associates for developers Cedar Woods Pty Ltd and Landcorp.<sup>5</sup>*

The South Western portion of Western Australia, an area to the west of a line roughly from Jurien Bay in the north to Esperance in the southeast is associated with the Bibbulmun Nyungar peoples. The Swan River area was inhabited by the "Whadjuk" who occupied the lands of the north and eastern tributary inland to Mt Helena at Kalamunda/Armadale to the Victoria Plains south of Toodyay, west to York and south along the coast to Pinjarra.<sup>6</sup>



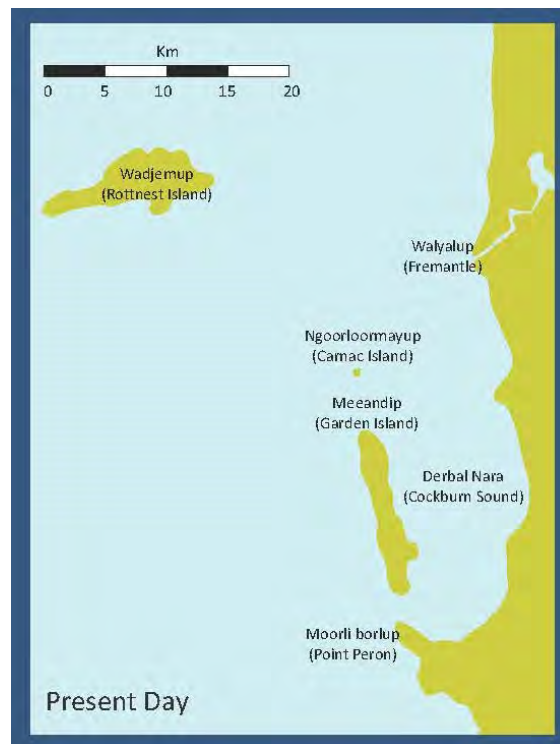
**Figure 9:** Whadjuk Boodjar Map

Courtesy [www.derbelnara.org.au](http://www.derbelnara.org.au)

<sup>5</sup> Brad Goode & Associates Consulting Anthropologists & Archaeologists, 'An Aboriginal Heritage Survey of a Proposed Marina and Tourism Precinct at Mangles Bay in Rockingham, Western Australia' A report prepared for Cedar Woods Properties Ltd and Landcorp, June 2011.

<sup>6</sup> Goode et al, op. cit. p. 12.

The Rockingham area, was the 'territory' of the Beeliar Aboriginal group. The wetlands in this region were most intensively occupied, given the availability of fresh water and food resources (waterfowl, turtles, kangaroos etc).<sup>7</sup> The more harsh coastal areas such as Point Peron (Moorli borlup) did not appear to be intensively occupied. Various researchers have recorded myths that relate to the creation of Cockburn Sound, Rottnest, Garden and Carnac Islands and the coast around Mangles Bay, what is now Rotary Park and adjacent wetlands. It is probable that there are myths relevant to the Point Peron locality but there are none currently recorded.



**Figure 10:** Map showing indigenous place names  
Courtesy [www.derbelnara.org.au](http://www.derbelnara.org.au)

The first recorded Europeans to visit the Perth and Rockingham areas were the Dutch explorer Willem de Vlamingh and his crew in January 1697. Vlamingh visited and re-named the uninhabited Rottnest Island after what the Dutch thought were large rats there, but which were actually marsupial quokkas. Rottnest's Nyungar name was Wadjemup – island of the dead.

In 1801, a French scientific expedition had arrived, led by Commandant Nicolas Baudin. Point and Cape Peron were named after the expedition's chief zoologist, Francois Péron. With the aid of the artist Charles Alexandre Lesueur, Péron was largely responsible for gathering about 100,000 zoological specimens. Although he died before he could fully study his specimens, Péron made a major contribution to the foundations of the natural sciences in Australia and was a prescient ecological thinker and a pioneer oceanographer. In the Rockingham area, however, most of the surveying and mapping was done by another expedition member, Louis de Freycinet.<sup>8</sup>

<sup>7</sup> Goode et al, op. cit. p. 14.

<sup>8</sup> Goode et al, op. cit. p. 14.

Captain James Stirling's visit in HMS Success in 1827 to this part of the Western Australian coast was the direct cause of the colony being located at Swan River; Stirling's crew also attempted to establish a garden on the island they named for that purpose, which Baudin's crew had earlier called Ile Buache. Another Royal Navy officer, Captain Charles Fremantle, likewise explored Cockburn Sound and Garden Island, and had wells dug there before the newly appointed governor decided that the first British settlements should be adjacent to the Swan River; the port there was named in recognition of Fremantle's efforts.<sup>9</sup> The ships of American whalers based in Albany were also often seen; at anchor in what became known as Safety Bay in the early days of the colony.<sup>10</sup>

The first European settlers near the Rockingham area were on a 250,000 acre (about 101,000 ha) grant of land made to Thomas Peel, on the Cockburn coast at Woodman Point. Rockingham gained its name from a ship, which had brought some of Peel's emigrants from England before being wrecked in Cockburn Sound during a storm during the winter of 1830. The southern and eastern boundaries of Peel's grant were "in approximate accord with a tribal area of Aborigines whose leader was Galyute."<sup>11</sup> With the commencement of European settlement, the rights of the Aboriginal inhabitants to their traditional lands were neither understood nor accepted.<sup>12</sup>

According to Goode et.al., the battle/massacre at Pinjarra had significant repercussions for the indigenous people of the Rockingham area. Indigenous people, including Galyute, became involved in a dispute with British settlers near Perth during visits to the Swan River area for ceremonial and other reasons. A raid followed retaliation by the settlers in April 1834 by up to 30 Nyungar men and women, led by Galyute, on William Shenton's mill. George Shenton, William's cousin, was threatened with spears and a large quantity of flour was stolen. Swan River Indigenous people identified Galyute and two others named Yedong and Monang as among the raid leaders; as a result, they were hunted down by armed police. Galyute was bayoneted and the two others suffered gunshot wounds when the police finally confronted them; all three were subsequently flogged, despite their wounds, with Galyute receiving 60 lashes and a short term of imprisonment.

The situation deteriorated in July 1834 when Galyute, Yedong and others killed one British soldier and wounded another in the Murray district; it was this which finally prompted Sir James Stirling, now governor, to assemble the party, which carried out the killings of Galyute's clan members near Pinjarra in October that year. Galyute and Yedong escaped, but Galyute's son and wife died because of the fighting. Yedong was shot dead by accident four years later, while Galyute was not heard of after 1840 and is thought to have survived into old age.

In 2011, one respondent who took part in an Indigenous heritage survey of the Rockingham area, said the "old people" used to say that Pinjarra had been a meeting ground and that Nyungar people had come back to the Rockingham area, after the white men broke it all up [at the Pinjarra battle in 1834].<sup>13</sup> The veracity of this statement is hard to determine however such an event was no doubt a cataclysmic watershed in Indigenous relations with the European settlers.

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<sup>9</sup> Goode et al, op. cit. p. 15.

<sup>10</sup> Goode et al, op. cit. p. 15.

<sup>11</sup> Draper, R. *Rockingham – The Visions Unfold: A history of the Rockingham District*, City of Rockingham, 1997, p. 8; as quoted in Goode, op cit, p. 15. Other versions include Calyoot, Galute, Kalyute or Wonglr, see Goode et al, op. cit. p. 14.

<sup>12</sup> Berson, M *The Making of A Community*, Town of Cockburn, 1978, p. 2; as quoted in Goode et al, op. cit. p. 15.

<sup>13</sup> Goode, et al, op cit., p. 17.



An early visitor to the Rockingham area after the departure of Peel and his settlers to Mandurah was the explorer and surveyor-general John Septimus Roe. In a report to the governor in 1846, Roe mentioned a "small freshwater lake called Yadoba ... and Richmond Lake, which is extensive, fresh and deep". Yet none of the Indigenous inhabitants are mentioned in Roe's reports, and for 150 years thereafter these people likewise remain conspicuously absent from the written history.<sup>14</sup>

In the 1840s and 1850s, it is likely that there were Aboriginal people still living in the Rockingham area. As elsewhere, the early settler practice of paying Aboriginal people with food, tea and tobacco was a major disruption to traditional life. Small amounts of flour or sugar were exchanged for services such as firewood collecting or fetching water. This source of ready food attracted the Aboriginal people into fringe dwelling camps; while they maintained their diet with bush foods and hunting, they became increasingly dependent on European foods.<sup>15</sup> While still practising some aspects of their economies and culture, the fully traditional life of the Nyungar people had ended as early as the 1860s in some places, which almost certainly included the Rockingham area.<sup>16</sup>

During the Great Depression, the Aboriginal unemployed received a lower sustenance rate than their "white" counterparts, and the years 1936-1948 were a particularly oppressive period for Nyungar people as legislation caused children to be taken to designated reserves at places such as Moore River. Living more or less permanently in fringe camps, seeking out seasonal employment and supplementing their diet with game, fish and some "bush tucker" was a way of life which continued for many Aboriginal people until the 1960s, although by then many Nyungar people with links to the Rockingham area were living further away in other outer metropolitan or country areas.<sup>17</sup>

In relation to the Point Peron area, many Nyungars maintained they could not get in there because the white people would not allow it. There is no reason, however, to doubt that members of one family, recorded in a 2011 heritage survey, camped near Moorli borlup, on the Peron peninsula west of Lake Richmond, until the 1960s.<sup>18</sup>

The findings of the 2011 heritage survey concluded that if ceremonial activity did take place on Point Peron, then this must have ceased happening beyond living memory, in the 19th century.<sup>19</sup>

The Department of Aboriginal Affairs Aboriginal Heritage Inquiry System has recorded four places within the study area. These places are not sites protected under the *Aboriginal Heritage Act 1972*.

ID	Name	Type	Protected Area	Last Update
20293	Fisherman's Head	Artefacts / Scatter	No	22/07/2003
20294	Point John	Artefacts / Scatter	No	22/07/2003
22889	Mooribirdup Burial Site	Skeletal Material / Burial	No	10/08/2006
22890	Mooribirdup Hunting and Fishing Areas	Camp, Hunting Place, Named Place	No	10/08/2006

<sup>14</sup> Goode, et al, op cit., p. 17.

<sup>15</sup> Goode, et al, op cit, p. 18.

<sup>16</sup> Goode, et al, op cit, p. 18.

<sup>17</sup> Goode, et al, op cit, p. 18.

<sup>18</sup> Goode, et al, op cit, p. 19.

<sup>19</sup> Goode, et al, op cit, p. 21..



Figure 11: Map showing location of DAA heritage places  
Courtesy <http://www.daa.wa.gov.au>

### 2.1.2 Pre World War One

With the establishment of timber milling in Jarrahdale in the 1870s, a jetty was constructed in Mangles Bay at Rockingham in 1872 to export timber transported to Rockingham from Jarrahdale via a tramway completed in 1873. The establishment of the jetty led to the development and growth of public and commercial facilities in the Rockingham township on Mangles Bay, through the 1880s and 1890s. By the early 20<sup>th</sup> century however, the timber millers preferred exporting their product from Fremantle or Bunbury and there was a general downturn in the industry. Consequently, the fortunes of Rockingham townsite declined.<sup>20</sup>

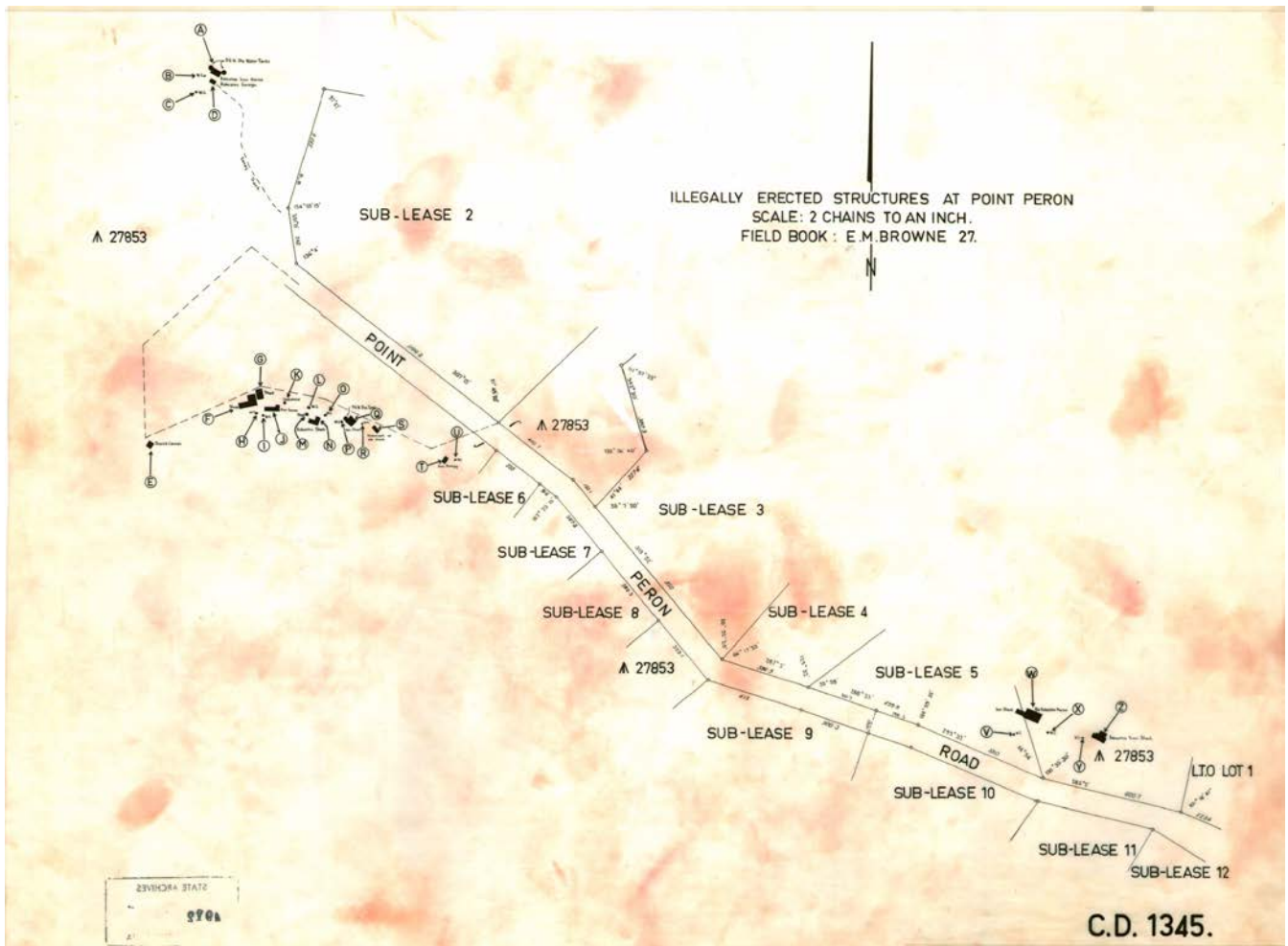
At Point Peron there is little available evidence that there was any permanent settlements. One former resident Mrs Daisy May Hillbrick (nee Fisher) wrote in the 1970s when she was aged 85, that:

*The only houses between Rockingham and Point Peron [before World War I] were two fishermen's huts owned by Mr Dick Burkenshaw Cox and Mr Billy Willis respectively ... Just at Point*

<sup>20</sup> Place 2321 Rockingham Hotel, State Heritage Office Assessment Documentation.

*Peron was a small group of Italian fishermen's huts ... They sailed their catches to Fremantle for sale, but often brought fish to Rockingham also.*<sup>21</sup>

The exact location of these fishermen's huts has not been determined however a plan c1950 shows a collection of shacks on the northern boundary of Shoalwater Bay. It is probable that the earlier fisherman's shacks were also located in this sheltered side of the point.



**Figure 12:** Illegally erected structures at Point Peron c1950

Courtesy SROWA item CD 1345, Cons 4912.

Apart from the professional fishermen there were enthusiastic amateurs who knew about the abundance of fish in the vicinity as a newspaper account by 'Piscator' from 1915 demonstrates.

*Between Cape Peron and the south-west point of Garden Island, schnapper are usually plentiful at this time of the year, and on Saturday a party consisting of Messrs: Davidson, H. Harper, G. Munro and Archie Armstrong camped ashore at Careening Bay in order to make an early start next morning. They cruised about for a couple of hours trying several spots without success, and then they headed for Seal Islands. Hardly had lines been thrown out before a mighty tug*

<sup>21</sup> Hillbrick, Daisy 'The Rockingham Historian', Vol. 3, No. 3, August 2006, p. 4; as quoted in Goode, et al, op cit, p. 21. A search for information relating to Dick Burkenshaw Cox and Billy Willis was unsuccessful in determining any biographical detail.



*announced a good bite, but the fish escaped. In less than a minute, however, a beautiful 14-pounder schnapper was hauled aboard, followed by five others in quick succession. After that there was a lull and a move was made back to Cape Peron. Three more schnapper and a couple of jewfish in addition to rock cod and large parrot fish were taken, before starting homewards. The aggregate weight of the fish caught was estimated at 1201b.<sup>22</sup>*

### 2.1.3 World War One and the Inter-War Period

The commencement of World War I had a profound impact on the Western Australian community. In the Rockingham district, many residents volunteered to serve in the AIF leaving families and the economy to cope in their absence. The implication for the Point Peron site was the transfer in 1916 of approximately 400 acres (161 Hectares) of land to the Commonwealth Government for the purpose of a naval base.<sup>23</sup> This included all the land on the headland up to the present day Safety Bay Road to the east, and Boundary Road to the south. The proposed naval base did not proceed and it is one of the many government plans proposed for the site, which have not eventuated. It is not known if the Australian Government used the site during World War I.<sup>24</sup>

An interesting, if short lived, industry at Point Peron outside this study area, was the turtle factory located now within the grounds of the Mangles Bay Yacht Club. 'Chelonia Ltd, was based in Glasgow and two local business men established the factory which transported turtles from the north of the state for the production of soup, conserves and turtle oil.<sup>25</sup> The factory opened with great publicity in 1923, including a visit from the Premier but the business was not successful and ceased operating in 1932.<sup>26</sup> The building was later used as a boarding house and from 1948 until 1973, was used as a convent school by the Sisters of Notre Dame des Missions.<sup>27</sup>

Until the 1920s and 1930s, Point Peron was a relatively remote location rarely accessed other than by locals. However, the increase in the number of private automobiles enabled many more individuals to access the site, which was promoted as being a worthy destination for tourists. In 1928, the RAC wrote in *The Sunday Times* a recommendation to visit Cape Peron when motoring to Rockingham and Mandurah.<sup>28</sup>

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<sup>22</sup> *The Western Mail*, 20 August 1915, p. 28-29.

<sup>23</sup> Letter from Western Australian Crown Solicitor W. Renfrew to the Secretary of the Commonwealth Department of the Interior, May 1968, folio 1977, NAA A463 1968-3201.

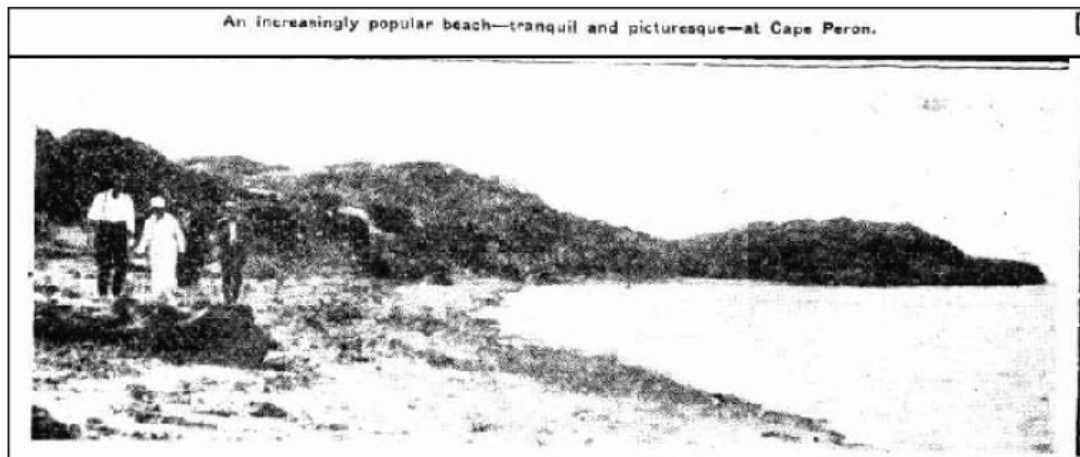
<sup>24</sup> A search of the National Archives of Australia database provided no indication that any works were undertaken at the site. Further research may determine more information about this period in relation to the site.

<sup>25</sup> *The West Australian*, 10 October 1923, p. 7.

<sup>26</sup> Information from Rockingham District Historical Society, February 2016.

<sup>27</sup> Place record 3203 Turtle Factory, State Heritage Office database, InHerit. <http://inherit.stateheritage.wa.gov.au/Public/>

<sup>28</sup> *The Sunday Times*, 15 April 1928, p. 2.



**Figure 13:** An increasingly popular beach – tranquil and picturesque – at Cape Peron  
*The Truth*, 15 December 1929, p. 11.



**Figure 14:** Cape Peron near Rockingham Promotional image in *The Western Mail*  
*The Western Mail*, 27 September 1923, p. 24

In c1924, local photographer Izzy Orloff, visited the site with a party and took several photographs, which give an indication that the landscape and flora have not changed considerably since that time until the present day [2015].





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**Figure 15:** Fishing at Point Peron, c1924  
Courtesy SLWA online image 012352d



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**Figure 16:** Fishing at Point Peron, c1924  
Courtesy SLWA online image 012355d



State Library of Western Australia

**Figure 17:** Point Peron, c1924  
Courtesy SLWA online image 111975PD



State Library of Western Australia

**Figure 18:** Point Peron, c1924  
Courtesy SLWA online image 111974PD



State Library of Western Australia

**Figure 19:** Outing to Point Peron, c1924. Mrs Rolf and party  
Courtesy SLWA online image 111982PD



State Library of Western Australia

**Figure 20:** Outing to Point Peron, c1924. Bowling Club Party  
Courtesy SLWA online image 111982PD



State Library of Western Australia

**Figure 21:** Outing to Point Peron, c1924. Bowling Club Party  
Courtesy SLWA online image 111979PD



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**Figure 22:** Outing to Point Peron, c1924. Bowling party  
Courtesy SLWA online image 012354d



During the 1930s, Rockingham became a popular destination for residents of Perth and it is likely that many visited Point Peron during this period as the images above indicate.

The waters around Point Peron continued to be fished commercially by fishermen who lived in illegally built shacks. The location of the shacks has not been determined.<sup>29</sup>

In conjunction with the fishermen and tourists, the site was used by the military during this period for training as a detailed article in the local press in 1937 outlined the exercises.<sup>30</sup>

*Point Peron, that narrow neck of land three miles from Rockingham, which runs out into the sea towards Garden Island, is showing signs of the battle which for the last two weeks has raged over its sandhills and beaches. Trenches, machine-gun emplacements and dug outs have scarred the slopes of the abrupt little mounds built up by the winds with out symmetry or order over the surface of the peninsula; the grass which, 14 days ago, made a green mantle for the hills and valleys has wilted beneath the feet of a thousand men; and the steel rimmed wheels of galloping limbers have churned the winding tracks into flying clouds of white powder. These are the fruits of war training. A week ago the 28th Battalion of the Militia Forces learnt valuable lessons in coastal defence. This week the 44th Battalion, the 13th Field Engineers and the Army Medical Corps carried on the work of teaching young Australians the art of defence. Next week artillery; signallers and supply and transport companies will continue the annual lesson.*<sup>31</sup>

It appears that the training programs were an annual event that implies the senior officers in the military were familiar with the site, its location and accessibility.

With the outbreak of war in 1939, the Commonwealth Government began to reassess the use of this site particularly when Australia was subject to direct attacks in 1942.

#### 2.1.4 World War Two – 1939-1945 – International context

On 7th December 1941, while still technically at peace with Britain, its allies and the United States, Japan attacked the US naval base at Pearl Harbour, Hawaii, British Malaya, and military bases at Manila, Hong Kong and Shanghai. The United States was thus fully committed to the war in the Pacific, which in some measure had been underway since 1937 when Japan had invaded China.<sup>32</sup>

The sudden and devastating conquest by Japan of Hong Kong, Singapore, the Dutch East Indies and the Phillipippines, left Australia as the most suitable base for the development of an Allied counter offensive. The Japanese occupation of Timor and Rabaul threatened the USA-Australia lines of communication.<sup>33</sup>

The flow of troops and equipment from the USA to forward bases in Australia and Papua New Guinea indicated that these bases needed strengthening against possible sea attack. The large submarine bases to be established at Fremantle, Brisbane, Townsville and Cairns were of special importance.<sup>34</sup>

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<sup>29</sup> Draper, Richard (Victor Richard) *Rockingham – The Visions Unfold: A history of the Rockingham District*, 1997, p. 205.

<sup>30</sup> *The West Australian* 14 October 1937, p. 22. See Appendix 8.

<sup>31</sup> *ibid.*

<sup>32</sup> Cairns, Lynne *Secret Fleets*, p. 45.

<sup>33</sup> Kidd, Reg and Neal, Ray *The 'Letter' Batteries the history of the 'letter' batteries in world war II* self published, NSW, 1998, p. 7.

<sup>34</sup> Kidd and Neal, *The 'Letter' Batteries*, op.cit. p. 7.

The allies chose Fremantle as a submarine base because of its close proximity to the territory to the north captured by the Japanese in early 1942, and; it was the closest viable port in Australia that had the infrastructure to cope with the submarine fleets and the associated infrastructure.<sup>35</sup>

On 3<sup>rd</sup> March 1942, the first United States submarines arrived in Fremantle escorted by tender USS *Holland*. The Fremantle submarine base was in operation until the war ended. During this period, 168 Allied submarines, together with their support vessels were hosted in Fremantle.<sup>36</sup>

General Douglas MacArthur arrived in Darwin on 17 March 1942 as Supreme Commander of the Allied Forces in the South West of the Pacific area. On 18 April, MacArthur assumed command over all Australian Forces in addition to all United States forces.<sup>37</sup> MacArthur was able to draw on the resources of the United States military to secure additional equipment for the coastal defences.

The defence of the port of Fremantle included several strategies, which together became known colloquially as 'Fremantle Fortress'.

### 2.1.5 Fremantle Fortress

A review of the seacoast defences was held in April 1942 under the direction of Vice Admiral Herbert F. Leary and the following extract of the memo to Chief of Staff is included to demonstrate the extent of the works undertaken in and around Fremantle to defend the port.

#### SEACOAST DEFENSE PROJECT FREMANTLE- COCKBURN SOUND DEFENSIVE AREA

I. SITUATION:

*Fremantle is the main Naval repair and operating base in Western Australia. It is isolated from other Naval centres, hence will require construction of repair shops for aircraft carriers, cruisers and smaller vessels. Facilities should be made for storage, erection, repair and operation of Naval aircraft. The port is the only one on the West Coast suitable for use by the Army as an expeditionary force embarkation port – (See Anti-aircraft Defense Plan)*

II. EXISTING SEACOAST DEFENSES:

ROTTNEST ISLAND	2 guns 9.2" range 29,000 yards
	2 guns 6" range 18,500 yards
ARTHUR'S HEAD	2 guns 6" range 14,500 yards
SWANBOURNE	2 guns 6" range 14,500 yards

III. PROJECT

*The development of COCKBURN SOUND as a fleet anchorage will involve considerable improvement of the water channel. The line of reefs between ROTTNEST ISLAND and GARDEN ISLAND is, in general, impassable for large vessels. Ships of medium draft will require pilots and definite knowledge of the cross channels. The dredging of a north entrance to the COCKBURN SOUND base will permit control of the channel by submarine booms and other types of underwater protection. The South Passage can be blocked.*

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<sup>35</sup> Cairns, Lynne *Secret Fleets Fremantle's World War II Submarine Base* WA Museum, 2011, p. 15.

<sup>36</sup> Cairns, Lynne *Secret Fleets Fremantle's World War II Submarine Base* WA Museum, 2011, p. 15.

<sup>37</sup> Kidd and Neal, *The 'Letter' Batteries*, op.cit. p. 7.



*Destroyers and torpedo boats, however may strike at the flanks of the anchorage unless protection is provided.*

*FREMANTLE HARBOR affords limited ship anchorage. The channel entrance may be blocked. The restricted harbor area prevents the massing of fleet units. This situation influences the development of COCKBURN SOUND which permits dispersion of individual fleet elements at anchor. All vessels are forced to enter and leave the area from the North. A South exit would be desirable in order to maintain direct communication with the ALBANY base but the nature of the channel bottom makes dredging impracticable.*

*Additional installations in the FREMANTLE-ROTTNEST ISLAND-GARDEN ISLAND triangle will extend and intensify the existing defences. Batteries on ROTTNEST ISLAND and in the FREMANTLE vicinity provided protection at these points. Further development of the GARDEN ISLAND section will extend the defences. A low priority mine project is proposed. Indicator loops now installed are to be extended and anti-boat nets and guns are contemplated.*

*Dredging activities are under way to provide with COCKBURN SOUND a five mile channel 25 feet deep and 300 feet wide. This channel is scheduled for completion by November 1942. It is planed to widen this channel to 600feet and deepen it subsequent to November.*

*In addition to the Navy mine project the following seacoast equipment should be installed –*

*1 Battery 2 155mm guns on 360 degree semi permanent mount in the vicinity of ENTRANCE POINT – GARDEN ISLAND*

*1 Battery 2 155mm guns on 360 degree semi permanent mount in the vicinity of CAPE PERON  
2 Seacoast searchlights 60 inch for each of the positions referred to – a total of four search lights.*

*Fire control equipment, ammunition storage, troop housing etc. at each proposed emplacement.*

*One anti-boat boom and eight anti-boat guns to be place on selected sites.*

*Location of batteries as indicated will provide high explosive artillery fire to cover all possible naval entrances to COCKBURN SOUND. The volume of fire in the GAGE ROADS – OWEN ANCHORAGE area will be increased thereby further improving the defense at the entrance to FREMANTLE HARBOR. The 155mm batteries will be mutually supporting against flank landing attacks by the enemy, although each will require its own infantry beach defense.*

*Anti-aircraft defense will be required as follows –*

*5 guns stations each of four 3.7 inch guns*

*4 anti-aircraft searchlights*

*The anti-aircraft gun batteries should be located in so far as possible to provide incidental gun defense against small boat landing sin the vicinity of the respective 155mm gun battery sites.<sup>38</sup>*

Each of the other port areas; Albany, Adelaide, Port Phillip (Melbourne), Brisbane and Moreton Bay, Sydney, Townsville, Cairns, Thursday Island, Darwin, Port Moresby (New Guinea) and Hobart were discussed in equal depth which demonstrates how the Cockburn Sound defences fitted into to an integrated national plan.

Plans at Figure 23 and Figure 24 demonstrate the extent and interconnectedness of the defences around Fremantle and Cockburn Sound.

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<sup>38</sup> Extract from Memo to Chief of Staff from General Headquarters Southwest Pacific Area, 18 May 1942; as quoted in Kidd and Neal, *The 'Letter' Batteries*, op.cit, p. 12-13.

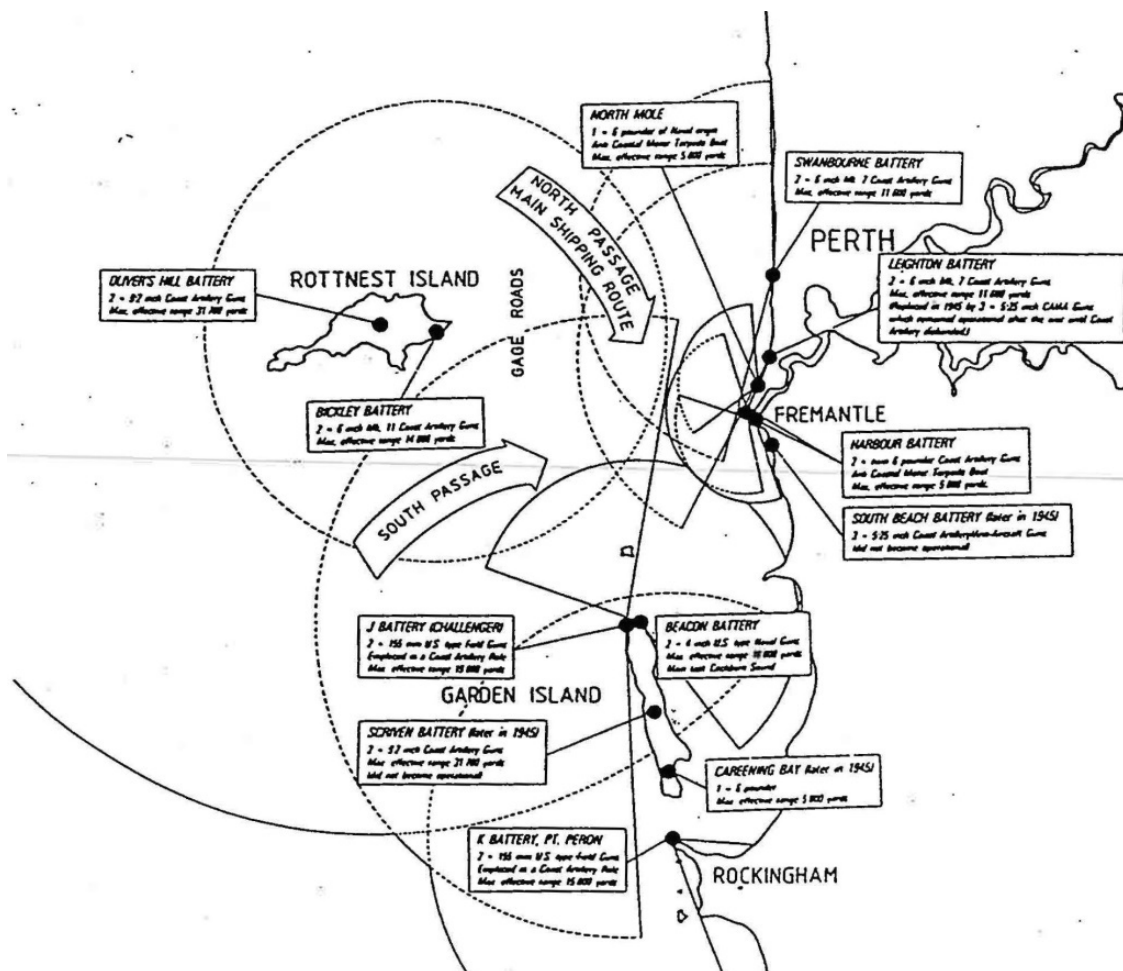
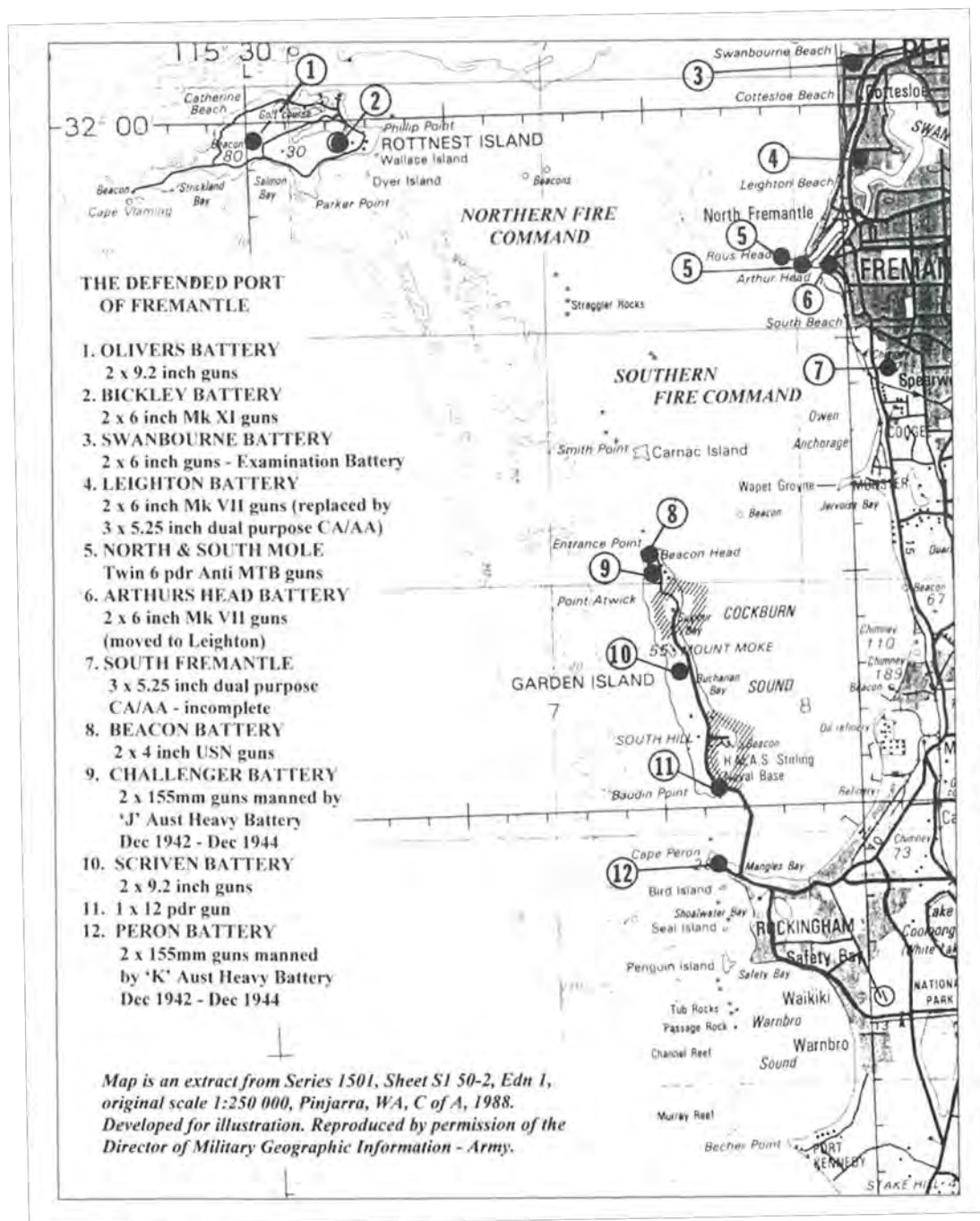


Figure 23: Plan of Fixed Defences 1943  
Courtesy Office of Hon Phillip Edman, MP.



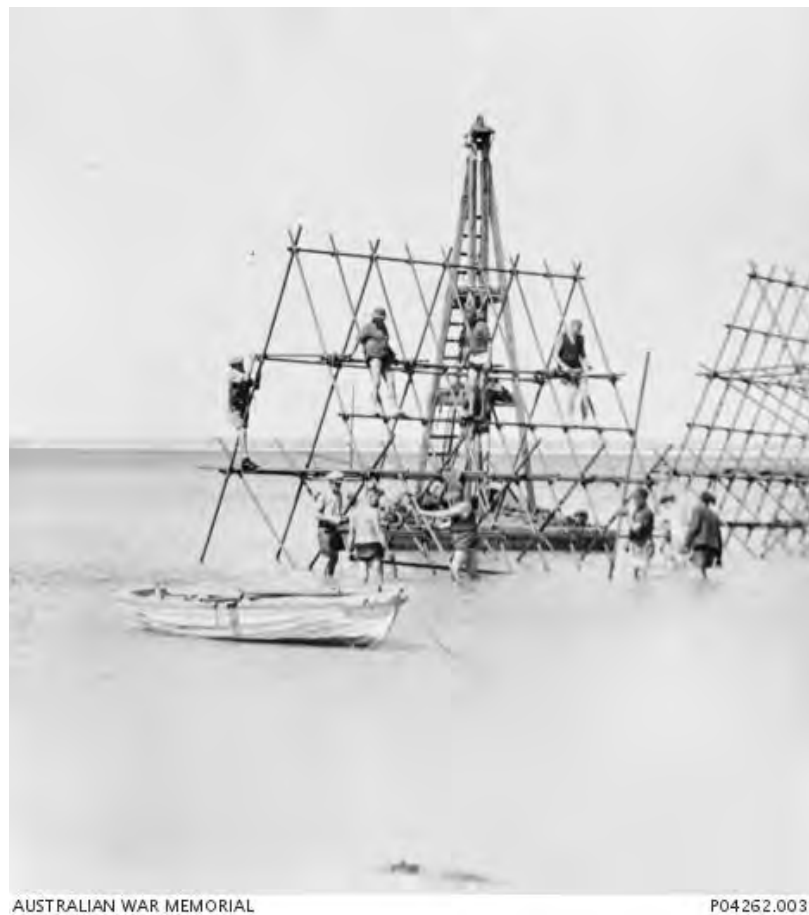
**Figure 24:** Plan of Defences around port of Fremantle  
Courtesy *The Letter Batteries*, p.44.

The elements of the defences which were not visible were those which took place under the water surface. While submarines, aircraft carriers, merchant ships and battleships could access the security of Fremantle Harbour, the Garden Island naval base in Cockburn Sound was being expanded to cater for large ships up to the size of cruisers. This work involved three stages, dredging a shipping channel through the Parmelia and Success sandbanks and constructing defences spanning the northern and southern entrances of

Cockburn Sound.<sup>39</sup> Five dredges were used throughout, four having to be brought across from Australia's east coast. The crews lived aboard and worked fourteen hour shifts.

An anti-submarine boom defence was constructed at the northern approaches, and anti-boat scaffolding (hurdle defence) was constructed across the southern approaches, in the approximate area of the modern causeway bridge linking Point Peron with Garden Island. These constructions commenced in November 1943. The anti-submarine netting was completed in September 1944.

The northern approach boom defences spanned 30731 feet (9370m) from Second Head, Garden Island along a boomerang shaped route corresponding to the southern edge of the shallows of the Parmelia Bank, finishing at the northern side of Woodman Point.



AUSTRALIAN WAR MEMORIAL

P04262.003

**Figure 25: Building anti boat scaffolding in Cockburn Sound, 1943.**  
Courtesy Australian War Memorial, P04262.003

<sup>39</sup> Carter, Matt and Anderson, Ross; *Cockburn Sound's World War II anti-submarine boom net Historical background and site inspections*. Report - Department of Maritime Archaeology, Western Australian Museum No.252 March 2010, p. 6.



**Figure 26:** Defence hurdles in Cockburn Sound, 1943.  
Courtesy Australian War Memorial, P04262.004

In July 1942, Allied Land Headquarters issued orders for the raising of the first eight of the coast artillery batteries. The term 'Letter' batteries arose from the distinguishing letters 'A' to 'H' allocated by the Land Headquarters. Subsequent batteries within the overall program of coastal defence were allocated a 'letter' to designate them. The last named battery 'U' was located on Bougainville.<sup>40</sup>

### 2.1.6 Peron 'K' Battery

*This section is largely drawn from the information provided by R K Glyde in his document on the 'The Coast Defences of Western Australia 1826-1963', 2000. Acknowledgement is extended to the author of that document.*

In November 1942, planning was well in hand for the batteries to be constructed at Garden Island and Point Peron. A memo prepared at Swan Barracks, the Western Australian Headquarters of the Australian Military Forces, designated personnel required for the Point Peron battery were 4 officers and 76 service men.<sup>41</sup>

The Battery (or group of officers and soldiers assigned to the site) was raised in October 1942 and comprised personnel from NSW, Victoria and Queensland. The original officers comprised Battery Commander Major B Miller, Captain A Brooke, Lieutenants C. H. McPharlin and W. B. Jackson. Later in 1943, Major F. Vaughn assumed command of the battery.<sup>42</sup>

On 18 November, the command of the Fremantle Headquarters was advised that a US officer would be arriving shortly to assist in the installation of the guns. The next day, 19<sup>th</sup> November, the Battery personnel were transferred from Fremantle to Rockingham and accommodated there prior to the completion of the barracks.

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<sup>40</sup> Kidd and Neal, *The 'Letter' Batteries*, op.cit, p. 382.

<sup>41</sup> Memo dated 23 November 1942, copy held by the office of Hon Phillip Edman.

<sup>42</sup> Glyde, op.cit., unpaginated.



On 23 November 1942, official authority was received to proceed with the construction of the Battery. Construction appears to have gone smoothly as on 10 January 1943 the Battery was advised that two 18 pr Mk II guns were to be provided for the hurdle boom defence between Garden island and Point Perth. These guns were eventually replaced with larger 75mm guns. These were separated to the guns positioned on the mounts which were 155mm M1918 Coastal Field Guns.

The 155mm M1918 Coastal Field Guns guns were installed using a 'Panama Mount'. This prepared concrete mounting allowed the gun to be anchored to a pivot block set in concrete. The trail ends rode on a concrete and a steel racer ring to enable the gun to be traversed rapidly through large angles to permit engagement of moving targets at sea.<sup>43</sup>

The following images at Figure 27 and Figure 28 illustration the construction as recommended by the US military.<sup>44</sup>

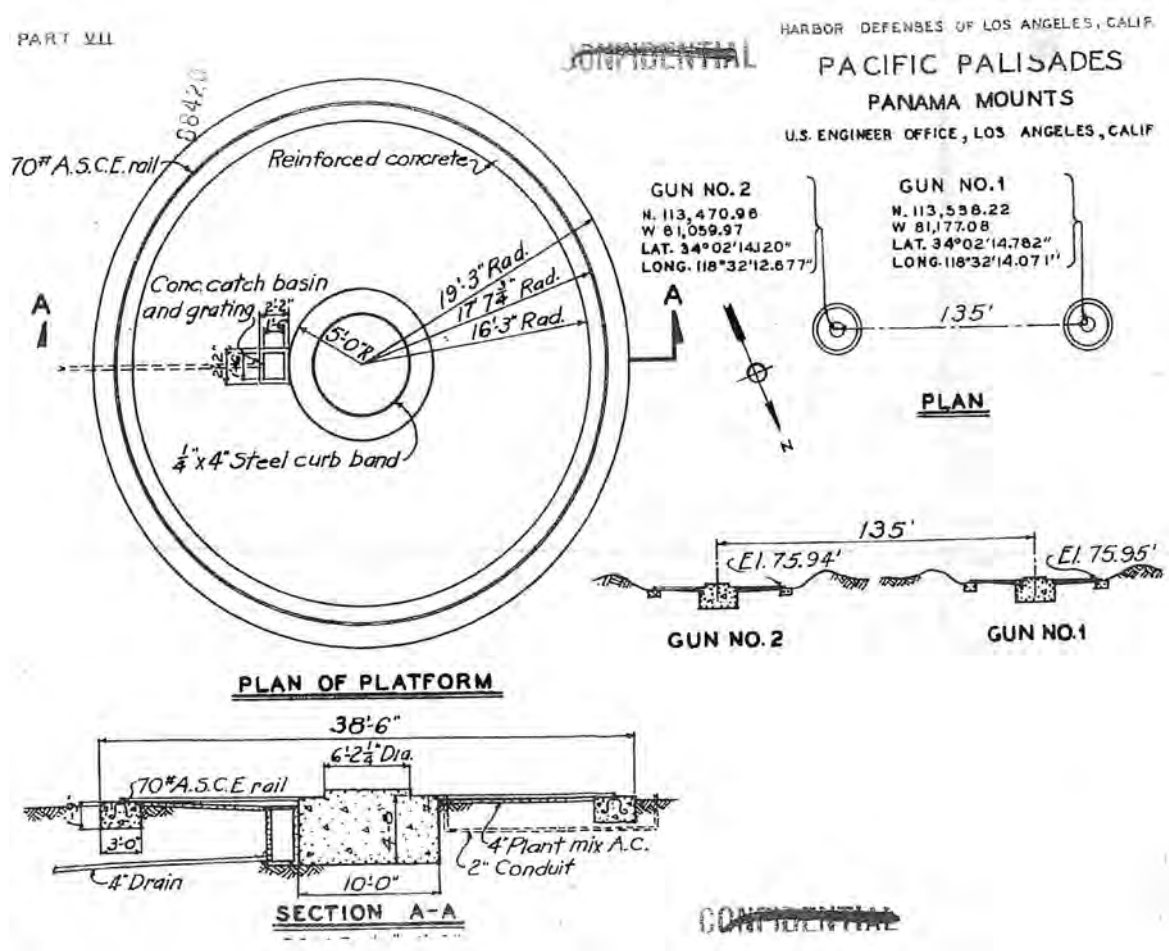
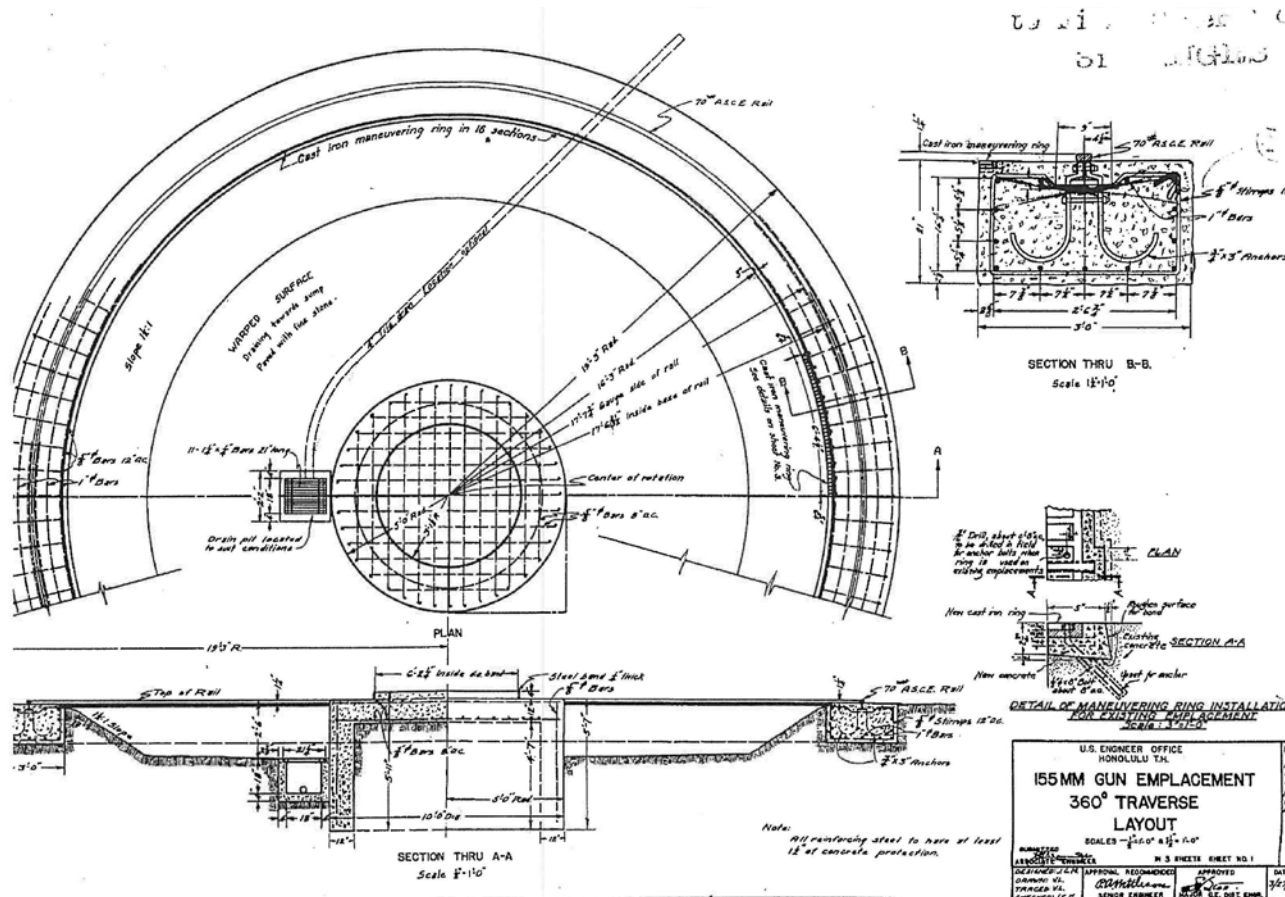


Figure 27: Plan showing construction of Panama Mount  
Courtesy Office of Phillip Edman, MP.

<sup>43</sup> Glyde, R.K. op. cit.

<sup>44</sup> Plans held by the office of Hon Phillip Edman, MP.





**Figure 28:** Detailed plan of construction of Panama Mount  
Courtesy Office of Hon Phillip Edman, MP.

The Battery made a request on 25 February 1943, to expend six rounds to 'proof' the guns and this was undertaken on 8<sup>th</sup> March 1943. Proof firing is the process of firing rounds to settle the gun into position prior to normal firing of live ammunition.<sup>45</sup> A full calibre shoot was conducted on 29<sup>th</sup> March and there is a record of a further full calibre shoot on 16 July 1943.

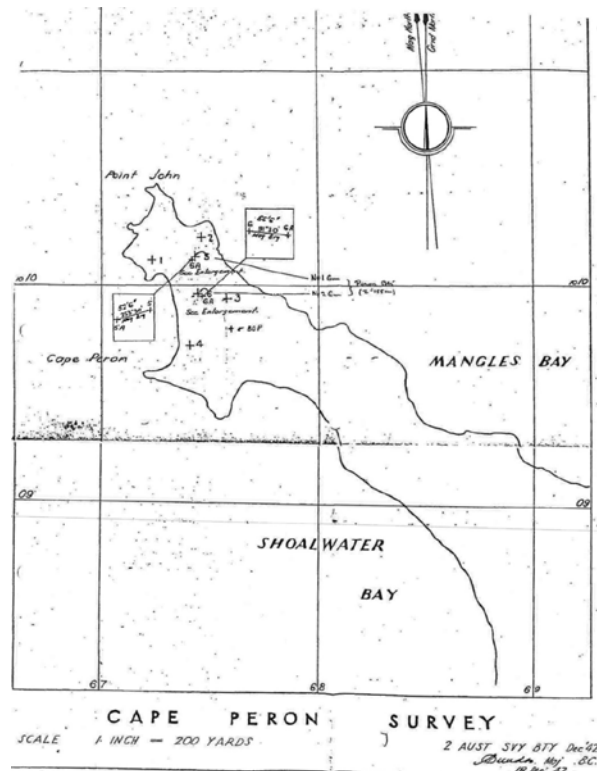
On 14<sup>th</sup> April, a Bofor gun<sup>46</sup> was delivered to the Battery for defence against aircraft attacking at low level and a shoot was conducted by this weapon in conjunction with a similar weapon on Garden Island.

The Operations Centre or Battery Plotting Room (BPR) was originally concealed in a thicket of scrub in a depression between the guns and the Battery Observation Post (BOP). The Operations Centre was completed on 9<sup>th</sup> May 1943 at the same time as the BOP. It was not until 10 August 1942, that the green painted camouflage was completed on the BOP and the BPR.

The Battery was officially notified that it was to be known as "K" heavy Battery on 7<sup>th</sup> July 1943.

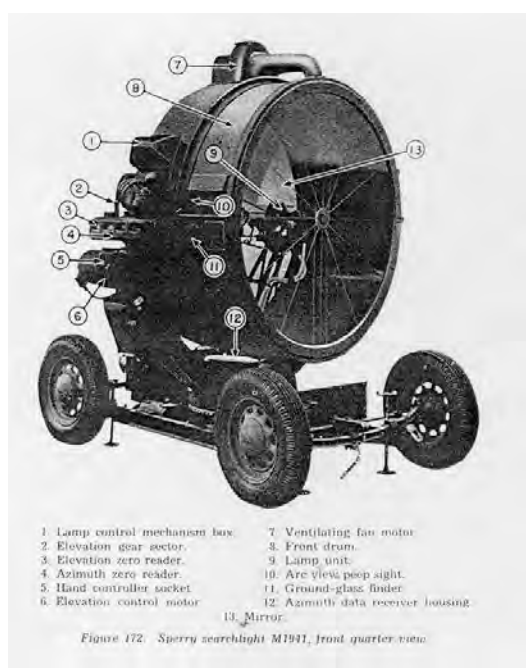
<sup>45</sup> Draper, Richard Rockingham – *The Visions Unfold: A History of the Rockingham District*, City of Rockingham, 1997, p. 205.

<sup>46</sup> Bofors AB is a Swedish arms manufacturer still in operation today [2015]. The name Bofors is strongly associated with the 40 mm anti-aircraft gun used by both sides during World War II. This automatic cannon is often simply called the Bofors gun and saw service on both land and sea. It became so widely known that anti-aircraft guns in general were often referred to as Bofors guns.



**Figure 29:** Survey of Cape Peron prior to construction of "K" Battery  
Courtesy Office of Hon Phillip Edman, MP.

Two searchlights were part of the Battery components, one on John Point and the other at Mushroom Rocks. Communication between the elements of the Battery was generally by telephone.



**Figure 30:** Typical searchlights used on John Point and Mushroom Rocks  
Courtesy Robert Mitchell.

The barracks buildings appear to have been constructed in February to March 1943. A letter from the Works Director in Perth to the Assistant Director General of Allied Works in Melbourne in January 1943 refers to a plan to make the barracks buildings to appear like a holiday resort as a form of camouflage.

#### CAPE PERON CAMP

*In connection with the above mentioned camp, requisition W.2/32/4 has been received from the Army Authorities for the construction of approximately nine camp buildings. A letter is also to hand requesting that "as the camouflage scheme devised for this site is to build it as a holiday resort, it will be necessary to alter the Administration and Store Huts to appear as cottages. Will you please amend these plans in accordance with sketches shown herewith." The amendments consist of variations of the type "C" series plans and the Administration Hut has been shown with a pitched roof and sheeted with tiles.<sup>47</sup>*

The above description is consistent with the memories of former Bombardier, Fred Warnett, whose recollections were recorded by author Richard Draper in his 1997 history of Rockingham. Fred Warnett arrived at Point Peron in 1943 and was billeted at the old Turtle Factory, which was located closer to Rockingham on the Point Peron Road because the barracks were not complete. Fred Warnett recalled the barracks were built to resemble a holiday and recreation establishment to avoid attracting attention from Japanese reconnaissance. The main building served as a mess, lecture theatre, occasionally as a dance hall, or as a venue for other entertainment acts.<sup>48</sup> Fred Warnett recalled many details of his time at Point Peron which was characterised by long periods of boredom.

*As a Bombardier, Mr Warnett worked in the Plotting Room ... Everyday work on the battery was quite boring, ... except on occasions when an inspection was imminent. The General Officer Commanding Western Command, Major General Robertson was notorious for his "sharp tongue for slackness", so whenever it was thought he had left Headquarters, the units were always on "full alert".<sup>49</sup>*

The army food was also predictable and boring.

*... typical army food, wholesome, but with no choice: "If it was rissoles or mince for the day that was it and no returns". Main meals consisted of:  
Mutton in stews with Haricot beans  
Tinned bully beef – cold or cooked  
Mince in rissoles  
Camp pie – cold or cooked  
Potato pie with cheese and/or tomato on top  
Vegetables were dried; eggs powdered; and butter in tins. Porridge was provided for breakfast and sweets were invariably dried apricots, prunes or rice, served with custard. Tea was available with meals and while on duty.<sup>50</sup>*

A highlight for the troops were the occasions when they undertook target practice with the guns. The target was invariably an object towed out to sea by the Naval Motor Launch *Wadjenup*.<sup>51</sup>

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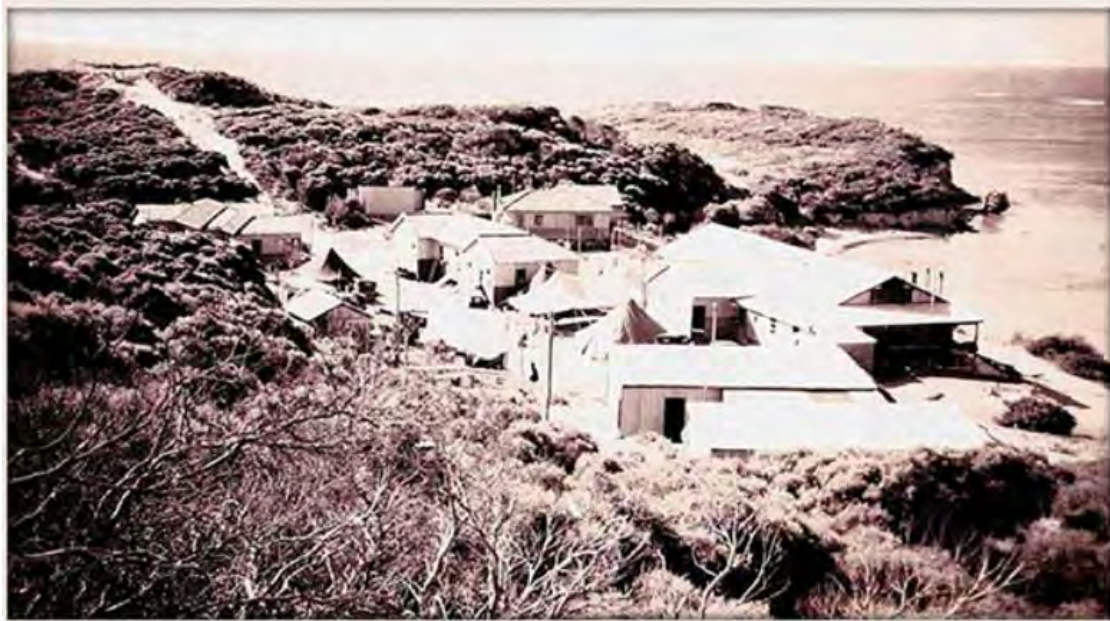
<sup>47</sup> Letter held by the office of Hon Phillip Edman MP.

<sup>48</sup> Draper, Richard Rockingham – *The Visions Unfold: A History of the Rockingham District*, City of Rockingham, 1997, p. 205.

<sup>49</sup> *Ibid.*, p. 206.

<sup>50</sup> *Ibid.*

<sup>51</sup> *Ibid.*



**Figure 31: Peron Barracks, early 1940s**  
Courtesy Point Peron Restoration program website.

On 24<sup>th</sup> November 1944, No 2 gun and No.17 searchlight were removed from their emplacement and on 1<sup>st</sup> December, the Battery ceased operational duties.<sup>52</sup>

Following the removal of artillery from the site in 1944 proposals for the future use of the site were put forward by various groups. One proposal outlined in the local press was the idea to use the former barracks as a rehabilitation centre for ex-servicemen who were ineligible for repatriation benefits. The Deputy Commissioner of Social Services J.R. Ashall outlined the proposal in December 1945, as follows.

*Social Services Dept. is responsible for aftercare and welfare of discharged men whose disabilities are not war-caused, explained Mr Ashall. ... In a number of cases, particularly men suffering from an anxiety state or lack of self confidence, all they need is somewhere similar to a convalescent depot.*

*We have this week been given approval to take over a suitable camp at Point Peron, ... This is ideal.*

*Men will be able to recuperate and find renewed self confidence under the supervision of an occupational therapist, soon to be appointed.*<sup>53</sup>

Plans for this future use of the camp proceeded swiftly and in February 1946 a camp manager was appointed.<sup>54</sup>

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<sup>52</sup> Glyde, R. K. The Coast Defences of Western Australia 1826-1963 A Study by R. K. Glyde for personal use, Printed 2000. It is not known when the other gun was removed from the site.

<sup>53</sup> *The Sunday Times*, 16 December 1945, p. 5.

<sup>54</sup> *The Daily News* 26 February 1946, p. 10.



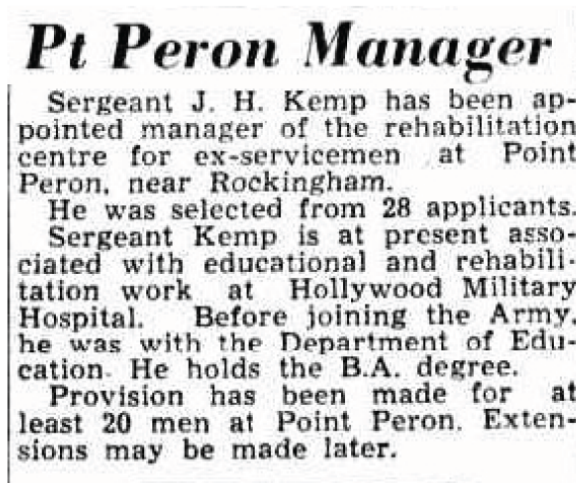


Figure 32: *The Daily News*, 26 February 1946, p. 140.

It is not known why this program was ultimately rejected for this site however, it was not long before negotiations with the National Fitness Council secured a long term tenant for the place.

### 2.1.7 Point Peron Camp 1946-c1985

In May 1946, the National Fitness Council leased the former barracks site and the land extending to Point John for use as a holiday and recreation camp. In December 1948, the Council was granted a 21 year lease of this area for a rental of £1 per year.

The National Fitness movement in Australia emerged from a need to prepare Australians to fight in the Second World War. Following meetings of the National Coordinating Council for Physical Fitness, the Western Australian Council of Physical Fitness was formed as an incorporated body on 26 September 1939.<sup>55</sup>

The Western Australian Council of Physical Fitness was incorporated as the National Fitness Council on 19 February 1940. The Council operated under the chairmanship of the Minister for Health, Alexander Pantou. In January 1944 the Premier disbanded the council and appointed a new council on the 23 March 1944 under the portfolio of the Minister for Education, John Tonkin. Due to limited funding the National Fitness Council depended heavily on voluntary workers and a series of committees.<sup>56</sup>

The National Fitness Act of Western Australia 1945 confirmed the Council as a statutory body. Its objectives were to coordinate and expand services and organisations concerned with physical fitness in Western Australia and to promote the value of physical fitness and cooperate with local authorities in provision of recreational and training facilities. Initially what began as a scheme to promote community physical fitness soon began concentrating on the 14 - 21 age group.<sup>57</sup>

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<sup>55</sup> The History of the Department, Department of Sport and Recreation website, <http://www.dsr.wa.gov.au/about/history> accessed December 2015.

<sup>56</sup> Ibid.

<sup>57</sup> Ibid.

The Point Peron Camp was one of the first camps in the greater metropolitan area and together with the Bickley Recreation Camp they provided supervised activities and accommodation for school and community groups.

The camp was formally opened on Sunday 15<sup>th</sup> December 1946 by the Minister for Education and Social Services, John Tonkin. The first group who stayed there were 80 children from the Wongon Hills area who were transported from their home school by train and bus.<sup>58</sup> In a speech opening the camp the Director of Education, Murray Little, said that the idea to use the camp had its origins in a letter from a 'Mr Ackland' of Wongon Hills, who wrote to him in 1942 suggesting a camp for children from regional areas. With the onset of war the idea was shelved, however shortly after the end of the war Mr Ackland had been in touch again suggesting this venue for a camp. With the support of the National Fitness Council the proposal was able to proceed.<sup>59</sup> On the opening day 'Mr Ackland' was present to share 'the enthusiasm of the children [which] showed that the camp had filled a need and provided a portent of the success of the similar camps that it was planned to hold there in the future.'<sup>60</sup> Mr Ackland, as part of the opening ceremony, planted a red hibiscus tree. (See Appendix 8)

The campsite was the venue for many school camps until the 1990s. In addition a range of community groups used the facilities. In the late 1940s the camp was well promoted in the local press accompanied by images of young people enjoying active outdoor activities as promoted by the National Fitness Council. (Refer to Appendix 8 for relevant articles)

An image from a 1948 camp organised by the Anglican Youth Movement indicates that the camouflage was still in place over the guns at that time.



**Figure 33:** Point Peron Camp, 1948  
*The West Australian*, 5 May 1948, p. 8.

<sup>58</sup> *The West Australian*, 14 December 1946, p. 19.

<sup>59</sup> *The West Australian*, 17 December 1946, p. 14.

<sup>60</sup> *Ibid.*





*Beach Ballet . . .*

Rhythm in form is displayed by student teachers playing beach ball at the National Fitness Training camp at Point Peron.

**Figure 34:** Point Peron Camp, 1949  
*The West Australian*, 5 May 1948, p. 8.



© LISWA 2002 Battye Library All Rights Reserved

**Figure 35:** Point Peron Youth Camp, c1950  
Courtesy SLWA online image 008201d

The buildings at Point Peron were converted for school groups and an on site manager was appointed to run and maintain the campsite. During the 1960s, the camp manager was Edwin Solin and his wife Alma Solin. Their son, Tony, grew up at the camp and recalls the battery structures being intact and a site for many games



**Figure 36:** Point Peron National Fitness Camp, 1940s-to 1950s  
Courtesy Tony Solin



**Figure 37:** Point Peron National Fitness Camp, 1940s to 1950s  
Courtesy Tony Solin



State Library of Western Australia

**Figure 38:** Aerial view of Point Peron, 1967  
Courtesy SLWA online image 260640PD



**Figure 39:** Mushroom Rock, c1967  
Courtesy SLWA online image b3898905

In 1972, a small reserve of 10m<sup>2</sup> was created around the observation post for the purpose of a trigonometric station. The tripod structure on the roof of the observation post was constructed for that function.<sup>61</sup>

This trigonometric position was undoubtedly valuable in the construction of the causeway connecting Garden Island to the mainland east of the headland begun in 1971 and completed in 1973. The causeway provided access to the Naval support facility on the Island which was completed in 1978 and formally commissioned as *HMAS Stirling* in the same year.

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<sup>61</sup> Reserve Enquiry 31488, Landgate.



State Library of Western Australia

**Figure 40:** View of Causeway from Garden Island, 1974  
Courtesy SLWA online image 265,236PD

### 2.1.8 1980s to Present Day

While the camp continued to operate through the 1970s and 1980s a growing awareness of the environmental impact of the group activity on the vegetation on the island lead to a change in management practices. Regeneration programs were undertaken to enable the vegetation to regrow in those areas in which had been reduced to sand dunes, probably through heavy traffic.





Figure 41: Conservation programs at Point Peron, c1980  
Courtesy Tony Solin



Figure 42: Conservation programs at Point Peron, c1980.  
Courtesy Tony Solin

The above image at Figure 42 shows how denuded the landscape was below the gun emplacement and is likely to have contributed to the destabilisation of the structure.

In c1992, pathways and fencing were constructed around the site to restrict traffic over the site and improve the opportunities for regeneration of vegetation.

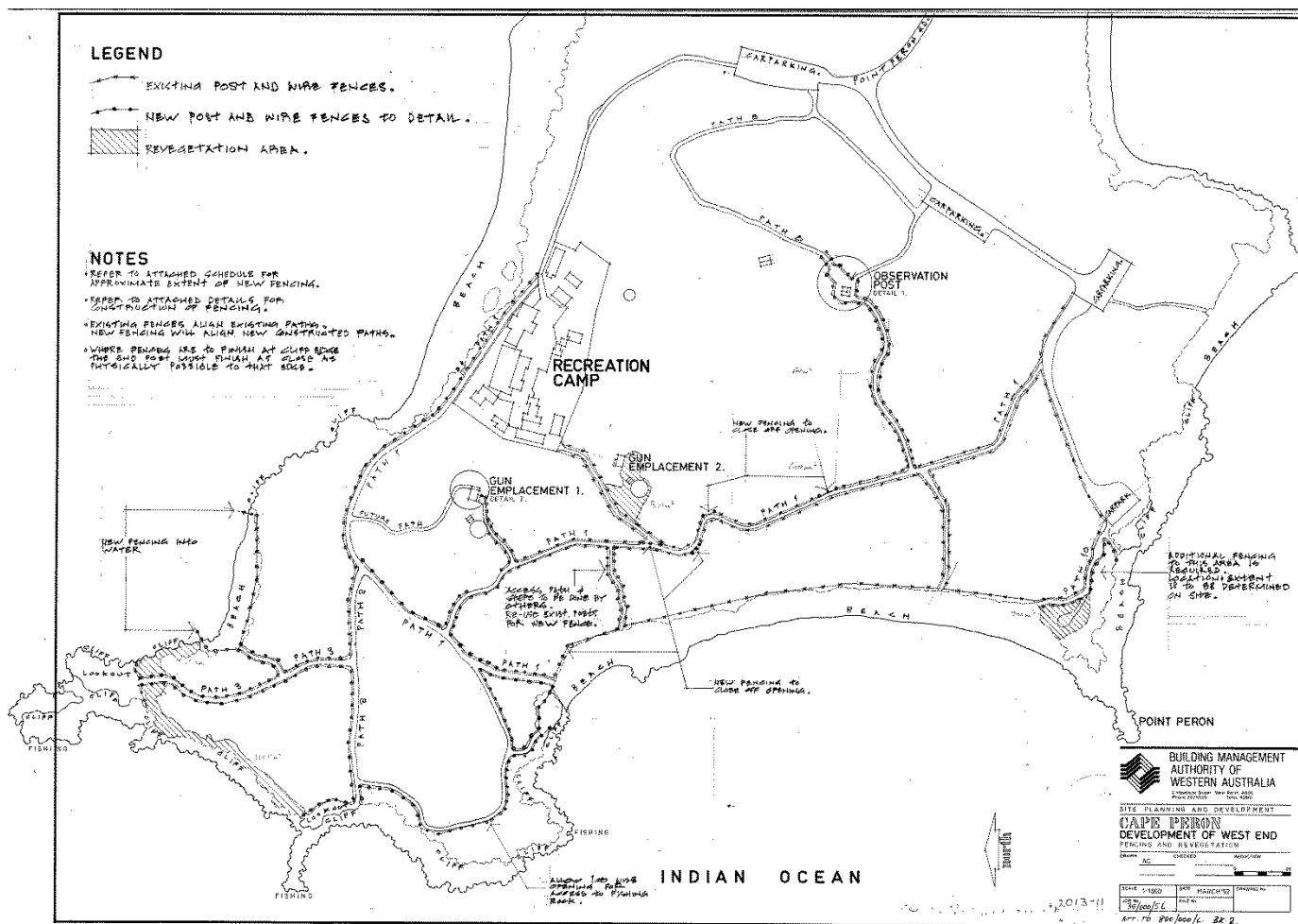


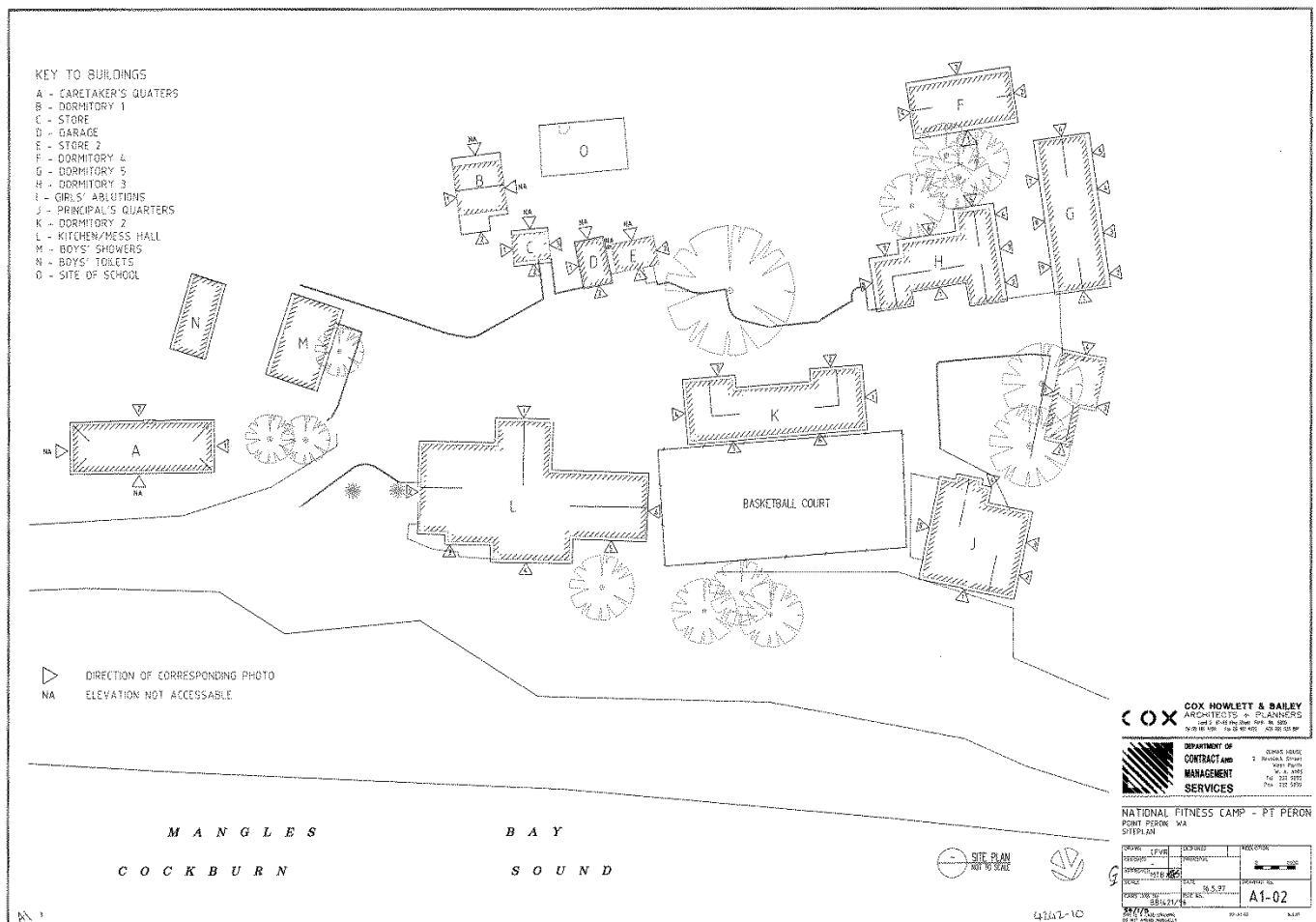
Figure 43: Site plan showing layout of new pathways, March 1992

Courtesy Building Management and Works

Since 1992, the site has gradually grown in popularity as the adjoining suburbs have been developed for residential occupation.

In the late 1990s, the condition of the camp buildings was declining and it was resolved to not undertake any further repairs. The camp buildings were referred to the State Heritage Office for assessment to determine if it were worthy of inclusion on the state Register of Heritage Places. In September 1996, the Register Committee of the Heritage Council determined the camp buildings were below threshold for inclusion on the State Register.<sup>62</sup> (See Appendix 9) An archival record of the remaining buildings was prepared and copies of the plans prepared are included at Appendix 5. The camp was demolished c1997.

<sup>62</sup> Place 4646 Point Peron Recreational Camp, Below Threshold Documentation, State Heritage Office, 27 September 1996.



**Figure 44:** Site plan of National Fitness Camp, 1997.

Courtesy SLWA Q725.85 Point Peron Recreation Camp: Heritage Record and Building Management and Works

Erosion of the site continued to affect the headland from the late 1990s until the present day. Most significantly affected is the gun emplacement No 1 which has been structurally undermined.

The failing condition of the structures and the lack of awareness of the role of the Battery in defence of Western Australia was the instigation for the formation of the Point Peron Rehabilitation Committee (PPRC).

The PPRC was established in late 2014 by the Hon. Phil Edman MLC as a voluntary committee of stakeholders with an interest in rehabilitating the historic Point Peron Battery "K" structures built during World War II. The PPRC propose that a museum should be established on the site of the former Barracks/Recreation Camp in the norther part of the Point Peron headland, to recognise the important defence role of Point Peron as part of the "Fremantle Fortress" and to house safely valuable memorabilia and artefacts gathered to date.<sup>63</sup>

In May 2015, 20 Army reservists from the 11<sup>th</sup>/28<sup>th</sup> battalion volunteered to help clear out the structures of sand. Once the sand was cleared from the bunkers they were secured with metal grill gates to prevent

<sup>63</sup> Point Peron Restoration Project, <http://www.pprp.com.au/> accessed August 2015.



access to vandals. Graffiti and fires inside the structures had been an issue in recent decades. The project was a joint initiative of local MP Hon Phillip Edman and the Department of Parks and Wildlife.<sup>64</sup>

In the following September, the group returned and continued to remove sand from the structures on this occasion with the assistance of the Rockingham based 59 Army Cadet Unit, the Department of Parks and Wildlife and representatives from the Rockingham Chamber of Commerce, Phoenix Energy and members of the Brand Young Liberals.<sup>65</sup>



**Figure 45:** Members of the 11/28 Royal Western Australian Regiment and Operation Sandy Shovel  
Courtesy ABC News online, 3 May 2015

As part of the program to stabilise the battery complex and install interpretation at the site a significant number of items have been collected. The items relate specifically to the former function of Point Peron as a battery complex and the wider 'Fremantle Fortress' network of defences. This collection is currently held within the offices of Hon Phil Edman MP.

<sup>64</sup> Diss, Kathryn and Strutt, Jessica *Army reservists help restore WWII coastal defence battery at Point Peron* 3 May 2015, ABC News online, <http://www.abc.net.au/news/2015-05-03/wwii-coastal-protection-batteries-restoration/6440602>

<sup>65</sup> Media Release *Restoration of the Point Peron Battery has begun*, Liberal Party of Australia website, accessed October 2015. <https://www.wa.liberal.org.au/media-release/restoration-point-peron-battery-has-begun>

## 2.4 Current use

Point Peron is an area of local interest and recreation. The pathways around the site are used for general access and exercise. The surrounding coastal waters are popular recreation areas providing water ski areas to the north and snorkel trails around the south and western coastlines.



## 3.0 Physical Evidence

### 3.1 Introduction

The physical survey of Point Peron "K" Battery site has been prepared with reference to the available documentary evidence and on an assessment of the existing fabric at the site. The objectives of the survey are to assess the extent of extant fabric and its condition and to determine the extent of conservation works required to safeguard these structures from further deterioration.

### 3.2 The Site

Point Peron "K" Battery is located atop of the Cape Peron headland which is approximately 5kms west of Rockingham City Centre. The area forms part of the Rockingham Lakes Regional Park which consists of a network of environmentally significant lands including coastal, wetlands and upland ecosystems. Cape Peron, or Point Peron as it is more commonly known, was originally an island which has progressively been connected to the mainland through sand accumulation and forms part of the Quindalup Dune System that extends from Dongara to Geographe Bay.

The site has undergone some alteration during the last 20 years through the removal of the former Barracks buildings on the north eastern side of the cape, the introduction of formal roadways, parking areas and walkways through and around the site. Despite these modifications, the site remains as a predominantly natural environment with only the remnant WW2 infrastructure placed at strategic points around the site.

Point Peron Camp School is located to the south east of the site and does not form part of the conservation management plan boundary. The approach to Point Peron is along a fairly straight country road, Point Peron Road, passing Mangles Bay Fishing Club, Rockingham Naval Club, Rockingham Volunteer Sea Rescue Group and holiday accommodation. Sparse development can be found to the south of Point Peron Road along Memorial Drive but much of this headland area remains as natural bush. The causeway leading out to Garden Island is accessed from the north of Point Peron Road and whilst this access way is outside the boundaries of the Point Peron reserve it forms part of the view from Point Peron.



Figure 46: Site Plan

### 3.3 Description of the Surviving fabric

Point Peron "K" Battery is a discrete WWII coastal defence station. From ground level only the upper sections of the Observation Tower can be seen. The other elements of the remaining infrastructure can only be seen from within the site and much is obscured by the natural undulations of the topography.

The visible and accessible elements of the extant infrastructure are:

- Observation Post
- Operations Bunker
- Gun Emplacement 1 (south) and associated ammunition bunker
- Gun Emplacement 2 (north) and associated ammunition bunker
- Concrete water tank (possibly from the former Barracks or later use of the same buildings)
- Remnant well
- Debris from the removed Barracks

The extant WWII infrastructure is all of the same construction methodology utilising a palette of brick and concrete expressed in a very functional and restrained manner. Many of the structures are partially submerged and have become susceptible to sand infill.



**Figure 47:** Site Plan with aerial photograph  
Courtesy Nearmap 2015



### 3.3.1 Observation Post

The Observation Post is the first structure that the majority of visitors to the site come to. It is accessed via a steep set of steps leading up from the car park at the foot of the site. The steps are not an original feature as earlier aerial views appear to show that the access was via a dirt path leading up from the base of the hill.

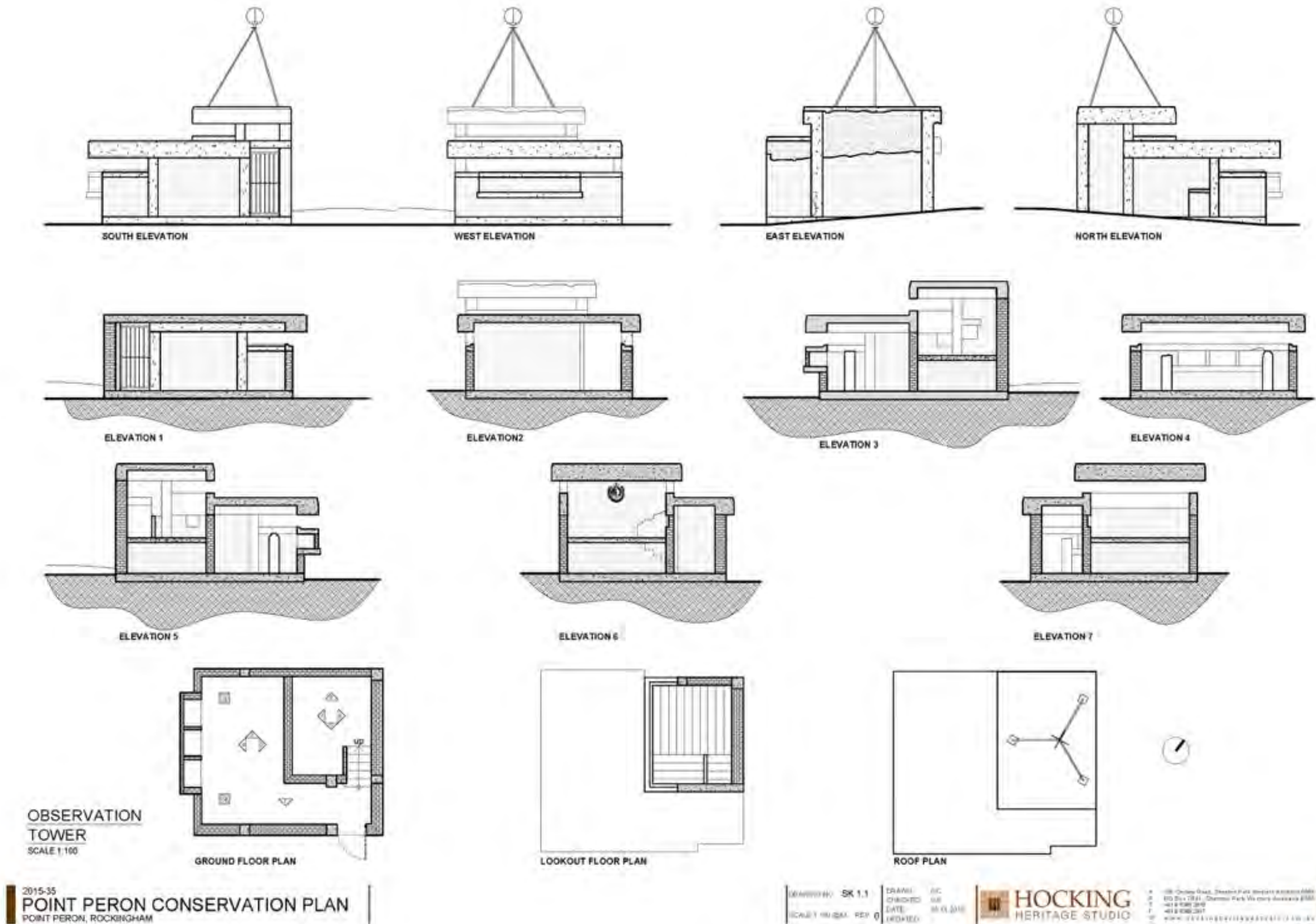


**Figure 48:** Observation Post and Operations Bunker  
Courtesy Nearmap, 2015





Figure 49: Observation Post - East Elevation



**Figure 50: Observation Post**  
Hocking Heritage Studio, 2015







Figure 51: Steps leading from car park to Observation Post

The Observation Post is essentially a simple square building with a flat roof of brick and concrete construction. Originally the structure presented in its more natural form of unpainted finish as illustrated in the photographs below but has been subjected to graffiti on a regular basis which was harming the brick and concrete finish and has since been painted to try and reduce the impacts of graffiti.



Figure 52: Observation Post before being painted, c.2009  
Courtesy: <http://perthurbex.livejournal.com/2393.html>

The Observation Post structure is constructed with a reinforced concrete frame with brick infill panels, concrete ledges and concrete flat roof. The internal floors and stairs are also of concrete construction.



Figure 53: Observation Post - East and North Elevations



When approaching the observation tower from the steps you are faced with the blank wall of the east elevation. The elevation has been painted green in an attempt to reduce the impact of graffiti which has served to obscure the differentiation between the construction materials. The two concrete columns supporting the roof structure are visible on closer inspection but the clear distinction between the materials has been lost. The upper section of this wall also contains remnant render which is not visible on any of the other elevations. The brickwork laid in English Garden Bond is visible under the paint finish.



Figure 54: Observation Post - East Elevation



**Figure 55:** English Garden Bond Brickwork

The east elevation is the rear of the structure and presents with no activation. The elevation is stepped in terms of roof height with the lower section corresponding to the ground floor area of the structure and the higher level being the stairs to the upper section. The upper section of the east elevation has been rendered at an earlier stage, with the brick and mortar below this level being in variable condition. The reinforced concrete framework is also showing signs of deterioration.

The south elevation contains the entrance and part of the open viewing window, known as an embrasure.



**Figure 56:** Observation Post – South Elevation

As is discernible from the east elevation, the land levels around the building alter, falling away towards the south resulting in a step up into the structure. The ground slab is reinforced concrete with the concrete frame and brick walls built on top. The flat roofs are constructed from concrete. The roofs have footprints pressed into the concrete. It is presumed the footprints belong to the infantry that helped construct the building in 1942.





Figure 57: Entrance into Observation Post



Figure 58: Observation opening





Figure 59: South Elevation

The south elevation is simply presented with few details breaking up the brickwork. The entrance into the building is located in the south east corner with metal grille gate recently added to prevent general access into the structure. The concrete slab overhang forming the roof to the ground level part of the structure extends around much of this elevation, projecting beyond the brick wall by approximately 15cms. The roof slab projects over the viewing window creating a sheltered narrow observation opening. A similar, but smaller, arrangement can be found on the upper level of the structure.



**Figure 60:** West Elevation - Observation Opening

The west elevation is the principal façade of the structure with clear observations over the coast line. The observation opening, embrasure, extends across the full width of the elevation before returning along the north and south walls. Immediately below the opening on the west elevation is a projecting storage area of brick and concrete construction which is in poor condition.

Research has shown that in similar structures, the ground level often came up to the bottom of these projection or slightly above providing support. Over time the ground level has eroded or has been manually removed to provide a flat walking surface around the structure which has removed all support for the projecting element. As a consequence, the weight of the projecting storage area is pulling the wall away from the rest of the structure which is evident in the cracking seen along the brick joints.



**Figure 61:**      **Underside of Concrete Overhang to Observation Opening**

The construction of the concrete roof and framework is evident on the west elevation with the underside of the overhanging roof/ceiling projecting out above the observation opening. The concrete is beginning to erode resulting in small pieces breaking off and revealing the reinforcing steel underneath. The embrasure opening is strengthened by the reinforced concrete framework.





Figure 62: North Elevation

The north elevation is similar to the south elevation in terms of construction and presentation albeit with no entrance door. Again the concrete framework is visible with brick infill panels. A low level section towards the western end of the elevation has also been in filled. As the structures were decommissioned all the military equipment and installations were removed resulting in brick infill.





**Figure 63:** North Elevation – western corner being pulled away from the main elevation

The construction method of the structure is very basic, possibly reflective of the required haste in erecting these buildings. The basic form of the building comprises the reinforced concrete framework with the brick infill panels. The weakness being that the brick sections are not keyed into the concrete frame. Concrete slab top layers to the brick walls around the embrasure opening provide some structural strength but as the image above demonstrates, the weight of the projecting storage section to the west elevation is pulling the brickwork away and has caused cracking in the concrete top layer around the opening.



Figure 64: North Elevation – brick infill panel





Figure 65: North Elevation – concrete overhang to the roofs providing protection to the observation openings



Figure 66: Non-original antenna





Figure 67: Ground level interior

The interior of the Observation Post is equally simple in its presentation as the exterior. The walls are brick which has been painted though the concrete framework remains discernible. The concrete slab floor has been covered with square concrete pavers. The slab construction of the roof creates a panelled effect.

Remnant observation mounts remain extant in the north-west and south-west corners. The mounts are reinforced concrete columns positioned close to the walls but allowing enough room for movement of the instruments and for the operating personnel.

A three section storage section is incorporated into the west wall below the viewing opening. The storage area has a reinforced concrete top and bottom with brick divisions and brick outer walls.



Figure 68: Concrete slab ceiling



Figure 69: Stairs to upper level

Access to the upper level is via a set of six concrete steps positioned to the rear of the ground floor space.





Figure 70: Australian Engineers Insignia

The Australian Engineer's insignia is painted onto the east wall. As the internal wall has been painted over during the decades, the insignia has also been painted to make the moulding and wording stand out.

The interior of the Observation Post is painted pale green but a bright pale blue can be seen under the green paint in places.





Figure 71: Reinforced concrete observation mounts



Figure 72: Storage incorporated into the west wall



Figure 73: Storage areas incorporated into the north wall of the upper level

The upper level of the Observation Post takes the same form as the ground level with the brick and concrete construction being painted and the concrete slabs creating a panelled look to the ceiling. The floor has not been covered with the concrete laid in long narrow slabs,

Small storage areas have been constructed into the north wall.

The entire space is full of debris and has been subjected to graffiti.





Figure 74: Concrete slab roof



### 3.3.2 Operations Bunker



**Figure 75:** Observation Post and Operations Bunker  
Courtesy Nearmap, 2015

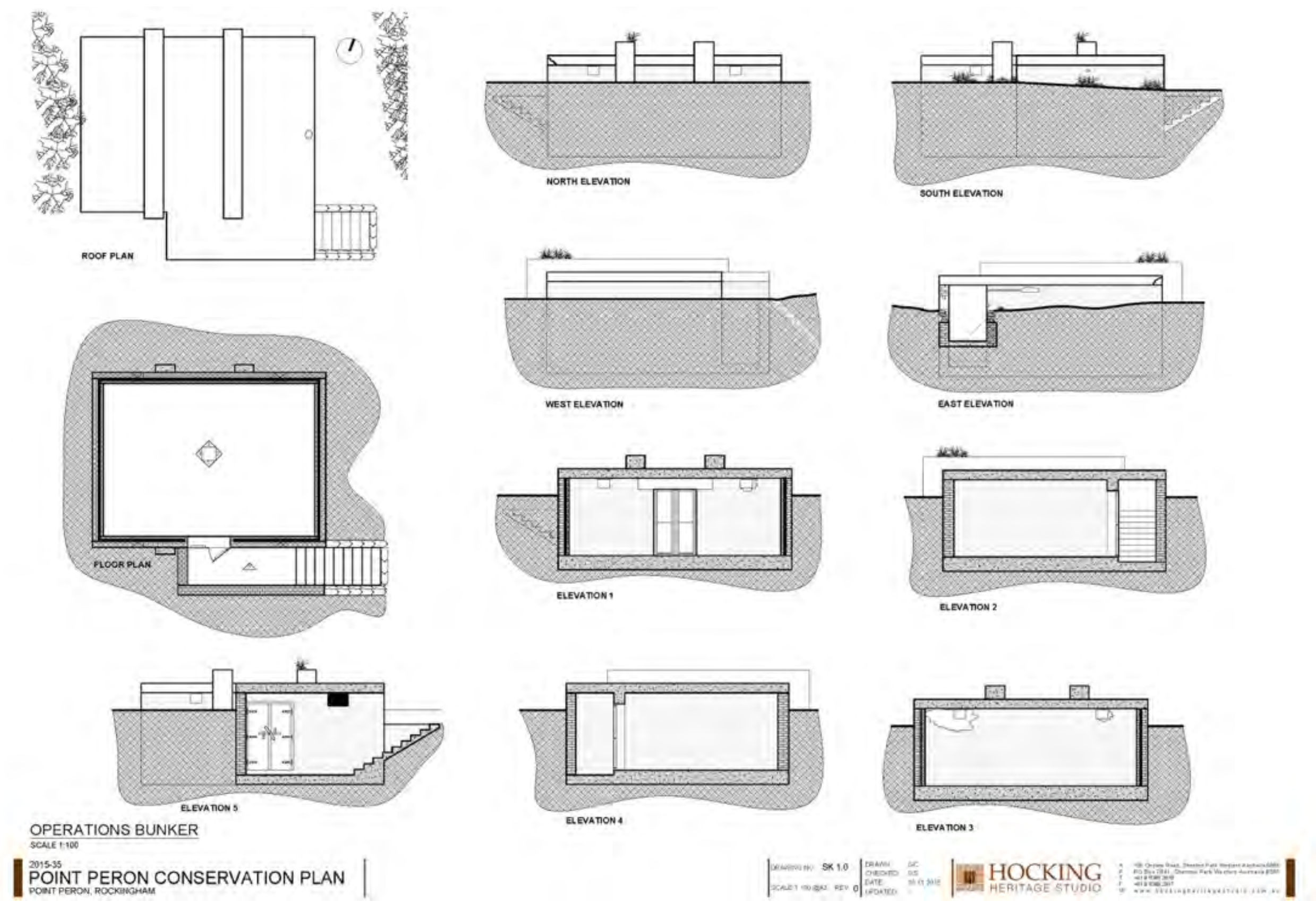


Figure 76: Operations Bunker Plans and Elevations





The Operations Bunker is located to the north east of the Observation Post, submerged in the topography of the sand dune landscape and is located to the west of the pathway and at a lower level than the path. A sandy track leads from the pathway to the structure.



**Figure 77:** Operations Bunker

As with all the structures remaining on the site, the Operations Bunker is of brick and concrete construction. Much of the walling is below ground level, providing the protection that these buildings required.

The Operations Bunker is principally a simple rectangular shape with a narrow projecting entrance to the south of the main structure.

Externally, the Operations Bunker is a plain and simple building with painted brick elevations and concrete roof with raised roof beams. There is little activation around the building apart from the submerged entrance on the east elevation.





**Figure 78:** Operations Bunker – steps down to the entrance

The entrance structure is located on the south of the Operations Bunker but accessed from the east. The actual entrance is located at the far end of the access tunnel, which in turn is accessed via a flight of brick and concrete steps. The tunnel and entrance have recently been cleared from sand accumulation with sandbags placed around the retaining walls and top step in an attempt to reduce the amount of sand that accumulates in the void.

A metal grille gate has been installed at the foot of the steps to prevent general access into the entrance.



**Figure 79:**      **Operations Bunker – Roof plan**

The roof of the Operations Bunker is reinforced concrete slab with raised reinforced concrete beams extending across the roof in a north-south direction, across the main structure only.

The layered blocks of the concrete are visible in the reinforced beams, each being three slabs high with a roughcast concrete top layer. Sand accumulation around the base of the beams is allowing for grass growth along the beams.





Figure 80: Operations Bunker – Roof plan





Figure 81: Operations Bunker – North wall



Figure 82: Operations Bunker – Reinforced concrete roof beam





Figure 83: Operations Bunker – Roof inscription

A roof inscription has been incorporated into the top screed on the roof stating that the Operations Bunker was constructed by the 29<sup>th</sup> ?? Section.





Figure 84: Operations Bunker – west elevation

The majority of the walls have been painted in an attempt to hide existing graffiti and to try and reduce additional graffiti. The north and west elevations have not been painted and still present in the original brick and concrete form, again covered in graffiti.

The west elevation is largely submerged in the sand dune but the top ten brick courses are visible with an extensive crack extending along the full extent of the elevation, following the mortar joints. The crack is caused by the failure of the steel bar reinforcement in the brickwork which has rusted and expanded causing the brickwork to move and become loose. Brick from the north west corner are missing which will contribute to the continued deterioration of the brickwork and enlargement of the crack.





**Figure 85:** Operations Bunker – Openings in north wall

Small openings have been incorporated into the north wall, positioned one brick course below the concrete slab and are four bricks deep and approximately 1.5 bricks wide. Such holes often had a dual purpose of providing ventilation into the space but also to provide low level observations.

The brickwork immediately to the west of the opening, closest to the west elevation, is deteriorating. Bricks are missing with much of the damage being caused by the rusting and failing reinforcing steel. Previous repairs have been carried out with some evidence of localised repointing.





**Figure 86:** Operations Bunker – Openings in north elevation and remnant fabric

A further opening of the same dimensions is located towards the eastern end of the north elevation with much of the brickwork around the opening being in poor condition, with the faces of the bricks having spalled and fallen off and large chunks of brick have broken off from the around the opening. A three-sided brick element is laying on the ground adjacent to the opening. This element was originally attached to the north elevation around the opening allowing for ventilation to enter the building. This element was not keyed into the main structure, and was only attached by mortar which has failed over time and eventually resulted in the brick flue falling off.

The north elevation also incorporates two evenly spaced brick buttresses positioned approximately 1/3 points along the elevation. A corresponding buttress can also be found on the south elevation towards the western end of the building and adjacent to the projecting entrance.





Figure 87: Operations Bunker – Remnant fabric lying close by the east elevation of the structure





Figure 88: Operations Bunker – Steps down to the entrance



Figure 89: Operations Bunker – Extant steel entrance doors

The brick and concrete steps lead down into the entrance tunnel which is of brick construction with concrete floor and roof. The tunnel is about 3m long with the main entrance doors into the Operations Bunker being located at the far end on the south wall of the main building. The steel doors are the original heavy doors with each door being held in place with three hinges and locked by a pivot lock. The doors have been scratched and graffitied over time and are now presenting with surface rust.



Figure 90: Operations Bunker – Interior (west wall)

The internal space consists of one rectangular shaped room of simple presentation. The brick walls are the internal leaf of the cavity wall which have been painted white at an earlier stage and are now covered in graffiti.

Loose bricks have collected on the concrete slab floor from the north west opening.





Figure 91: Operations Bunker – Interior (south wall)





Figure 92: Operations Bunker – interior (north wall)

The bricks around the north west opening have become loose and fallen from the wall. This in part is due to the failure of the steel reinforcement in the brick wall but part of the damage can also be attributed to vandalism. The remainder of the wall around the opening appears to be in a stable condition.

The lower levels of the walls are showing some signs of damp, most of which is attributable to the build up of sand over the years and the inability of the fabric to breathe.



Figure 93: Operations Bunker – Ceiling plan





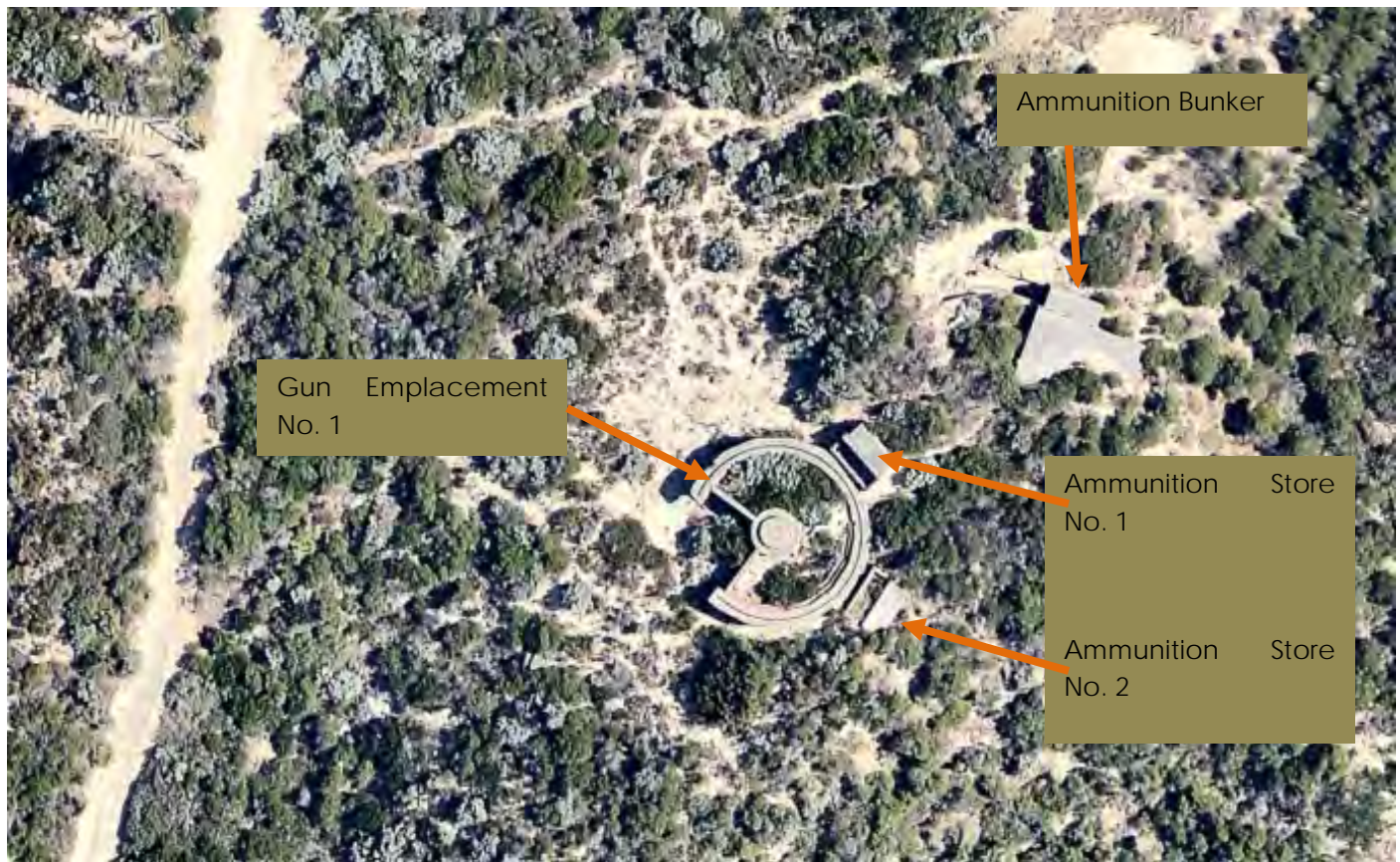
Figure 94: Operations Bunker – Small opening in north wall with damaged brickwork





Figure 95: Operations Bunker – Graffiti scratched into entrance doors

### 3.3.3 Gun Emplacement 1 (South)



**Figure 96: Gun Emplacement No. 1 and Ammunition Store**  
Courtesy Nearmap, 2015

Gun Emplacement No. 1, or Gun Position No. 1 as it is also known, is the southern most of the two gun emplacements on Point Peron. The main structure consists of a 270° built concrete structure with the remaining 90° segment being an open section allowing for the gun movement. To the north-east and south-east positions are the two ammunition stores. The ammunition bunker is located just to the north east of the gun emplacement.



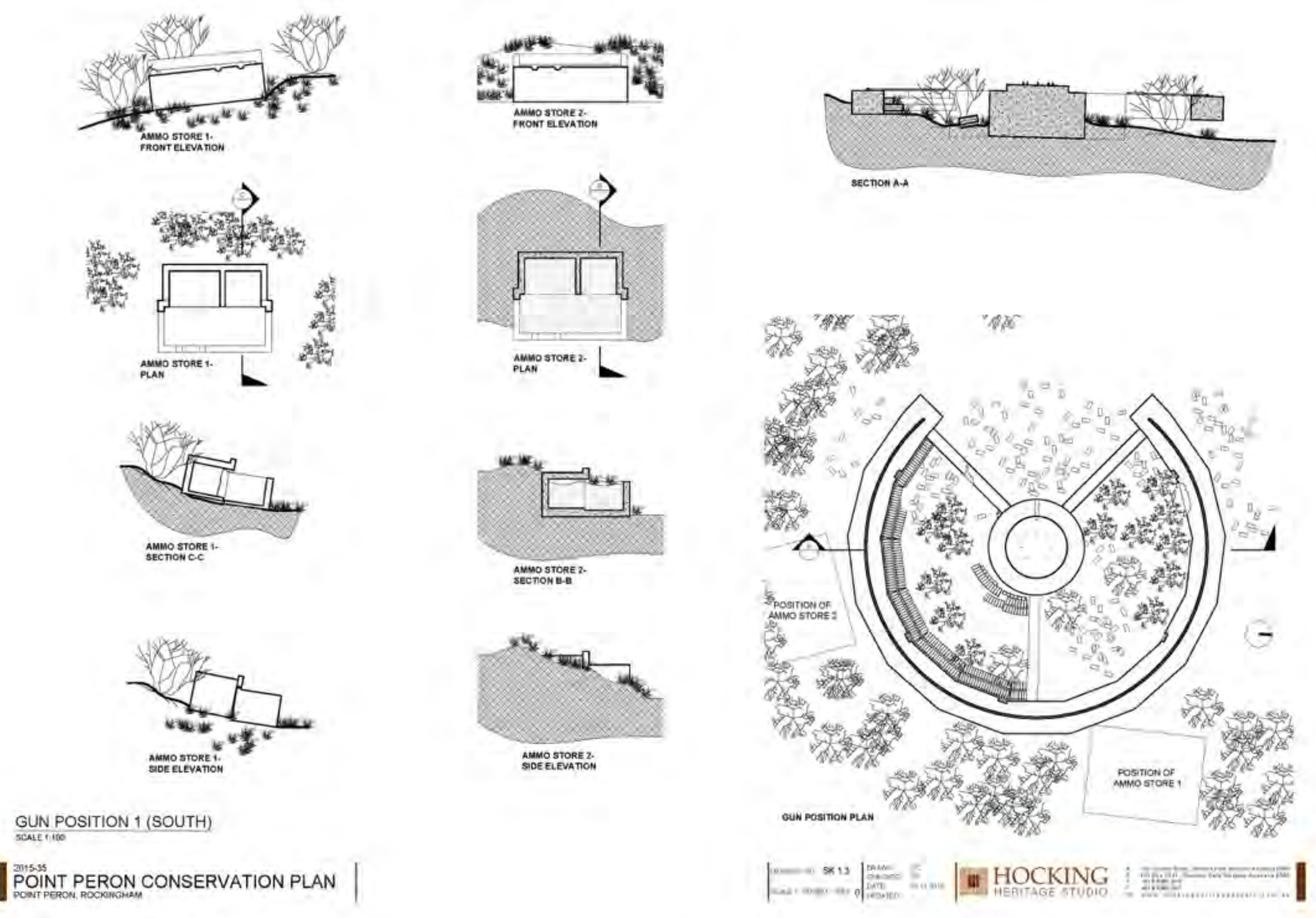


Figure 97: Gun Emplacement Plans and Elevations







**Figure 98:**      **Gun Emplacement**

Gun Emplacement No. 1 is not in a good condition, clearly demonstrating how the instable land formation has impacted on the structural stability of the gun emplacement. Over time, the ground levels have changed with much of the sand being eroded revealing the structure of the gun emplacement and eventually undermining its stability as the land has moved away. Much of the original fabric remains in and around the structure but a full understanding of the planning of the gun emplacement and its related structures and functions is no longer clearly visible.





**Figure 99:**      **Gun Emplacement**

The gun emplacement is principally a  $\frac{3}{4}$  circular reinforced concrete structure that was originally submerged. The external and internal sides of the concrete wall consist of 13 straight sided segments. The sunken nature of the emplacements allowed the central concrete gun mount to have clear view over the waters the gun was protecting. A steel rail extends around the top of the concrete walls as part of the remnant fabric.

Brick steps extend around the internal side of the concrete structure, leading to a brick paved floor and to the central gun mount. The brick elements have become displaced and no longer full extend around the internal space of the gun emplacement. Sand has accumulated and bushes grown in the internal area, further obscuring the planning of the gun emplacement.





**Figure 100:**      **Gun Emplacement**

The central gun mount and the concrete walls are all constructed from reinforced concrete. Sections of the concrete have blown due to the rusting of the reinforcements displacing chunks of concrete.

The steel gun mount remains extant on top of the central concrete mount with the gun track running around the top of the concrete perimeter walling.





Figure 101: Gun Emplacement - rusted steel reinforcements causing chunks of concrete to blow and break off



**Figure 102:**      **Gun Emplacement**

The external structure of the gun emplacement is not meant to be visible but due to the erosion of the sand, the construction method is now visible which provides some understanding of how the structures were erected.





**Figure 103:**      **Gun Emplacement**

As the underlying ground has moved, the fabric of the gun emplacement has become dislodged and loose. Much of the loose brick fabric appears to be collected on the ground and in the sand underneath the structure.

There is some evidence of concrete cancer in the main structure with elements of concrete breaking off and the reinforcing steel rusted and blown. The movement of the ground and the subsequent displacement of the gun emplacement has also resulted in severe cracking in the concrete structure. Whilst there is no practical reason for the gun emplacement to be reconstructed, the structure must be secured and stabilised as soon as possible.



Figure 104: Gun Emplacement - underside of the concrete structure





Figure 105: Gun Emplacement No. 1 – gun track





**Figure 106:** Gun Emplacement - Ammunition Store No. 1

The two ammunition stores are located to the north east and south east of the gun emplacement and are identical in form and construction, though both are in varying states of deterioration. As with the main gun emplacement structures, the two ammunition stores have also suffered as a consequence of the ground shifting. Store No. 1 which is located to the north east of the gun emplacement has moved forward and slipped into the retaining wall of the gun emplacement.



Figure 107: Gun Emplacement - Ammunition Store No. 1

Whilst the structure has remained predominantly in one piece, cracks have occurred in the concrete and the floor of the two store rooms has become displaced. Despite the movement, the concrete walls have remained in tact.





**Figure 108:** Gun Emplacement - Ammunition Store No. 1

The entire Store is now sitting on the sand rather than being partially submerged. Sections have been painted but the majority of the structure remains in the natural concrete state, clearly illustrating the layered slab construction.





Figure 109: Gun Emplacement - Ammunition Store No. 1

Internally, the Ammunition Store consists of two storage areas to the rear of the structure, one marginally larger than the other and an open roof less space to the front. The two stores are separated by a concrete wall. Remnant timber and nails are affixed to the walls.



Figure 110: Gun Emplacement - Cracking in the framework of Ammunition Store No. 1





**Figure 111:** Gun Emplacement - Ammunition Store No. 2

Ammunition Store No. 2 is positioned to the south east of the gun emplacement and looks to be in, or close to, its original position. The structure has become largely submerged in the sand with the majority of the structure being obscured from view. Sand has accumulated on the roof and internally resulting in the growth of vegetation which will ultimately contribute to the deterioration of the concrete structure.

As far as can be determined, Ammunition Store No. 2 appears to have remained in tact with no obvious signs of cracking or displacement of the elements.

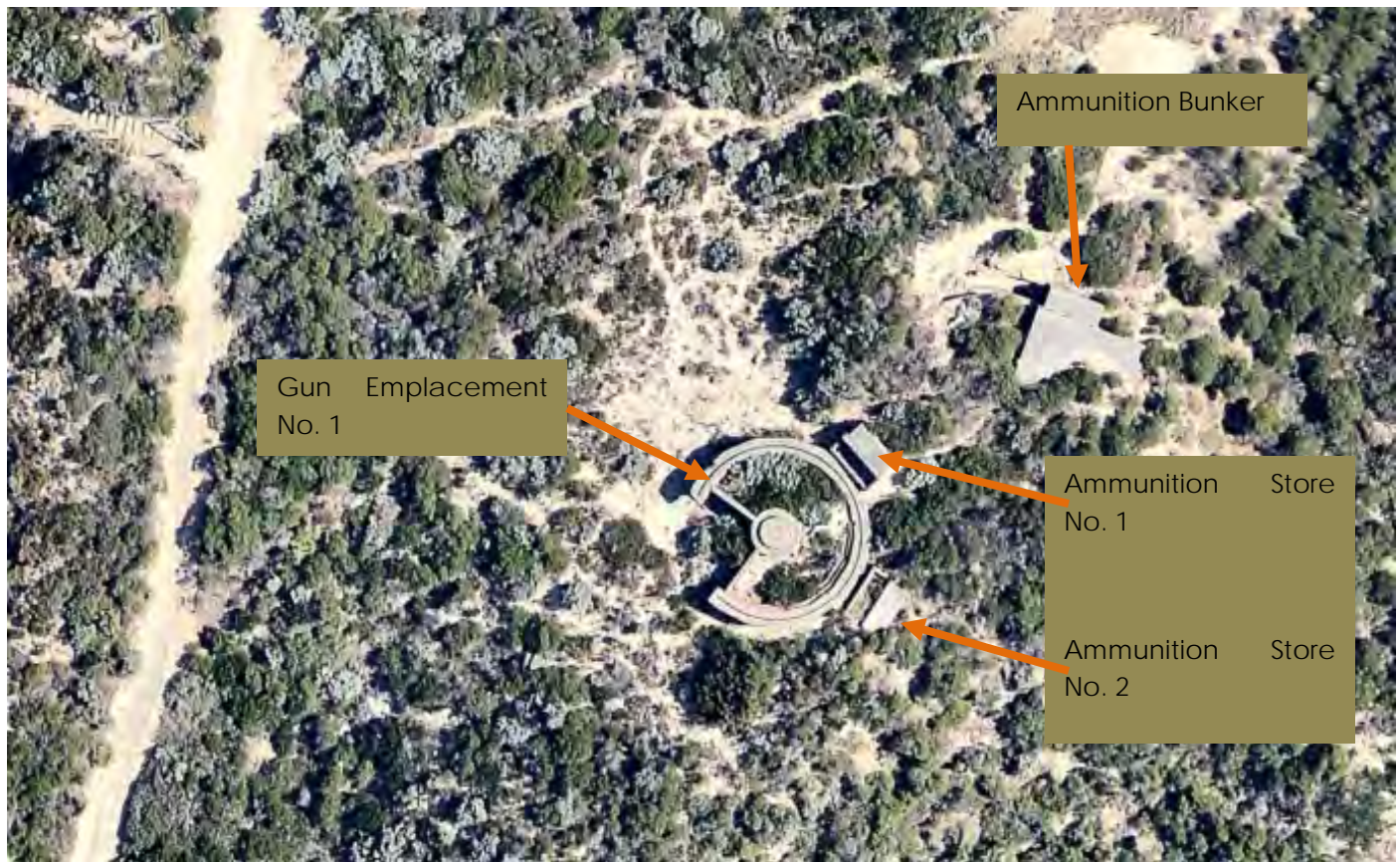




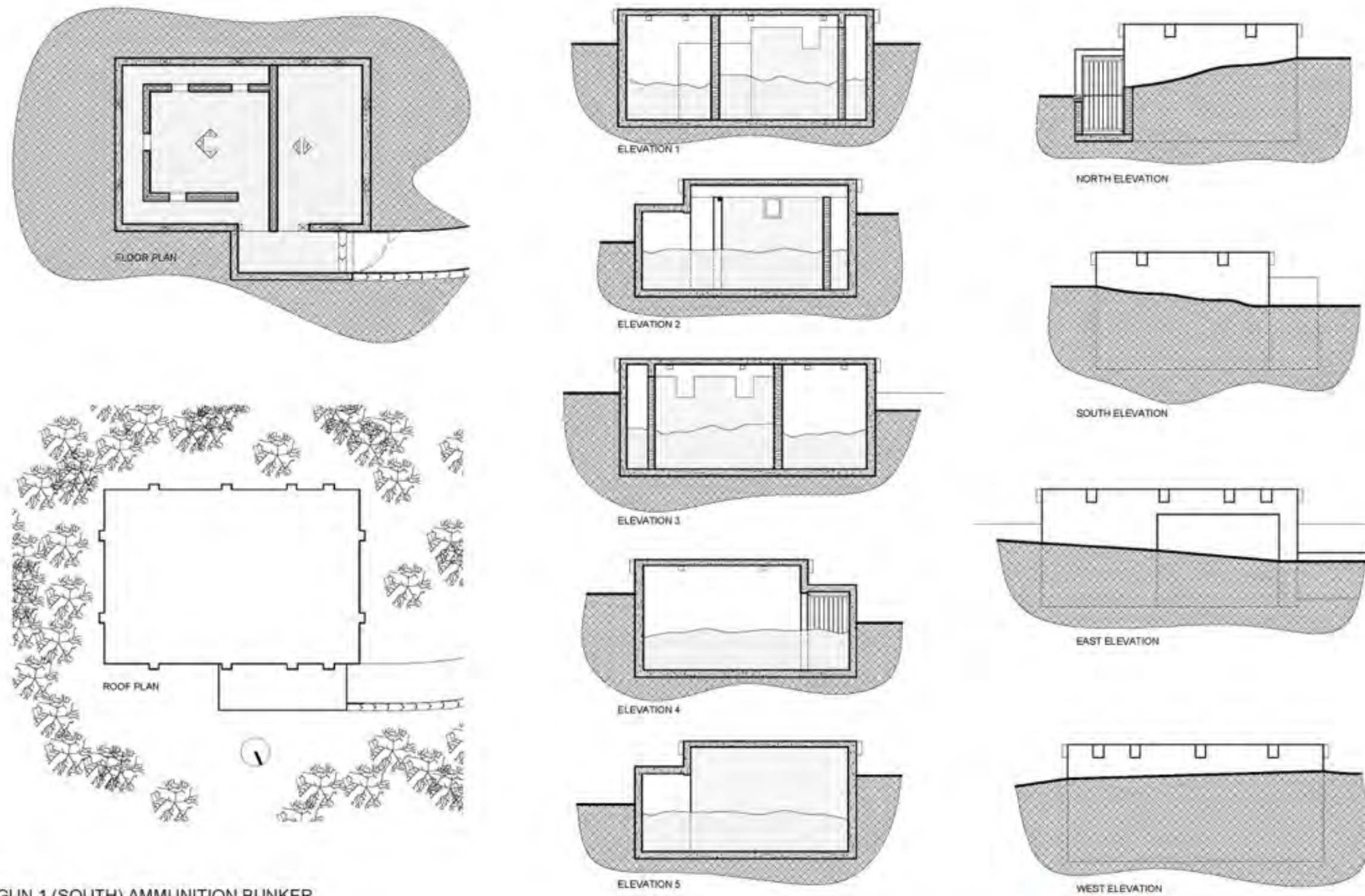
Figure 112: Gun Emplacement - Ammunition Store No. 2, sand in fill with vegetation growth



### 3.3.4 Ammunition Bunker No. 1



**Figure 113:** Gun Emplacement No. 1 and Ammunition Bunker No. 1  
Courtesy Nearmap, 2015



GUN 1 (SOUTH) AMMUNITION BUNKER  
SCALE 1:100

2015-35  
**POINT PERON CONSERVATION PLAN**  
POINT PERON, ROCKINGHAM

DRAWING: SK 1.2  
SCALE: 1:100 (AS REV 0)  
DRAWN: GC  
CHECKED: DS  
DATE: 16/11/2015  
UPDATED:

**HOCKING**  
HERITAGE STUDIO

A 100 Ocean Road, Torquay Park View Vic 3221  
P 013 8647041, 0408 846 888  
F +61 8 15881 7000  
T +61 8 15881 2817  
www.hockingheritagestudio.com.au

Figure 114: Ammunition Bunker No. 1 Plans and Elevations







**Figure 115:**      **Ammunition Bunker**

Ammunition Bunker No.1 which is associated with Gun Emplacement No. 1 is located to the north east of the gun emplacement, and cannot be clearly seen from the gun structure. Access is via a sand dune to the rear of the ammunition stores or from an informal pathway leading through the bush to the north of the bunker. Two curved brick retaining walls form the pathway to the entrance of the bunker, which has recently been cleared out with sandbags placed on the walls to try and reduce the amount of refill.



**Figure 116:** Ammunition Bunker - entrance

A metal grille gate has been installed across the entrance into the building, again to prevent general access into the Bunker. Sandbags have been placed directly behind the gate in an attempt to prevent further sand accumulation in the entry tunnel.





**Figure 117:** Ammunition Bunker – East elevation

Much of the Ammunition Bunker is submerged in the sand dune with only the east elevation and roof being partially visible.



**Figure 118:** Ammunition Bunker – view across the roof

The Ammunition Bunker is a simple structure bearing similarities to the plan form and construction method of the other structures around the site. The external walls are of reinforced concrete construction with the roof being a reinforced concrete slab. Projecting vent shafts are placed at regular intervals around the building, level with the roof and extending down to approximately two concrete slab courses. One of the shafts on the north elevation has fallen off revealing a small opening in the wall.





Figure 119: Ammunition Bunker – roof to entry tunnel





Figure 120: Ammunition Bunker

The interior of the bunker is accessed via an entry tunnel with the doors to the two rooms having been removed at an earlier date. The entrance is of concrete construction to walls, floor and roof, partially painted and covered in graffiti and filled to half height with sand. The two rooms branch off to the right side of the entry.



Figure 121: Ammunition Bunker – entry tunnel





Figure 122: Ammunition Bunker – Room 1

The first room is a small rectangular space with no natural light flowing into the room. The three external walls are of concrete construction, the floor (under the cover of sand at the time of writing) is concrete and the roof is also reinforced concrete. The fourth wall, the west wall, is a double leaf brick load bearing wall.

The walls are a dusty white with graffiti with damp staining and possible fire scorch marks.





Figure 123: Ammunition Bunker – graffiti in Room 1



Figure 124: Ammunition Bunker – Room 2

Room 2 is almost double the size of Room 1 but has been made smaller due to the internal brick wall that has been constructed approximately 500 cms from the external concrete wall.

Bunkers were constructed to deflect the wave of nearby explosions and were therefore constructed to withstand enormous pressures. The majority of bunkers were constructed below, or partially below, ground of reinforced concrete with steel blast doors and ventilation openings.

The brick wall that has been constructed around the perimeter of Room 2 was constructed as a blast wall to protect the inhabitants in the event of bombings. The reinforced concrete should be able to withstand the blast but in case damage was caused to the exterior of the bunker, the internal brickwork should provide enough protection.

Ventilation windows are placed high up on the three perimeter walls looking out towards the concrete wall allowing the air to float around the space.





Figure 125: Ammunition Bunker – brick perimeter wall





Figure 126: Ammunition Bunker – blast corridor between outer concrete wall and inner brick wall

### 3.3.5 Gun Emplacement 2 (North)



**Figure 127:** Gun Emplacement No. 2 and Ammunition Stores  
Courtesy Nearmap, 2015





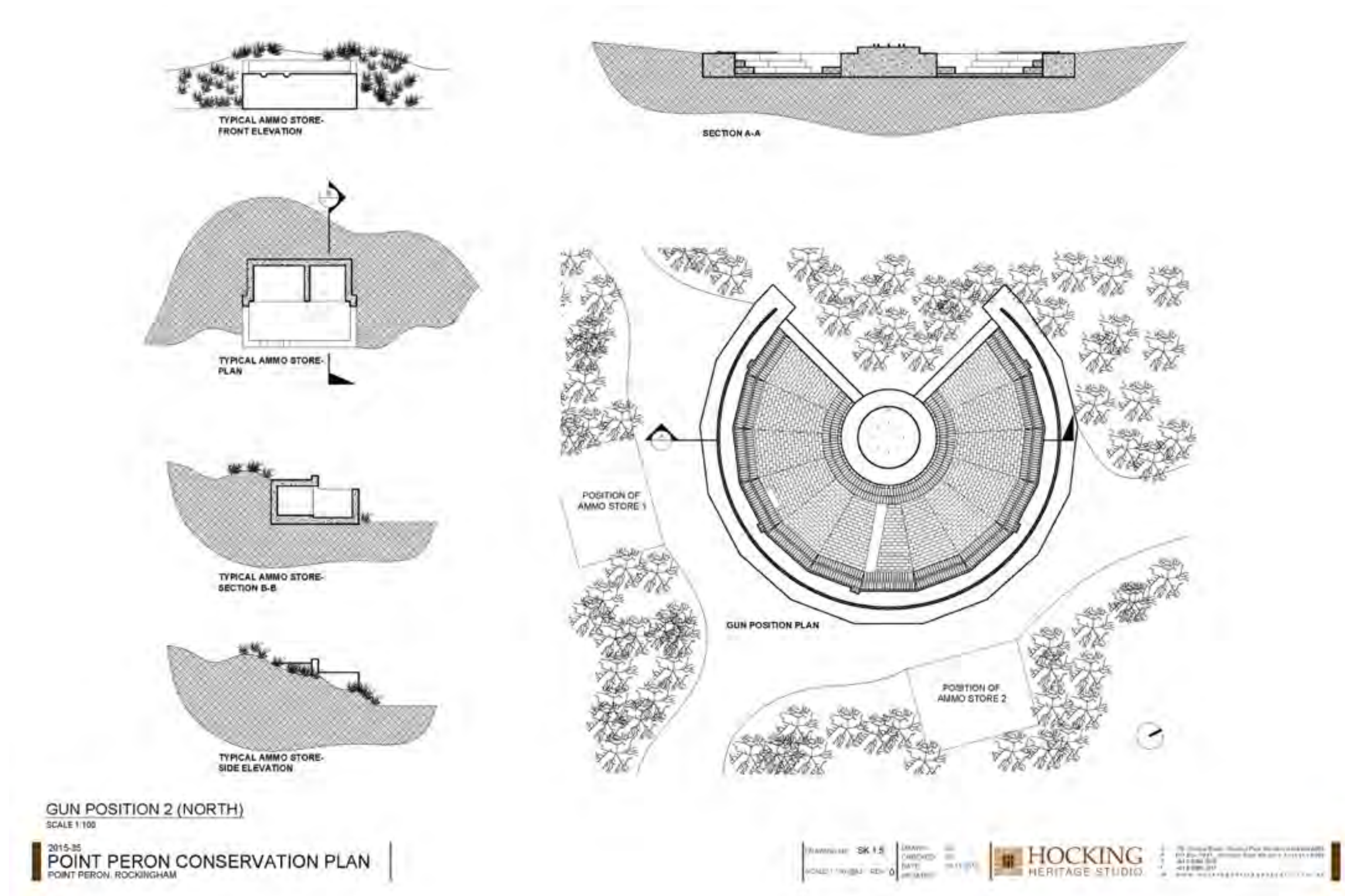


Figure 128: Gun Emplacement No. 2 – Plans and Elevations





**Figure 129:**      **Gun Emplacement No. 2**

Gun Emplacement No.2 is exactly the same as the Emplacement No. 1 apart from its condition. Gun Emplacement No. 2 is intact and presents as originally constructed which aids understanding of the form and function of the structure.

The concrete retaining wall is fully submerged with only the top being visible. The two brick steps fully extend around the internal side of the structure with a brick paved floor and brick step to the centrally placed gun mount.

As with Gun Emplacement No. 1, the concrete retaining wall extends to approximately 270° of the circle with the final 90° being open for gun clearance. The concrete retaining wall is terminated by two reinforced concrete radial walls that are level with the top of the perimeter wall and the second tier of the gun mount. A third concrete wall is located half way around the submerged structure and is flush to the brick paved flooring.





Figure 130: Gun Emplacement No. 2 – brick paving



Figure 131: Gun Emplacement No. 2 – brick steps





Figure 132: Gun Emplacement No. 2 – terminating concrete wall



Figure 133: Gun Emplacement No. 2

The gun emplacement is a three tier element. The broadest part of the structure is the brick base which is approximately 50cms high, followed by a narrower and deeper reinforced concrete tier and topped with a shallow reinforced concrete and steel gun mount with extant steel mounting points.





**Figure 134:** Gun Emplacement No. 2 – Ammunition Store 1

The associated ammunition stores are located to the east and south of the gun emplacement. Both are in their original positions and look down into the gun emplacement.

Both are in good condition and clearly demonstrate the plan form of the structures. Both are partially obscured by the sand around the sides and the rear of the structures but not to any great detrimental effect.

As with the ammunition stores associated with Gun Emplacement No. 1, these ammunition stores are divided into two store areas towards the rear of the structure with a roofless space to the front. Two cut-outs to the top of the front wall provided resting places for the ammunition.

Though generally in good condition, the concrete is beginning to show early signs of concrete cancer in places, especially to the edge of the roof slab where chunks of concrete have broken away and the rusted reinforcing steel is visible.



Figure 135: Gun Emplacement No. 2 – Ammunition Store 1





Figure 136: Gun Emplacement No. 2 – Ammunition Store 1





Figure 137: Gun Emplacement No. 2 – Ammunition Store 1 Memorial to a Local Man



Figure 138: Gun Emplacement No. 2 – Ammunition Store 1 Detail of Memorial to a Local Man



The number "13" made from two green plaques placed on the rear roof lip to the ammunition store is a memorial to a local man, Max Hardidge, who died in 2002. It is unknown what his connection to the place was.

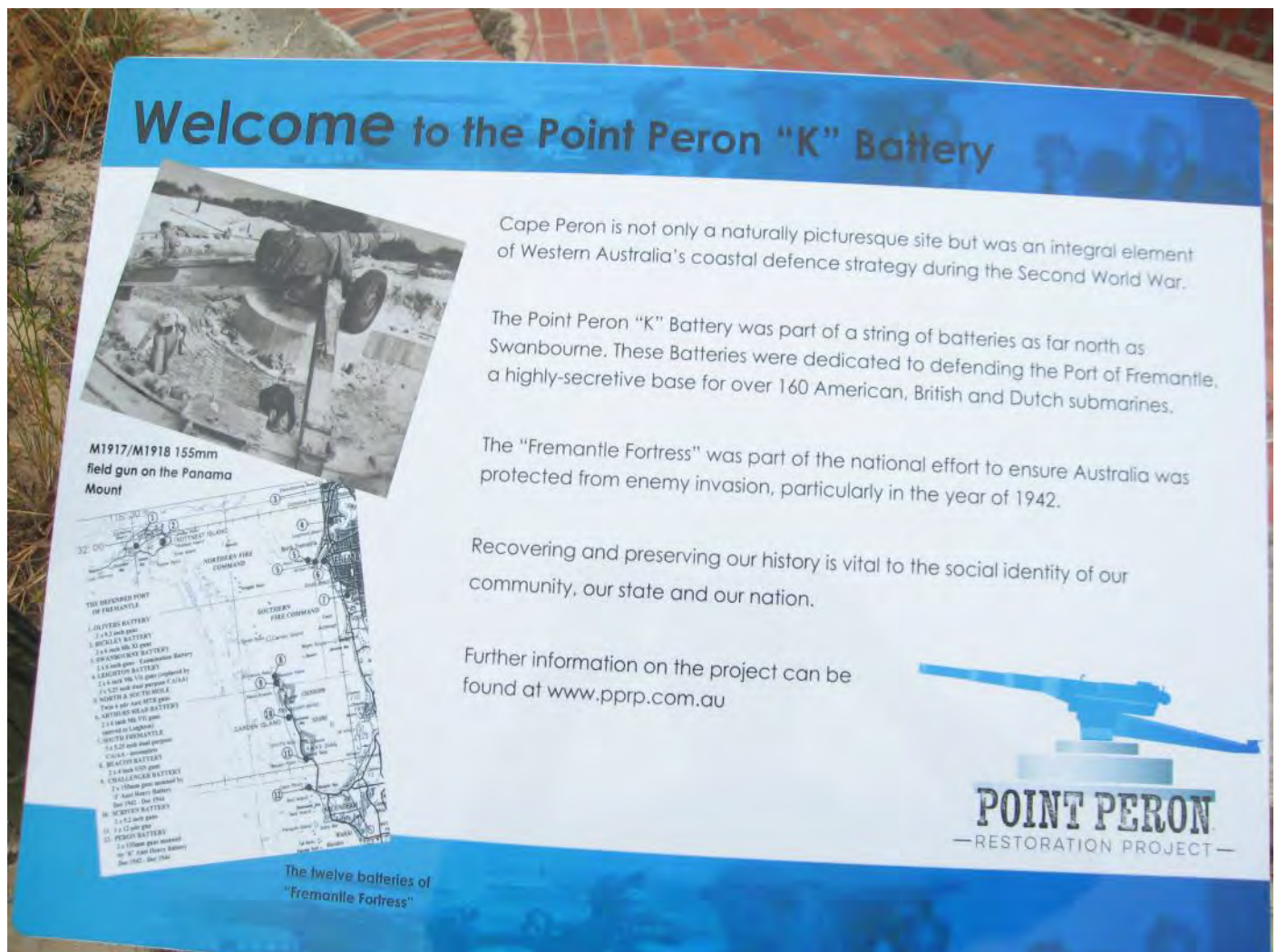


Figure 139: Gun Emplacement No. 2 – Recent Interpretation

The site generally is not explained to the visitor. For those who do not know the site, there is no mention of any WWII infrastructure in the car parks and once the various sites are happened upon, again there is no signage that explains what the buildings are and why they are there. The one and only interpretative signage was erected at Gun Emplacement No. 2 in November 2015, which provides a brief explanation of the Point Peron "K" Battery site and its relationship with the Fremantle Fortress.

### 3.3.6 Ammunition Bunker No. 2



**Figure 140:** Gun Emplacement No. 2 and Ammunition Bunker  
Courtesy Nearmap, 2015

Ammunition Bunker No. 2 is located to the east of Gun Emplacement No. 2 at the end of the pathway and is surrounded by dense bush.



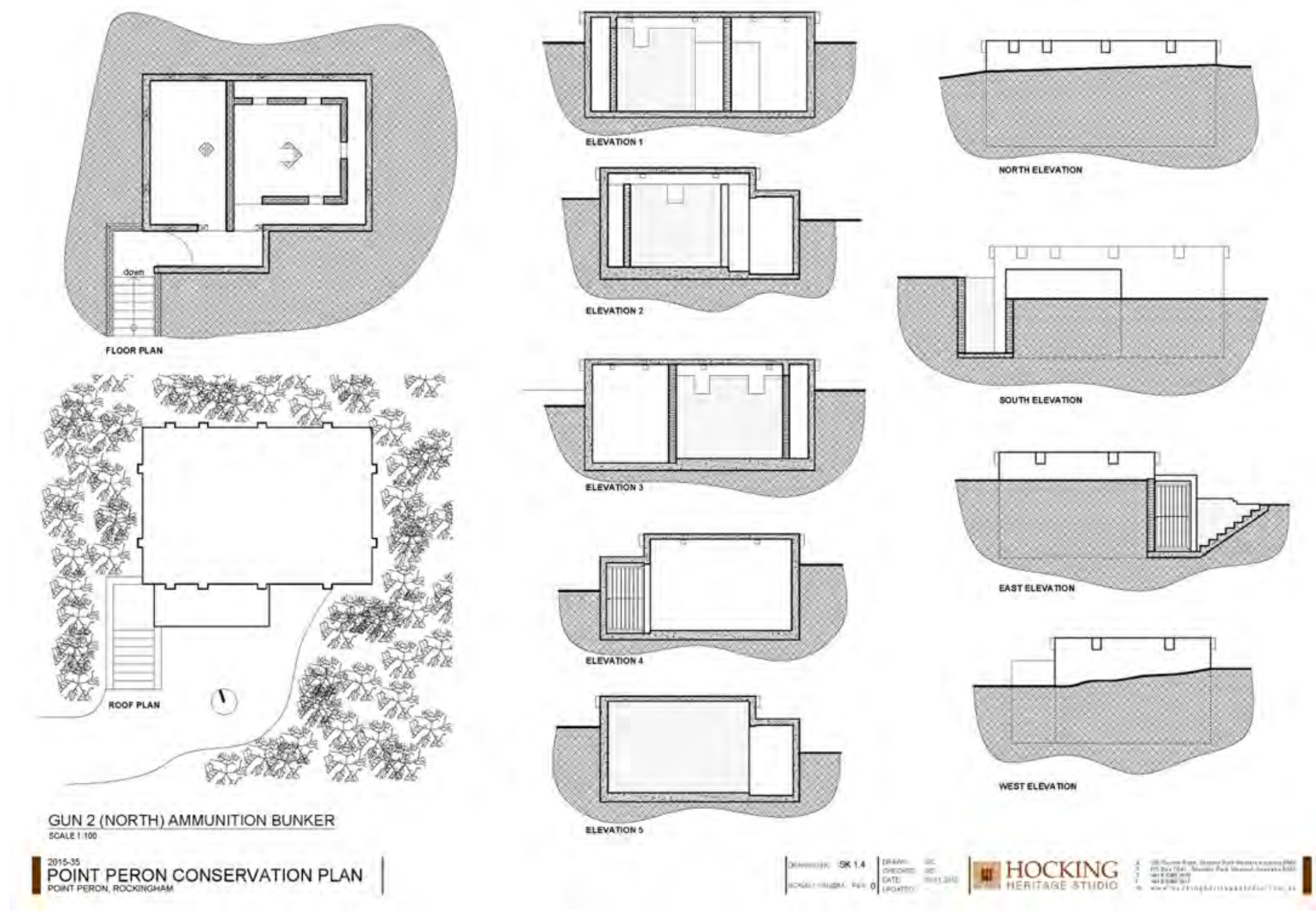


Figure 141: Ammunition Bunker No. 2 – Plans and Elevations





Figure 142: Ammunition Bunker No. 2 – south-west elevation

Ammunition Bunker No. 2 is similar to its counterpart Ammunition Bunker No. 1 near Gun Emplacement No. 1 albeit with a different arrangement to the entrance tunnel.





**Figure 143:** Ammunition Bunker No. 2 – Entrance

The entrance is located on the south-west elevation with the concrete steps projecting out from the main building line of the structure, before doglegging to the right and accessing the Bunker. The steps are protected by twin brick retaining walls, the majority of which have been painted with only the lower brick courses remaining in the natural state. Sand accumulation prevented the walls being painted fully to ground level. The brickwork is laid in English Garden bond consisting of three stretcher courses followed by a header course. The terminating brick wall at the foot of the steps abuts the concrete frame of the bunker structure and has not been keyed in.



**Figure 144:**      **Ammunition Bunker No. 2**

The roof to the Ammunition Bunker is completely visible and is a flat concrete element with a roughcast screed level to the top level. As with Ammunition Bunker No. 1 ventilation shafts are positioned at regular intervals around the building.





**Figure 145:** Ammunition Bunker No. 2 – Ventilation shafts

Only the front elevation of the Ammunition Bunker is clearly visible. The remainder of the structure is obscured by dense native plantings and access to the three elevations is also made difficult due to the topography of the site around the bunker. Immediately to the rear of the structure, the land drops away but the rear, north-east, elevation is not visible due to the planting.





Figure 146: Ammunition Bunker - Room 1

Internally, the bunker has the same plan form as Bunker 1 with the main space divided into two rooms plus an entry tunnel. The smaller room, Room 1, has three external concrete walls with a fourth double leaf loading bearing brick wall dividing Room 1 from Room 2. The concrete to Room 1 has been painted white which is wearing off and has been covered in graffiti. Small ventilation holes are positioned directly below the ceiling. The sand has been removed but the walls are showing slight signs damp at lower level which may dry out now the sand has been cleared.



Figure 147: Entry tunnel leading to the two internal rooms

The entry tunnel extends along the south western edge of the building providing access into the two rooms to the left of the passageway. The floor is concrete with a slight concrete step up into the two rooms. The walls are painted concrete with graffiti.





Figure 148: Ventilation openings in Room 2



Room 2 is approximately double the size of Room 1 again made smaller due to the internal brick perimeter blast wall. Ventilation openings are positioned within the three brick walls to allow the air to float through from the vents in the external concrete walls.

The brick is laid in English bond with alternate rows of stretcher bricks and header bricks, painted a dusty white and does not reach to the concrete ceiling. Evidence suggests that an internal ceiling may have existed but it is unknown what form this may have been.



Figure 149: Blast Corridor



### 3.3.7 Water Tank



**Figure 150:** Water Tank  
Courtesy Nearmap, 2015

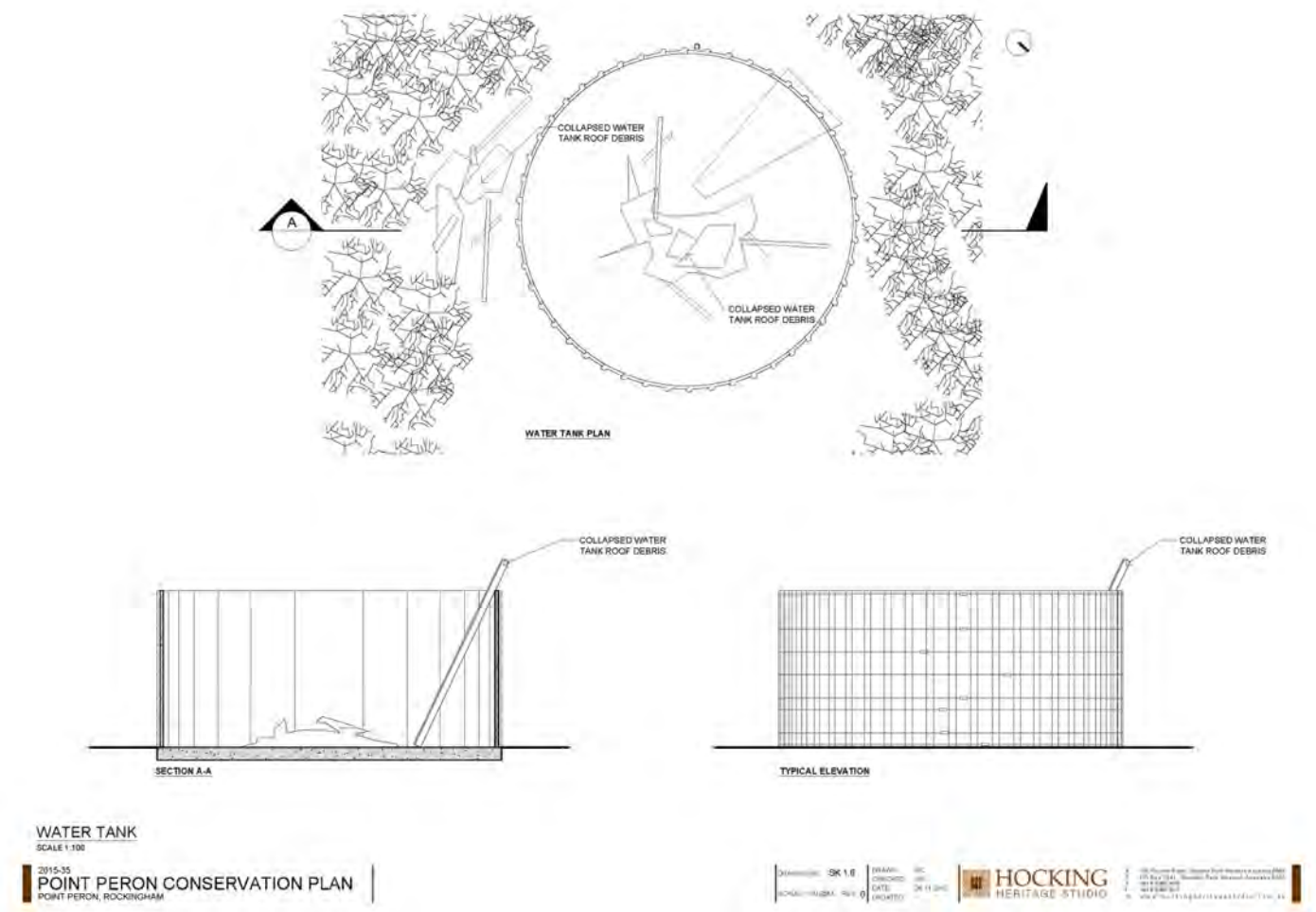


Figure 151: Water Tank – Plan and Elevation

The water tank was associated with the former barracks/recreation camp that were located along the north-western coast line of the headland. The barracks were removed in the late 1990s due to their condition and asbestos content leaving only remnant fabric scattered around the site. The water tank is the only remaining structure associated from these buildings.

The tank is circular, of reinforced concrete construction with steel bracing wrapping around the fluted sides at various positions up the height of the walls.

The roof is no longer extant with remnant corrugated iron and timber laying in the bottom of the tank and around the edges.





Figure 152: Water Tank



Figure 153: Water Tank





Figure 154: Water Tank – remnant roofing material





Figure 155: Water Tank – interior of water tank with remnant roofing fabric





Figure 156: Water Tank Interior





Figure 157: Water Tank interior



### 3.3.8 Well/Artesian Bore



**Figure 158:** Well/Artesian Bore Location plan  
Courtesy Nearmap, 2015

The site of the former well/artesian bore is just off the path that extends between the Observation Post and the main car park on the east side of the headland.

The remnants of the well consist of a circular stone lined void of indeterminable depth. Remnant corrugated iron sheets are laying in the well which may have formed part of the well lid. The well is now full of building debris, sand and weeds.





Figure 159: Well





Figure 160: Well lining and remnant covering fabric





Figure 161: Former Well cladding



### 3.3.9 Search Lights

Search lights were originally located at John Point and Mushroom Rock. Little evidence of the Sperry lights remains but the sites should be interpreted. John Point is fenced off due to the perilous condition of the cliff faces.



Figure 162: Mushroom Rock

### 3.3.10 Archaeological Sites

The archaeological potential of the site has not been investigated. Metal detectors have been used which have uncovered bullets and other military related artefacts which implies that there is the potential for more items to be discovered. The site is relatively untouched with the only building work being the WWII infrastructure. Older aerial maps clearly show an increased amount of infrastructure on the site and remnant fabric and footings may still be discoverable. Any future development in terms of providing increased visitor facilities is to take account of the archaeological potential and ensure the appropriate controls and processes are in place.

### 3.4 Condition

The condition of Point Peron "K" Battery is generally fair to good. General issues relate to the ever changing ground conditions and the evidence of concrete cancer in the structures.

A full assessment of condition can be found in the attached Building Condition Assessment attached at Appendix ..... of this report. The Building Condition Assessments are supplemented by the Engineer's report and recommendations found at Appendix .....



## 4.0 Analysis

This section analyses the documentary and physical evidence presented in the earlier sections to determine how the place developed and the extent of the fabric surviving from the different eras of development.

### 4.1 Sequence of Development

Point Peron "K" Battery was constructed in 1942. At the time, the site was just an area of natural bushland with no other built structures or infrastructure, not even pathways through the site and no formal road entry. Fisherman's shacks known to have been located on the headland are believed to have not been within the study area.

The earliest aerial map dates from 1965 which shows the barracks, the WWII infrastructure and buildings to the south east of the barracks. It also clearly demonstrates the ever changing landform with much of the west edge of the headland covered in sand.

The buildings to the south east of the barracks had been removed by the 1970s, with the barracks themselves being removed in the late 1990s.

The roadway into the site was extended in the 1970s providing vehicular access to the south-western portion of the site with the current parking configuration being in the place by 1985.

The western side of the headland has gradually been reclaimed with the sand gradually being covered by dense bushland, providing some stabilisation to the ground.



**Figure 163:** 1965 Aerial View of Point Peron  
Courtesy Landgate



**Figure 164:** 1977 Aerial View of Point Peron  
Courtesy Landgate





**Figure 165:** 1979 Aerial View of Point Peron  
Courtesy Landgate



**Figure 166:** 1981 Aerial View of Point Peron  
Courtesy Landgate





Figure 167: 1983 Aerial View of Point Peron  
Courtesy Landgate





**Figure 168:** 1985 Aerial View of Point Peron showing former barracks  
Courtesy Landgate





**Figure 169:** 2000 Aerial View of Point Peron  
Courtesy Landgate





**Figure 170:** 2001 Aerial View of Point Peron  
Courtesy Landgate





Figure 171: 2006 Aerial View of Point Peron  
Courtesy Landgate

## 4.2 Comparative Information

The most direct comparative places to the Point Peron "K" Battery are those places constructed during World War II to fulfil a military function. A search of the State Heritage Office database of heritage places, Inherit, has identified the following places.

P18495 Garden Island Batteries (4) This entry includes the remains of 4 batteries on the island including P3301 Challenger Battery Beacon Battery Scriven Hill Battery Collie Section Battery  Garden Island City of Rockingham	Municipal Inventory - Category A Register of the National Estate	Constructed as part of the coastal defence network in 1942-1943.
P3301 Challenger (J Gun) Battery	Municipal Inventory – Category A Classified by the National Trust Register of the National Estate	Constructed as part of the coastal defence network in 1942-1943.
South Beach Battery (Ruins) Emplacement Crescent, Hamilton Hill, City of Cockburn	Municipal Inventory – Category D	Constructed as part of the coastal defence network in 1942-1943. Ruins
P3247 Leighton Battery (Buckland Hill Tunnels, Citizen Military Force Training Battery) Boundary Road Mosman Park City of Mosman Park	State Register Town of Mosman Park Municipal Inventory – Category 1 Classified by the National Trust Register of the National Estate	Constructed as part of the coastal defence network in 1942-1943. The guns at the site were upgraded after World War II and used for training. The place is in good condition following restoration and is now the site of a museum and interpretation centre.
P26 Albany Forts (Princess Royal Battery/Barracks, Nissen Hut) City of Albany	State Register City of Albany - Category A+ Classified by the National Trust Register of the National Estate	Constructed initially in 1893 and modernised during World War II. Extensively restored the place is now a military heritage park.
P526 Oliver Hill Battery (Signal Station and Battery Observation Post) Rottnest Island City of Cockburn	State Register Register of the National Estate Classified by the National Trust	Constructed in 1936 and modernised during World War II. The place has been extensively restored and is now a tourist attraction.
P3321 Bickley Battery Rottnest Island		
P9146 Battery Observation Post and Timber Signal Station Rottnest Island		

P16785 RAAF Headquarters Bunker (fmr), Belmont (SES Bunker) Leake Street Belmont	State Register City of Belmont Heritage List	Constructed in 1944 this partially submerged concrete building was used as a communications centre for the RAAF and is now part of the SES headquarters.
P15133 World War II Airfield and Bunkers, Springfield Shire of Capel	Shire of Capel Municipal Inventory – Category 5	Constructed c1942 as part of the training facility for the RAAF located in Busselton.
P17789 Cockburn Sound Anti-Submarine Boom Remnant (Anchor Dolphin No.60, Anti Submarine Boom Net (fmr)) Indian Ocean Cockburn Sound	City of Cockburn – Category A	Constructed as part of the anti-submarine Defence system constructed during World War II. Little physical evidence remains of the structure which was part of an extensive system which included Point Peron "K" Battery.
P05847 Radar Installation Site North Head, Jurien	Shire of Dandaragan – Category 1	Constructed c1941 for the provision of shelter for the diesel motors which generated electricity to power the radar equipment installed on the site. The radar was part of the system to detect invaders..
P12090 Radio Communication Centre, Wellard Road Leda	City of Kwinana – Category C	Constructed c1942 as Radar Detection Huts for the adjacent Radar tower. The staff at the site were predominantly WAAFs. The huts are now derelict.
P13512 Concrete Bunkers Great Eastern Highway Merredin	Shire of Merredin – Category 2	Constructed c1941 for an unknown military function. The two structures are partially dug into the ground and are now in poor condition.
P13514 Radar Station Chandler-Merredin Road, Merredin	Shire of Merredin – Category 1	Constructed c1941 for the provision of radar services during World War II. The building is still intact and used for grain storage.
P3499 YNP Army Bunkers – Radar Installation 3499 Wanneroo Road, Yanchep	State Register City of Wanneroo – Category 1A Register of the National Estate Classified by the National Trust	Concrete Nissen huts constructed in 1940 for the RAAF who occupied Yanchep National Park during World War II.
P14278 YNP Generator Bunkers – Radar Installation 3499 Wanneroo Road, Yanchep	State Register City of Wanneroo – Category 1A Register of the National Estate Classified by the National Trust	Concrete Nissen huts constructed in 1940 for the RAAF who occupied Yanchep National Park during World War II.



### 4.3 Summary

Point Peron "K" Battery was constructed as part of a network of places that provided defence against potential attack from the sea. The place is best understood as part of the network where the differences and similarities between the places illustrate the role of each place. The Rottnest and Garden Island batteries are most directly comparable.

The condition of Point Peron "K" Battery is generally sound however in comparison to others; Leighton Battery and Rottnest Island complex it is clear that is not as favourably presented. Specifically, the action of wind erosion on the gun emplacement is leading to major structural failure.



## 5.0 Assessment of Significance

The aim of this section is to discuss the issues arising from the documentary and physical evidence, which contribute to the significance of the place.

The Guidelines to the Burra Charter: Cultural Significance states that:

Cultural significance is a concept, which helps in estimating the value of places. The places that are likely to be of significance are those which help an understanding of the past or enrich the present, and which will be of value to future generations.

Although there are a variety of adjectives used in definitions of cultural significance in Australia, the adjectives 'aesthetic', 'historic', 'scientific', and 'social', given alphabetically in the Burra Charter, can encompass all other values. '

In addition to the Burra Charter definitions of value, the criteria adopted by the Heritage Council of Western Australia in November 1996 have been used to determine the cultural heritage significance of the place. Acknowledgement is extended to the authors of both documents.

### 5.1 Aesthetic Value

**Criterion 1 It is significant in exhibiting particular aesthetic characteristics valued by the community.**

Point Peron "K" Battery is located in an attractive, large, public open space of sand dune formation resulting in an undulating topography covered with dense native planting which together helps obscure much of the WWII infrastructure from clear views. (Criterion 1.1)

Point Peron "K" Battery is significant as an example of WWII coastal defence architecture, of functional design and simplistic but robust construction. (Criterion 1.1)

Point Peron "K" Battery is significant as a local landmark, which together with the adjacent Garden Island battery protected the coast (Criterion 1.1)

### 5.2 Historic Value

**Criterion 2 It is significance in the evolution or pattern of the history of Western Australia.**

Point Peron "K" Battery is significant in as part of the coastal defence system erected during WWII to protect Fremantle Port. (Criterion 2.1)

Point Peron "K" Battery demonstrates the style and method of construction used by the military engineers during World War II to build robust structures quickly. (Criterion 2.1)

Point Peron "K" Battery is significant as a recreational space both before and after WWII, with the erection of the recreation camps on the northern side of the headland. (Criterion 2.2)



### 5.3 Scientific Value

**Criterion 3a** It has demonstrable potential to yield information that will contribute to an understanding of the natural or cultural history of Western Australia.

**Criterion 3b** It is significant in demonstrating a high degree of technical innovation or achievement.

Point Peron "K" Battery has the potential to yield information about coastal defence strategies in Western Australia during WWII. (Criterion 3.1 and 3.2)

Point Peron "K" Battery demonstrates technical achievement in its design – the guns were placed to enable them to cover any shipping approaching within range south of Rockingham and Safety Bay and the western approaches to Garden Island, as well as providing cover for the boom defence which was laid across South Channel. (Criterion 3.1 and 3.2)

Point Peron "K" Battery is significant as an example of technical achievement in the construction of a military outpost in a remote sand dune environment for the purposes of military coastal defences during WWII. (Criterion 3.3)

### 5.4 Social Value

**Criterion 4** It is significant through association with a community or cultural group in Western Australia for social, cultural, educational or spiritual reasons.

Point Peron "K" Battery is valued by members of the public as a place of recreation and as part of the Rockingham Lakes National Park. (Criterion 4.1)

The site of the former Point Peron campsite and the headland is valued by the wider community as the venue for many school camps since 1946 to 1996. (Criterion 4.1)

Point Peron "K" Battery is associated with members of the Australian Army specifically the Artillery who served at this site or similar batteries. It is also valued by members of this cohort for its demonstration of past techniques and practices. (Criterion 4.1)

Point Peron "K" Battery is valued by the local community, members of Parliament and the Army Reserves who are all contributing to the restoration and conservation of the place. (Criterion 4.2)

### 5.5 Rarity

**Criterion 5** It demonstrates rare, uncommon or endangered aspects of the cultural heritage of Western Australia.

Point Peron "K" Battery is important in being part of the seven coastal defence sites erected rapidly in the early 1940s along the Fremantle coast, known as Fremantle Fortress, acting together to defend the important port during WWII.

## 5.6 Representativeness

**Criterion 6** It is significant in demonstrating the characteristics of a class of cultural places environments in the State

The design of Point Peron "K" Battery is representative of other defence systems constructed during WWII to defend the port of Fremantle consisting of above ground structures, gun emplacements and ancillary accommodation. Other batteries included Garden island and Oliver Hill Battery Rottenest Island.

## 5.7 Condition

**Condition** Refers to the current state of the place in relation to each of the values for which that place has been assessed. Condition reflects the cumulative effects of management and environmental events.

Point Peron "K" Battery is in fair to good condition. The built structures are showing signs of concrete cancer in places and general environmental decay due to years of neglect. The ever changing land conditions of the sand dune formation is harmful to some of the structures. The place is currently managed by the Department of Parks and Wildlife who have taken some steps to reduce the amount of damage caused by unauthorised access to the structures.

## 5.8 Integrity

**Integrity** Is a measure of the likely long-term viability or sustainability of the values identified, or the ability of the place to restore itself or be restored, and the time frame for any restorative process.

The integrity of Point Peron "K" Battery is moderate. The basic structures of the WWII infrastructure remain in tact though were decommissioned within two years following their construction. The current use of the site is for public recreation. At present the site has not been fully interpreted and there is little understanding of the site as it operated during WWII. Due to the intactness and condition of the site, the Point Peron "K" Battery has the ability to be able to be fully interpreted and enhanced to allow for long term viability and preservation of the site.

## 5.9 Authenticity

**Authenticity** refers to the extent to which the fabric is in its original state.

The authenticity of Point Peron "K" Battery is moderate to high. The original WWII structures remain in tact in and in their original locations which will facilitate the understanding, appreciation and legibility of the site. The structures have been painted but little alteration to the original fabric has occurred. Related structures such as the barracks/recreation camp buildings have been removed which impacts marginally on the understanding and authenticity of the wider functionality of the site but a well considered interpretation strategy will address this issue in part.





## 6.0 Cultural Heritage Significance

### 6.1 Introduction

The Statement of Significance is the primary means by which a place is preserved and conserved. It is based on the statements made in the assessment of significance and will form the basis of the conservation policies and policy implementation.

The significance of the place assessed in Section 5 is based on its considered aesthetic, historic, scientific and social values. As part of this assessment, due consideration was given to the degree of significance in terms of rarity and representativeness, condition, integrity and authenticity.

The values identified in the assessment of significance have been summarised below into a concise and succinct Statement of Significance. The statements have been listed in descending order.

### 6.2 Statement of Significance

*The statement of significance has been developed from the City of Rockingham's Municipal Heritage Inventory using the information revealed in this conservation management plan.*

Point Peron "K" Battery large, public open space of sand dune formation covered with dense native planting which features structures constructed in 1941/1942 including two gun emplacements, observation post bunker, operations bunker, two ammunition bunkers and several other ancillary elements which together were part of a network of defence strategies around the port of Fremantle. The place has cultural heritage significance for the following reasons;

- the place, together with the other elements of Western Australia's coastal defence system, known as 'Fremantle Fortress' erected in response to external threats during WWII and together , have the potential to yield information about coastal defence strategies;
- The Battery demonstrates technical achievement in its design – the guns were placed to enable them to cover any shipping approaching within range south of Rockingham and Safety Bay and the western approaches to Garden Island, as well as providing cover for the boom defence which was laid across South Channel;
- The remaining built elements of Point Peron "K" Battery are representative of WWII coastal defence architecture, of functional design and simplistic but robust construction used by the military engineers in a remote sand dune environment;
- The site of the former Point Peron campsite and the headland is valued by the wider community as the venue for many school camps since 1946 to 1996;
- Point Peron "K" Battery is associated with members of the Australian Army specifically the Artillery who served at this site or similar batteries. It is also valued by members of this cohort for its demonstration of past techniques and practices;
- the place is valued as an informal recreational space both before and after WWII and as part of the Rockingham Lakes National Park; and,
- Point Peron "K" Battery is valued by the local community, members of Parliament and the Army Reserves who are contributing to the restoration and conservation of the place.

The pathways, carpark and remnant signage have no cultural heritage significance

## 6.3 Level of Significance

Relative degrees of significance within the place determine the appropriateness of conservation actions. Generally, a five tier grading system is used to identify those parts of the place that area of:

- Exceptional significance
- Considerable significance
- Some/Moderate significance
- Little/no significance (neither contributes nor detracts from the significance of the place)
- Intrusive (detracts from or has an adverse effect on the significance of the place)

Refer to Figure 133 below for illustration of the zones and elements of significance

The five tiers of significance are to be considered on a state context and all five tiers may not be applicable to each place.

## 6.4 Zones and Elements of Significance

Based on the analysis of the documentary and physical evidence a hierarchy has been developed to broadly categorise the significance of the zones, elements and spaces that make up the Point Peron.

### Zones of Exceptional Significance

- There are no zones of exceptional significance.
- The Point Peron "K" Battery site, together with the other elements of the coastal defence network, known as 'Fremantle Fortress' are of exceptional significance.

### Zones of Considerable Significance

- The Point Peron "K" Battery site as a whole is of considerable significance.

### Zones of Some Significance

- The site of the former barracks/recreation camp is of some significance

### Zones of Little of No Significance

- The car parks and the pathways through the site are of little significance though provide an important function of the site.

### Intrusive Zones

- There are no intrusive zones

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### Elements of Exceptional Significance

- There are no elements of exceptional significance

### Elements of Considerable Significance

All the remnant built WWII structures:

- Observation Post

- Operations Bunker
- Gun Emplacements No. 1 and No. 2
- Ammunition Bunkers No. 1 and No. 2
- Mushroom Rock and John Point – positions of CASL No. 1 and No. 2

#### **Elements of Some Significance**

- Remnants of the barracks/recreation camp buildings on the north side of the headland
- Remnants of the well/artesian bore
- Steps up from the car park to the Observation Post

#### **Elements of Little or No Significance**

- Pathways through the site
- The car park and access road
- Recent paintwork on structures

#### **Elements regarded as being Intrusive**

- Graffiti on remaining structures



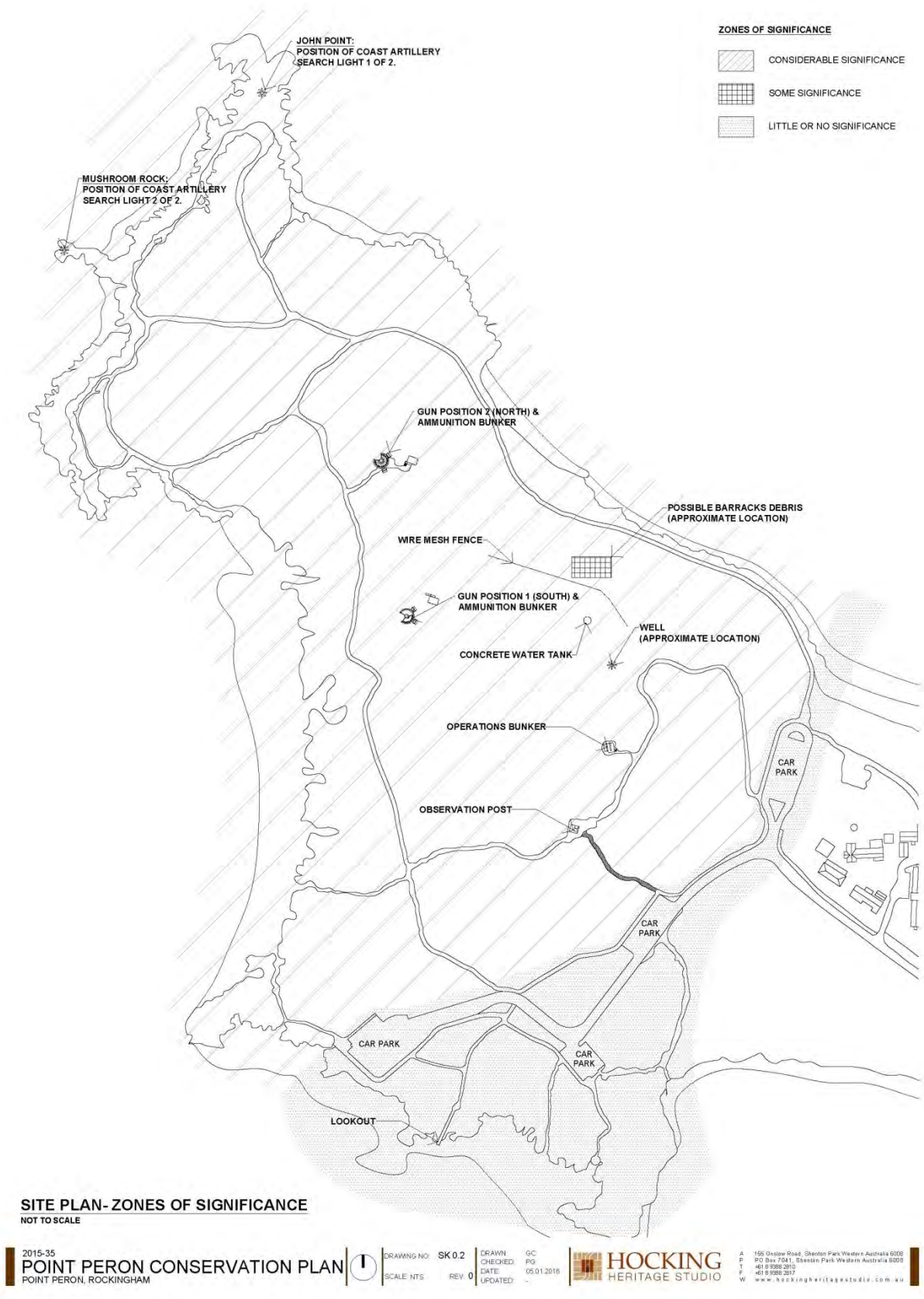


Figure 172: Zones of Significance

## 7.0 Conservation Policy

The following conservation policies have been developed on the basis of the preceding assessment of the cultural heritage significance, zones and elements of heritage significance and the statement of heritage significance for *Point Peron "K" Battery*.

The policies have been drafted with awareness of the dynamics in the urban context of the site, sufficiently flexible to recognise constraints and requirements on the site and of its owners, managers and users, and to enable the heritage significance of the place to be retained and enhanced alongside significant future development on neighbouring sites.

In this context the conservation policy aims:

- to provide guidance to the owners of the place, regarding significance of the site and building;
- to provide advice to ensure retention of significance of the *Point Peron "K" Battery*;
- to provide practical recommendations for conservation of significant fabric and policies for restoration, reconstruction and maintenance of the existing significant buildings, site features and areas;
- to provide criteria for assessing the appropriateness of new uses and for adaptation of the fabric to accommodate changes of use;
- to illustrate practical means by which the significance of the place can be presented through appropriate interpretation; and
- to provide advice on the approval process for any proposed development, including adaptation or change of use.

The assessment of significance and recommendations for conservation should be viewed not only as constraints but more importantly as opportunities. Conservation of the buildings and site features identified as significant within *Point Peron* should be balanced against the opportunities associated with the conservation of this unique heritage place in the Rockingham area.

### 7.1 Guide to the Conservation Policy

The policies recommended for the *Point Peron "K" Battery* are based on the need to conserve it as a place of aesthetic, historic and social significance. The conservation of buildings and site features assessed as being of cultural significance should take account of the physical changes and changes of use that have occurred over time and which reflect the historical development of the place.

Generally, conservation of elements of exceptional and considerable significance should be considered as a higher priority than the conservation of elements of some or of little significance, however these should be considered in the context of the future use and development of the site.

The conservation plan recommends the conservation of the place be carried out in accordance with the principles established in the Australia ICOMOS Charter for the Conservation of Places of Cultural Significance (Burra Charter). (Appendix 1)

### 7.2 Key Policy Statements

*Policy 1.1 The assessed significance of the Point Peron "K" Battery and the recommendations of the conservation management plan should be adopted by the owners and users of the place,*

*as well as relevant authorities, as a guiding document for decisions about management, maintenance, development and future use.*

- Policy 1.2 The conservation of significant elements should be carried out in accordance with the principles outlined in the Australia ICOMOS charter for the conservation of places of cultural significance (the Burra charter). These principles are fundamental to the conservation plan.*
- Policy 1.3 The conservation management plan should be reviewed periodically to consider the continued applicability of the conservation policies and to assess the manner in which they have been implemented.*
- Policy 1.4 All work undertaken to conserve or adapt the site, site elements or buildings should be appropriate to the assessed significance of the place and should be guided and supervised by experienced conservation practitioners.*

### 7.3 Policies arising from the Cultural Heritage Significance of the Place

The Assessment of Significance (Section 5.0) and Statement of Significance (Section 6.0) define the cultural significance of the *Point Peron "K" Battery* in terms of aesthetic, historic, scientific and social significance, and in terms of its condition, rarity and representativeness. The significance of a place must be capable of being observed in the fabric of the site features, buildings and other elements of physical evidence in order that the conservation of these can ensure the conservation of cultural heritage significance.

- Policy 2.1 The future conservation and use of the Point Peron "K" Battery should take account of the assessed significance of the place. New uses can be introduced if the original or long-time uses of the place are no longer sustainable. Any new use should not result in harmful alterations to the buildings or excessive loss of original fabric. Small changes or changes that are reversible may be acceptable in order to accommodate a new use.*
- Policy 2.2 All the buildings and site features assessed as being of cultural heritage significance on the Point Peron "K" Battery site should be retained and conserved in their original locations.*
- Policy 2.3 Site features assessed as being of little significance may be retained or demolished on the basis of the requirements of use.*

### 7.4 Requirements arising out of the Burra Charter

The conservation policy for the *Point Peron "K" Battery* recommends the conservation and interpretation of the existing buildings and site in accordance with the principles of the Burra Charter. (Policy 1.2)

The Burra Charter indicates certain principles which should guide conservation. Generally, original fabric is considered to be of greatest significance and the principles of the Burra Charter focus on the means of conserving this in order to preserve the authenticity of the heritage place. Where fabric has deteriorated to the point where it is no longer viable, reconstruction should be carried out using replacement material that matches the original as closely as possible. However, since the greatest value is placed on authentic material dating from the period of construction, conservation of this is of the highest priority and



replacement should only be carried out when all means of conserving the original fabric have been investigated.

Conservation of existing fabric does not require that the fabric appear as new. Part of the understanding of a place of heritage significance includes the patina of age resulting from minimum interference with original fabric. Generally, conservation practice requires owners and users to maintain places of cultural heritage significance as part of their day to day use.

The Burra Charter makes recommendations regarding appropriate adaptation or extension of significant places. Adaptation of a significant building may be carried out in areas where original fabric has previously been removed or altered. New work should be distinguishable from the original but respect the style, form and proportions of the original without copying original detail. Where adaptation of the building is proposed policies are provided for the interpretation of the original fabric.

All the principles of the Burra Charter are relevant to the conservation of Point Peron "K" Battery.

The following Articles 8, 9 and 16 are relevant. (Refer to the text of the Burra Charter for exact definitions and explanatory notes for each article, See Appendix 1)

ARTICLE 8: Conservation requires the maintenance of an appropriate visual setting: eg form, scale, colour, texture and materials. New construction, demolition, intrusions or other changes which would adversely affect the setting or relationships are not appropriate.

ARTICLE 9: A building or work should remain in its historical location. The moving of all or part of a building or work is unacceptable unless this is the sole means of ensuring its survival.

ARTICLE 16: The contributions of all periods to the place must be respected. If a place includes fabric of different periods, revealing the fabric of one period at the expense of another can only be justified when what is removed is of slight cultural significance and the fabric which is to be revealed is of much greater cultural significance.

Of particular relevance to the conservation of the *Point Peron "K" Battery* are issues concerned with adaptation of the place to suit compatible new uses. The Burra Charter defines adaptation and compatible use as:

***Adaptation means modifying a place to suit proposed compatible uses.***

***Compatible use means a use which involves no change to the culturally significant fabric, changes which are substantially reversible, or changes which require a minimal impact.***

Articles 20, 21, and 22 deal specifically with the issue of adaptation:

ARTICLE 20: Adaptation is acceptable where the conservation of the place cannot otherwise be achieved, and where the adaptation does not substantially detract from its cultural significance.

ARTICLE 21: Adaptation must be limited to that which is essential to a use for the place determined in accordance with Articles 6 and 7.

ARTICLE 22: Fabric of cultural significance unavoidably removed in the process of adaptation must be kept safely to enable its future reinstatement.

The articles of the Burra Charter are included at Appendix 2.

## 7.5 Policies arising from the Burra Charter

*Policy 3.1 The definitions and principles of the Burra Charter should be used to guide all considerations for the future conservation, development and use of the buildings and site features on the Point Peron "K" Battery site and any associated requirements for physical works. (Refer section 7.7 Policies Arising from the Physical Condition of the Place)*

## 7.6 Policies Arising out of Graded Zones and Elements of Significance

The Graded Zones of Significance for the place have been outlined in section 6.3 Levels of Significance. These levels have been assigned based on levels identified by J.S. Kerr and published in *The Conservation Plan*.<sup>66</sup>

The following recommendations for the different graded zones and elements of significance are based on those outlined in the Heritage Council of Western Australia's 'Conservation Plan Study Brief,' (Appendix 2) but have been adapted to suit the specific requirements of the Point Peron "K" Battery buildings and site elements. (Refer Section 6.3 Levels of Significance)

### Exceptional Significance

Point Peron "K" Battery together with the other elements of the coastal defence network, known as 'Fremantle Fortress' are of exceptional significance and a holistic approach to their preservation and restoration and interpretation should be explored across State and Local Government boundaries and responsibilities.

*Policy 4.1 The significant fabric of spaces or elements of exceptional significance should be preserved or restored in such a way as to demonstrate their significance*

Furnishings and decoration should respect the historic character of the place and activities controlled so as not to prejudice the association of the spaces with their significant uses(s).

Intrusive elements should be removed (after photographic recording) and new finishes that are detrimental to the significant fabric not applied. Building elements that are damaged are to be restored.

Adaptation is acceptable to the extent of introducing new services, provided this does not adversely affect the significant fabric of the space or element. Structural adaptation is generally unacceptable. However, minor structural adaptation may be considered if it is in keeping with the overall aims of the conservation policy and has minimal impact on the significant fabric, Any alteration to the building fabric should be documented.

Landscape elements should not be removed without due consideration of their heritage values. Where removal of significant trees is necessary due to their condition, replacement plantings of the same species should be made.

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<sup>66</sup> Kerr, The Conservation Plan, op.cit.

There should be no new works in open space areas which will adversely affect the setting of the place or obscure important view to and from the site.

### Considerable Significance

*Policy 4.2      The significant fabric of spaces or elements of considerable significance should be preserved, restored or reconstructed as appropriate.*

Reconstruction is desirable provided sufficient detailed information is available. Adaptation is acceptable to the extent of installing reversible small fixtures and services to facilitate visitor access provided this does not affect any external or internal fabric, which is of exceptional or considerable significance.

No significant fabric should be removed or action taken to confuse the sense of the space. Structural adaptation is generally unacceptable. However, minor structural adaptation may be considered if it is in keeping with the overall aims of the conservation policy and has minimal impact on the significant fabric. Any alterations to the fabric should be documented.

There should be no new works, which will adversely affect the setting of the buildings or obscure important views to and from the site or its individual elements.

This general policy approach applies to the majority of the *Point Peron "K" Battery*. Specific elements of considerable significance have been identified and should be conserved as a priority.

The plan form of Point Peron "K" Battery is key to its cultural heritage significance. The placement of the structures all related to one another and enabled a complete defence of the headland should an attack occur. All remnant structures should remain in their existing and original positions. Additional visitor services may be introduced but these should not confuse the understanding of the site or the purpose and function of the individual elements.

The structures at the Point Peron "K" Battery site were designed for a specific function and to a standard defence design. Therefore, opportunities for alteration and adaptation are limited. Introduction of services and small fixtures to facilitate visitor access and understanding of the structures may be acceptable so long as these works do not impact on the significance of the place or are harmful to original fabric.

Additional structures or visitor facilities may be acceptable in certain locations so long as the introduction of such works does not confuse the understanding of the site and the WWII infrastructure.

All works should be undertaken by a qualified and experienced heritage practitioner.

Detailed conservation policies for the *Point Peron "K" Battery* are outlined in Section 7.8.1 (Policies 6.1 — 6.22). These policies have been prepared in accordance with the assessed level of significance of the building.

Responsibility for implementation is outlined in Section 8.0. Generally, the owner of a place is responsible for the conservation works.

### Some Significance

*Policy 4.3      The general policy is that significant fabric of spaces or elements identified as being of some significance should ideally be preserved, restored or reconstructed as appropriate.*



Adaptation of these zones or elements is acceptable to the extent of installing fixtures and, services provided this does not affect the significant external and internal appearance of the building and structures. New or different finishes are acceptable, provided these do not obscure or damage important evidence of significant materials and finishes.

*Policy 4.4 There should be no new works in areas which will adversely affect the setting of the buildings or obscure important views to and from the site.*

The structures at the Point Peron "K" Battery site were designed for a specific function and to a standard defence design. Therefore, opportunities for alteration and adaptation are limited. Introduction of services and small fixtures to facilitate visitor access and understanding of the structures may be acceptable so long as these works do not affect the significance of the place or are harmful to original fabric.

Additional structures or visitor facilities may be acceptable in certain locations so long as the introduction of such works does not confuse the understanding of the site and the WWII infrastructure.

All works should be undertaken by a qualified and experienced heritage practitioner.

Detailed conservation policies for the *Point Peron "K" Battery* are outlined in Section 7.9 (Policies 6.1-6.22). These policies have been prepared in accordance with the assessed level of significance of the building.

### Little Significance

*Policy 4.5 The fabric of spaces or elements of little significance may be retained or removed depending on the future use requirements. However, care should be taken to ensure that any such works do not detract from the significance of adjoining spaces or elements. Before removal, ensure that comprehensive photographic and graphic recording is completed.*

Generally, these elements of areas can be altered or adapted on the basis of the requirements of use. Responsibility for recording proposed changes to areas or fabric of little significance is with the owner of the place.

### Intrusive zones or elements

This category includes intrusive elements that adversely detract from the overall significance of the place and removal is recommended.

*Policy 4.6 Intrusive spaces or elements have been identified as detracting from the significance of the place and their removal, and/or replacement with more appropriate detailing, should be encouraged. Their removal needs to be assessed against other considerations, such as function and economy, before implementation. Before removal/demolition ensure that comprehensive photographic and graphic recording is completed.*

## 7.7 Key Policies Arising from the Physical Condition of the Place

The conservation policy must address the issues related to the conservation of the fabric of the site, buildings and site elements. Generally, the Point Peron "K" Battery is in a fair to good condition.

- Policy 5.1 All original fabric should be retained wherever practicable.*
- Policy 5.2 The original planning of the site must be retained which may require some works of improvement to the natural landscape setting and visitor access to the structures. Such alterations should not impact on either the significance of the setting or its relationship to the structures.*
- Policy 5.3 The natural environment of Point Peron is a key consideration. Point Peron is a designated Bush Forever site and is being retained as a natural area. Fire is a key factor that must be taken into consideration in planning any new development and future management of the site. In addition, wind conditions continually impact on the condition of the coast, especially the dominant S/SW wind that blows during the summer.*
- Policy 5.4 Coastal erosion must be considered in the placement of any new structures including the proposed museum/interpretative centre. The coastal pathway has been subject to erosion in the past with the stone sea wall being constructed in an attempt to reduce the erosion and limit the possibility of the pathway falling into the sea. The water levels and coastal behaviour must be analysed and understood prior to any new building being placed on the eastern side of the site.*

## 7.8 Conservation of Point Peron "K" Battery Structures

### EXTERNAL FABRIC

#### External Walls

- Policy 6.1 All external brick and reinforced concrete walls should be inspected on a routine basis for cracking, spalling and deteriorating concrete. Where issues are known to exist, these should be remediated by appropriate professionals and/or monitored for further deterioration.*
- Policy 6.2 All painted finishes should be carefully removed and the structures returned to their original finish of natural brick and grey concrete, where practical and feasible. The method of removal is to be specified by the heritage architect to ensure that the underlying fabric is not unduly or irreversibly harmed by the removal method. Test areas should be carried out prior to full removal.*
- Policy 6.3 The distinction between the brick and concrete sections to the various structures should be maintained as this is a distinctive feature of the restrained institutionalised architectural style of hastily erected WWII infrastructure.*
- Policy 6.4 Where it is desirable to deter graffiti, consideration may be given to applying a specific graffiti coating ensuring that this will not be harmful to the fabric or to the aesthetic of the structures.*
- Policy 6.5 Due to the harsh environmental conditions and the age of the structures, the condition of all built elements should be continually monitored.*

## Roofing and Roof Plumbing

- Policy 6.6 The existing concrete slab roof should be retained and maintained. Where failure is occurring due to concrete cancer, appropriate remediation as specified by the heritage architect and project engineer should be implemented. Due to the harsh environmental conditions at Point Peron, the condition of the roofs should be continually monitored.*
- Policy 6.7 None of the structures were constructed with roof plumbing. Water ingress in some of the structures caused by inadequate roof plumbing is an issue but it is not recommended that any form of roof plumbing is introduced as this will have a negative impact on the aesthetic significance of these structures.*
- Policy 6.8 Impacts of water ingress should be regularly monitored.*

## Doors and Windows

- Policy 6.9 All original openings are to be retained and conserved without alteration to their dimensions. No new door or window openings should be made in the principal elevations of any of the structures at Point Peron "K" Battery.*
- Policy 6.10 Conserve and retain original doors and hardware where they remain extant.*
- Policy 6.11 The newly installed metal grille gates across the entrances to several of the structures can be retained or removed depending on user requirements.*

## INTERNAL FABRIC

### Internal Walls

- Policy 6.12 Original internal wall finishes should be reinstated. The current non-original paint finish should be carefully removed to the recommendations of the heritage architect. Test areas are to be carried out prior to full paint removal to ensure that the underlying fabric is not unduly damaged by the method of removal.*
- Policy 6.13 Internal walls should be regularly checked for any signs of cracking with the appropriate remedial action take where necessary. Where issues are known to exist, these should be remediated as appropriate following the project engineer's and heritage architect's recommendations and/or continue to be monitored for signs of further deterioration.*

### Floors

- Policy 6.14 Existing concrete floors should be retained and conserved. Repairs are to be undertaken where required. Apart from the flagstones to the lower level of the Observation Tower, all floors are uncovered concrete. No additional floor finishes should be applied.*
- Policy 6.15 Sand accumulation is an issue for all structures on the site and should be removed on a regular basis. Sand accumulation can result in damp issues and failure of the concrete due to the inability of the fabric to be able to breathe and function as intended.*



## Ceilings

*Policy 6.16 All ceilings are the underside of the reinforced concrete roofs and are to be retained and conserved. The condition of the ceilings/roofs are to be monitored as cracking has occurred in places. All repairs are to be undertaken following engineer's specifications.*

## Miscellaneous

*Policy 6.17 Gun Emplacement No. 1 is in poor condition due to the instability of the underlying ground conditions. The Gun Emplacement has slipped and is no longer in its original form or position. It is not recommended that this feature be reconstructed as its current condition contributes to the story of the site. However, visitor safety and structural stability is essential and works are required to stabilise the structure before it slips any further. Stabilisation works are to be undertaken to the engineer's and heritage architect's specifications.*

*Policy 6.18 Additional facilities for visitors may be constructed around the site but these must not compromise or confuse the understanding of the WWII infrastructure and how the site functioned. Careful consideration must be given to the location and form of any additional structures/facilities to ensure that key views and significance are not compromised.*

## 7.9 Policies Arising from the Physical Condition of the Place

Generally, the place is in fair to good condition but lack of maintenance has taken its toll on some of the structures. The structures are constructed from reinforced concrete and brick which has suffered due to climatic and environmental conditions. The ever-changing land levels of the sand dune formations have undermined the structural stability of some of the structures causing cracking and displacement of the fabric.

*Policy 6.19 A structural engineer should be commissioned to periodically inspect Point Peron "K" Battery paying particular attention to identified wall cracking.*

*Policy 6.20 All works identified in the 'Urgent Works' section of this report should undertaken within one year of the completion of this report.*

Works of this nature should further investigated and drawn up so they can be priced by a quantity surveyor with experience in conservation work. At the same time a works programme should be drawn up to allow prioritised application of capital works funding.

Regular maintenance is an essential part of conserving built fabric and retaining the significance of a place. Lack of maintenance can lead to the loss of significant fabric and the need for more extensive conservation work.

*Policy 6.21 All hazardous materials (e.g. asbestos) must be handled with due care and attention and in accordance with Government Standards and Worksafe regulations.*

Asbestos sheeting and other products may have been used in parts of Point Peron "K" Battery, especially in works carried out in the 1950s and 1960s such as lining stud walls and replacing ceilings in the former

Barracks/Recreation Camp. These buildings were removed in the late 1990s due to their condition and asbestos content but remnant fabric can be found scattered around the site. All remnants of the fabric should be removed from site.

Particular care should be taken when dealing with this material or other potentially hazardous materials. This is necessary to comply with legal requirements and general good practice standards for the health and safety of employees and tradesmen.

*Policy 6.22 The natural environment should be maintained and conserved. The native bushland was important in both ground stabilisation and camouflage of the structures. The sand levels in the structures should be monitored and removed on a regular basis to prevent deterioration of the fabric of the structures.*

The sandy ground condition at Point Peron "K" Battery is ever changing and causing damage to some of the structures. Where possible the structures should be stabilised through engineering works. Sand should be removed from within the structures and where possible, from the roofs. Care should be taken to ensure that the structures are not fully revealed as their submerged construction was a design feature and not a situation that has occurred over time. Pathways to the structures should be kept clear to enable visitor access. No introduced species should be planted around the structures, retaining the native and natural bushland environment.

## 7.10 Archaeological Policies

The archaeological significance at Point Peron "K" Battery has not yet been fully determined. The archaeological resource is a fragile non-renewable part of our heritage, which is extremely vulnerable to disturbance. Therefore, any development or conservation proposals within the site which include provisions for work which disturbs the ground surface and/or causes building fabric to be removed, altered or interfered with, should be assessed to determine if archaeological monitoring and/or excavation should be included as part of the site works.

*Policy 7.1 Prior to any development on the site any potential archaeological significance should be determined by professional archaeologists. If the site is determined to be of archaeological significance, appropriate monitoring of the site by professional archaeologists should take place during the ground disturbance phase of development.*

Archaeological monitors watch site works to prevent heritage information and artefacts being lost as a result of the development. They also record fabric and artefacts uncovered or removed, provide a fast assessment of the significance of features or artefacts uncovered and provide a photographic record of works in progress which serves both as a heritage archive and as an interpretation tool. After site works are completed the archaeologist catalogues and analyses the artefacts and information uncovered and provides a written report, which again serves both as a heritage archive and an interpretation tool.

By including an archaeological component early in the planning process of relevant proposals, conflicts of interest, and loss of heritage information can be minimized. A clear idea of how the proposal will impact on the sites archaeological heritage can be formed and suitable mitigation procedures formulated.

Archaeological assessments should only be undertaken by suitably qualified historical archaeological consultants. An archaeologist should have a level of qualifications and experience that would allow membership of the Australian Association of Consulting Archaeologists.

Once the site has been assessed as being of archaeological significance, the following general management guidelines and management policies are given for the archaeological zones.

*Policy 7.2 Within the archaeological zones of significance ground disturbance for maintenance, services or new developments should be kept to a minimum. Where such work is required to go ahead the site works should be monitored by an archaeologist if archaeological material is discovered during the course of the works.*

The monitoring archaeologist will determine if features or artefacts of significance are being impacted. The monitoring archaeologist should record and/or excavate any significant features or deposits found during site works. This requires them to have the authority to temporarily stop work within a particular area if necessary for them to record and/or excavate.

*Policy 7.3 The advice of an archaeologist should be sought if features or significant clusters of artefacts are uncovered during ground disturbing site works in areas outside the defined archaeological zones.*

Contractors and other personnel should be encouraged to temporarily stop work and report such incidences. Management personnel should seek the advice of an archaeologist before allowing work to recommence. Advice may be able to be given over the telephone but time for the archaeologist to view the material in situ may be required.

*Policy 7.4 An archaeologist should monitor any site works carried out on the buildings that is deemed likely to involve the removal or the uncovering of significant building fabric or artefacts.*

Conservation works and the provision of new services often affect building fabric or disturbing artefacts trapped in ceiling spaces, wall spaces or under floor spaces. This work can often reveal new information about the building or its occupation. For instance, the removal of less significance fabric to reveal original fabric removes the evidence of changes to the fabric which have occurred during the life of the building. However, recording site works and sampling removed fabric can add significantly to our knowledge of changes over time. Additionally such work can often reveal pockets or layers of artefacts normally inaccessible

## 7.11 Requirements for Interpretation

The interpretation of a place of assessed cultural heritage significance involves the way in which the significance is conveyed to the users of the place including visitors and the general public. Interpretive material may include furniture, lighting, light fittings, signs, plaques, displays and other material as a means of explaining the history or reflecting the era of significance of the buildings. Interpretive material is used to integrate the story of the history of the place with ongoing practical use.

Point Peron "K" Battery has been recognised as a place of cultural heritage significance by its inclusion on City of Rockingham's Municipal Inventory. The history of the place in the context of the development of the city of Rockingham together with the defence of the greater Fremantle area plus



the use of the buildings for war and coastal defence purposes are important components of the site's interpretation.

One of the most important components of the interpretation of the Point Peron "K" Battery is the conservation of all the various components which contribute to its significance. The relationship between the various elements which contribute to the high authenticity of the place is an important aspect of its interpretation.

- Policy 8.1      Provide a copy of this conservation plan to the City of Rockingham, to be held at the City Library for information of visitors and for research purposes.*
- Policy 8.2      Ensure the conservation of the structures that comprises the Point Peron "K" Battery as the fundamental component of its interpretation.*
- Policy 8.3      Encourage the development of interpretive material on the history and significance of the development of the Point Peron "K" battery within the context of the history of WWII, the coastal defence of Western Australia, the Fremantle Fortress and the development of the Rockingham area generally.*
- Policy 8.4      Encourage all future owners and occupiers to include interpretation in their development and use of the place.*

## 7.12 Policies arising from external requirements

The conservation policy should take account of external requirements. This includes the statutory requirements of City of Rockingham. These requirements may affect the requirements of current and future owners of the place.

- Policy 9.1      Generally, any development or adaptation of the place should comply with statutory constraints including building and health requirements administered by the local authority.*
- Policy 9.2      A copy of this conservation management plan should be provided to the following agencies for their information and guidance.*
- *City of Rockingham and Heritage Reference Group*
  - *Department of Parks and Wildlife*
  - *Conservation Commission of WA*
  - *Heritage Council of WA*
  - *Battye Library of WA*

### Current Heritage Listings

All current heritage listings are noted in section 1.8 of this conservation management plan. Policies relating to the implications of these listings are discussed below.

### Heritage Council of Western Australia:

Point Peron "K" Battery is not currently included on the State Register of Heritage Places and its assessment has been deferred due to undisclosed reasons. It is recommended that the place be assessed for entry onto the State Register as part of the important coastal defence system constructed along the Western Australian coast from Swanbourne to Point Peron, including Garden Island and Rottnest. As a consequence of this recommendation, any development application may be referred to HCWA by the local authority for its advice under the Heritage Act 1990.

*Policy 9.3 Point Peron "K" Battery should be assessed for inclusion in the State Register of Heritage Places as part of the coastal defence system constructed during World War II.*

*Policy 9.4 Any future decision regarding the disposal or demolition of Point Peron "K" Battery or any of the significant elements within it should comply with the requirements of the Government Heritage Disposal Process.*

**City of Rockingham:** Point Peron "K" Battery was included on the City of Rockingham's Municipal Inventory of Heritage Places prepared under s.45 of the Heritage of Western Australia Act 1990, in October 1995 as a Category A place. Inclusion on the Municipal Inventory does not in itself have any statutory implications for place owners. However, as a Category A place, it is included in the City's Heritage List attached to the Town Planning Scheme which does have statutory implications. All works must be the subject of a development application submitted to the City of Rockingham.

*Policy 9.5 Any works requiring a development application should be submitted to City of Rockingham, which may be referred to Heritage Council of Western Australia for their comment.*

*Policy 9.6 As Point Peron "K" Battery was originally part of a wider coastal defence network with elements of the network now in other local government authorities. Efforts should be made to develop policies and approaches that address the network as a whole, across local government boundaries, rather than address each place as an individual site.*

**Register of National Estate:** Point Peron "K" Battery was classified by the Register of National Estate in May 1995. Classification has no legal obligations but listing does confirm the significance of the place.

### State Government Policy

*Policy 9.7 The Department of Parks and Wildlife should adopt the Conservation Management Plan as a companion document of the Rockingham Lakes Regional Park Management Plan.*

The Government Heritage Property Disposal Process (GHPDP) applies to Point Peron "K" Battery. The purpose of the policy is to provide an accountable process for the identification and assessment of heritage values of government owned property that is under consideration for disposal, and for relevant protection to be provided where appropriate. 'Disposal' includes the sale, transfer or lease of a property outside the State Government sector and includes demolition.

### 7.13 Requirements of Statutory Authorities

Fire safety regulations, Health Acts, the Australian Building Code regulations and other constraints operating on any property apply and the future use of the site and buildings will be influenced by these requirements. Appropriate procedures for approval should be followed for any proposed or future use of the site or buildings, however all applications should be accompanied by a statement indicating the heritage significance of the place. All applications should involve a process of negotiation in order to ensure that requirements are met with minimum interference to significant fabric and other heritage values.

*Policy 10.1 Where elements have been assessed as having significance, any works arising from requirements to comply with statutory regulations should be evaluated against this conservation policy to ensure minimum impact on significant fabric. Professional advice should be sought to ensure that both safety and conservation issues are fully assessed.*

### 7.14 Requirements of Owners and User of the Place

The requirements of the owners and users of the place will depend upon issues of practical use. Future owners and users of the place should carefully consider the implications of change of use on the significance of the place.

*Policy 11.1 Current and future users of the place should be made aware of this document and any alterations to accommodate new uses should be mindful of the significance of the place and the levels of significance of the elements within the structure.*

*Policy 11.2 It is highly unlikely that Point Peron "K" Battery will operate again as war infrastructure but an associated use such museum or interpretative centre may be possible. Any adaptation must ensure that the fabric of the individual structures is retained and maintained and fully interpreted. The owners of the site have a duty to maintain the structures and to share the stories with the public, informing them of the part that Point Peron "K" Battery played in the defence of the Port of Fremantle and its general contribution to the WWII war effort.*

*Policy 11.3 Conservation works described in this conservation management plan are likely to be beyond the general budget of the Department of Parks and Wildlife who manage the site. Sources for additional funding which should be investigated by the owner, and other interested stakeholders in the site include; National, State and Local government grants, individual and corporate donations and Lotterywest community grants.*

### 7.15 Future site development

Opportunities for development of the *Point Peron "K" Battery* do exist but they are limited. Any additional structures should not compromise the fabric of the original buildings nor confuse the understanding and legibility of the site. Future visitor facilities could be located on the site of the former Barracks/Recreation Camp.

Additional facilities, including interpretation, can be positioned around the site, explaining the significance of the site and its contribution to the defence of Western Australia generally and the Port of Fremantle in



particular. Any viewing platforms, Memorials or visitor facilities can be located close to, but not form part of, the original extant structures on site.

Any proposals for works to the *Point Peron "K" Battery* should be discussed with a heritage architect.

*Policy 12.1      There is to be no new work including additions to existing buildings.*

*Policy 12.2      New buildings or structures may be constructed in the open areas close to the extant buildings but should not compromise the understanding of the site or harm the physical fabric of the original buildings.*

*Policy 12.3      New visitor facilities, including the proposed museum, would be best located on the site of the former Barracks/Recreation Camp site.*

*Policy 12.4      Any future development on the site is to be cognisant of the impact on the views to and from the site.*



## 8.0 Policy Implementation

### 8.1 Introduction

This section is concerned with implementation of the conservation policies set out in Section 9. It is intended to identify those who should be responsible for the implementation of the various policies, when the policies should be implemented and also suggest how these policies might best be implemented. The aim is to ensure the maintenance, and where applicable, the improvement of the cultural significance of the place. This includes ensuring that the fabric of the place is properly cared for, that adequate financial provision is made for its care and maintenance, and that adequate interpretation for the understanding of the place is put in place and then maintained.

### 8.2 Implementation and Future Management

Primary responsibility for the implementation of the conservation policy for Point Peron "K" Battery lies with the current owners of the place, the Department of Parks and Wildlife. Any future development of the site should take account of the recommendations established in the conservation policy section of this conservation management plan.

It is the responsibility of the South West Corridor Development Foundation Inc. on behalf of the owners, Department of Parks and Wildlife, to provide copies of the conservation plan to the City of Rockingham, Heritage Council of Western Australia and to any future owners of the place, for their use as a guide to the future management of the place.

The present owners are responsible for ensuring that any future owners of the place are fully briefed regarding their responsibilities for the implementation of the conservation management plan and any Heritage Agreements. The current owners should provide any future owners or leaseholders with a copy of the conservation management plan for their information and guidance.

### 8.3 Management Guidelines

All works to *Point Peron "K" Battery* should be undertaken in accordance with this Conservation Management Plan which is to be adopted by the owners of *Point Peron "K" Battery*. Long term management of the cultural heritage significance of this site should commence with the adoption of this Conservation Management Plan.

The owners of *Point Peron "K" Battery* are primarily responsible for the implementation of the policies within the Conservation Management Plan. It is recommended that any existing management and maintenance programs that may be in existence for the place be reviewed by the current owners with reference to the policies set out in the Conservation Management Plan and the attached Building Condition Assessment and schedule of works.

Any future management for the place should seek to address all the issues raised in this document and any other pertinent issues that may arise. It should also seek to establish protocols for decision making in order to achieve the objectives and strategies established in this Conservation Management Plan.



## 8.4 Maintenance Plans

An appropriate maintenance and security plan should be established and implemented for the place to ensure minimisation of any deterioration of the significant built fabric. This should be developed by owners of the site any property management they may appoint.

Future maintenance work should be undertaken by tradespeople with suitable expertise and skills in heritage and conservation work, who will understand and respect the significance of the place. Overseers of the work should be familiar with good conservation practice and should have demonstrated expertise in this field.

The following maintenance schedule is a guide to relevant issues association with the maintenance of heritage buildings.

Weekly Schedule	
<i>Point Peron "K" Battery</i> should be inspected for its general presentation and cleanliness on a weekly basis including:	<ul style="list-style-type: none"> <li>• Checking for and the removal of any graffiti</li> <li>• The removal of bird accretions</li> <li>• Check for and repair any broken doors and door hardware, ensuring the building remains secure</li> <li>• Check all security equipment, lightings etc where fitted</li> <li>• Monitor the sand accumulation in all structures</li> </ul>
Monthly Schedule	
Maintenance of areas that may be affected by wear and tear and/or may be a risk to the members of the public. During winter or periods of severe weather, attention should be focused on maintaining the weather tightness of the structures, and additional checks should be taken following bad storms.	<ul style="list-style-type: none"> <li>• Check for and deal with any evidence of pest activity</li> <li>• Check to ensure all signage is securely attached/erected and not a public hazard</li> <li>• Ensure roof is watertight and damage free. Check for any damage after storms/strong wind.</li> <li>• Check for signs of water ingress and damage. Investigate cause and arrange for remediation.</li> </ul>
Quarterly Schedule	
	<ul style="list-style-type: none"> <li>• Monitor existing cracking and check for new cracking in the fabric.</li> <li>• Remove sand accumulation.</li> <li>• Remove any damaging plant growth on the structures.</li> </ul>
Annual Schedule	
These tasks should include the overall inspection of the place for evidence of change to structure and should provide the basis for a maintenance plan.	<ul style="list-style-type: none"> <li>• Assess any changes to existing cracks in the walls or for the appearance of any additional cracks. Also check for loose or damaged concrete/brickwork and plan for appropriate remedial action.</li> <li>• Ensure adequate insurances are in place.</li> </ul>
Long Term	

- Review the conservation plan every 5 years or sooner if circumstances change considerably.
- Prepare and implement a building management plan to program and undertake essential checks and maintenance of the place.
- Repaint all external elements at least every 10 years so sooner if required.

## 8.5 Recommended Conservation Works

The conservation and maintenance program that should be implemented for *Point Peron "K" Battery* will be the responsibility of the owners of the site and buildings.

It is recommended that all elements of significance at *Point Peron "K" Battery* are conserved and that any intrusive items are removed to maintain and enhance the cultural significance of the place. Regular maintenance of the place is an important part of conservation.

The Conservation Management Plan has identified a number of issues that require attention and it is also recommended that a process of regular inspections of the fabric of the buildings by an appropriately qualified heritage architect be implemented to ensure on-going conservation and good maintenance of the place.

The site visit and subsequent assessment of the fabric undertaken in the preparation of the Conservation Management Plan identified several key areas relating to the conservation of the fabric of the various structures on site. The recommendations regarding implementation of the conservation works are as follows:

- Urgent Works – works to be carried out immediately
- Short term works – works to be implemented within 12 months
- Medium term works – works to be undertaken within 1-2 years
- Long term works – works to be implemented within 5 years

The first stage in the process will be to prepare a building management plan that will contain both long and short-term components that will allow an orderly progress towards achieving long-term goals. This will allow the works to be carried out in a logical sequence and avoid wasteful inefficiencies resulting from the inevitable duplication of some works and also initiate the economies of scale associated with more efficient work practices.

In order for this long-term planning to be implemented it was necessary to appoint consultants to prepare supplementary reports to complement the conservation plan including commissioning a structural engineer to prepare a report on the structural stability of the whole place.

### Urgent Works

Urgent works are those items that should be completed immediately so as to protect significant fabric from deterioration or destruction. Generally urgent works are those that will ensure the structural stability of the building and conserve significant

- Close inspection of the extent of the concrete deterioration and implementation of remedial works as specified by the structural engineer. Most urgent are those works to the west elevation of the Observation Post and the stabilisation of Gun Emplacement No. 1.

fabric.

#### Short Term Works

These are works that should be undertaken within 12 months to protect the significant fabric from further deterioration or failure.

- Retain and conserve the significant sections of *Point Peron "K" Battery*.
- Inspect the roof and wall structures taking appropriate remedial action where required.
- Remove sand accretion in all structures.
- Remove paint finish from all structures.

#### Medium Term Works

Medium term works are those items that should be completed within two years and will further the conservation of the significant fabric of the place.

- Implement interpretation strategy for the site.
- Regular monitoring of the condition of the structures.

#### Long Term Works

These are works that are considered to be desirable and are not essential to the survival of significant fabric or buildings but which would help enhance the significance of the place.

- Collect and store all records of the place
- Removed significant fabric should be reinstated when circumstances permit. Reconstruct missing or obliterated internal or external elements only where there is sufficient evidence to reproduce an earlier state of the fabric. Reconstruction should be identifiable on close inspection or through additional interpretation.
- Review Conservation Management Plan

## 8.6 Implementation of the Interpretation Policy

The implementation of the interpretation policy for *Point Peron "K" Battery* is the responsibility of the current and future owners of the place. The main component of interpretation of the place is however the continued conservation of the place in accordance with the recommendations of this Conservation Management Plan.

## 8.7 Adoption of the Policy

The Conservation Management Plan for *Point Peron "K" Battery* should be adopted by the owners of the place, Department of Parks and Wildlife, and their representatives. The policy should become one of the basic documents for future and on-going management and conservation of the place.

## 8.8 Review

This Conservation Management Plan should be reviewed every five years by appropriately qualified heritage consultants. It is the responsibility of the owners to commission the review of the plan.



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## Appendix 1: Study Brief

The State Heritage Office Guidelines for the preparation of Conservation Management Plans are available at:

<http://stateheritage.wa.gov.au/docs/conservation-and-development/guide-to-conservation-management-plans0CE0050FE47C.pdf?sfvrsn=2>





## Appendix 2: Burra Charter

The Burra Charter is available online from Australia ICOMOS at:

<http://australia.icomos.org/publications/burra-charter-practice-notes/>





## Appendix 3: Criteria for the Assessment of Cultural Heritage Significance

The State Heritage Office publication outlining the assessment criteria for cultural heritage significance is available at:

<http://stateheritage.wa.gov.au/docs/assessment-and-registration/assessment-criteria-for-cultural-heritage-significance.pdf?sfvrsn=10>



## Appendix 4: Land Information





Application 1359  
TRANSFER 1927  
21/1/27  
17

, Fol.



REGISTER BOOK.

Vol. 972 Fol. 22

INDEXED

Level 1/11

WESTERN AUSTRALIA.

# Certificate of Title

under "The Transfer of Land Act, 1893" (Sch. 5, 56 Vic., 14.)

CANCELLED

CT 0972 0022 F



*Commonwealth of Australia*

...now the sole proprietor...

of an estate in fee simple in possession subject to the easements and encumbrances notified herunder in ALL

those piece of land delineated and coloured green on the map hereon,

containing in the aggregate seven hundred and forty two acres and two rods

or thereabouts, being Cockburn Sound Locations 692 700 and

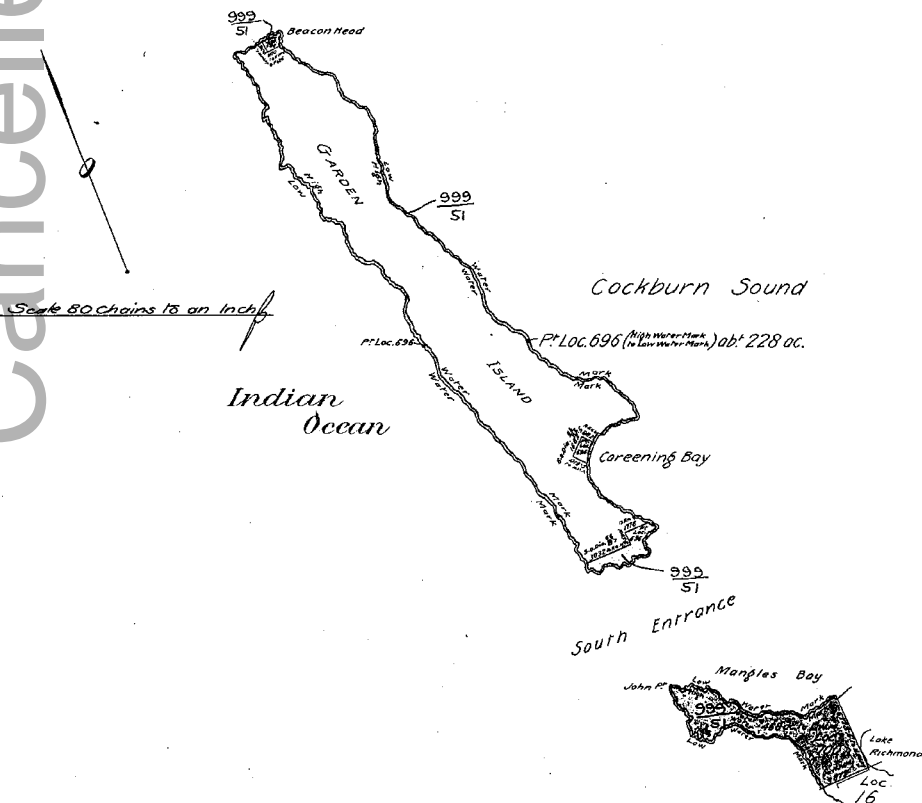
portion of Cockburn Sound Location 696.

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Long Reef (Pt Loc 692)  
999/51 Co. 5<sup>th</sup> Loc. 692  
51<sup>st</sup> Cornac Island  
South West Head (Pt Loc 696)  
Long Reef (Pt Loc 692)

Correct 193/00. Totally cancelled and a new certificate  
issued for within land. Registered 11<sup>th</sup> April 1928  
at 30<sup>th</sup> 999-51.  
A. H. Denny

Cancelled



Dated the fifth day of August One thousand nine hundred and twenty-seven.

A. H. Denny  
Assistant Registrar of Titles.

12046/21\*

For encumbrances and other matters affecting the land see back.

Cancelled

CT 0972 0022 B



CERTIFICATE OF TITLE

Registered Vol.....Fol.....





REGISTER BOOK.

Vol. 999 Fol. 51

WESTERN AUSTRALIA.

# Certificate of Title

under "The Transfer of Land Act, 1893" (Sch. 5, 56 Vio., 14.)

CT 0999 0051 F



*Commonwealth of Australia*

is now the sole proprietor.

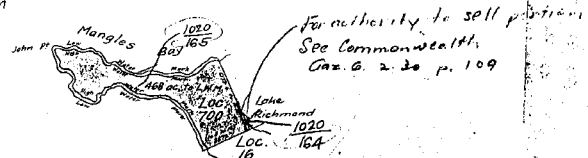
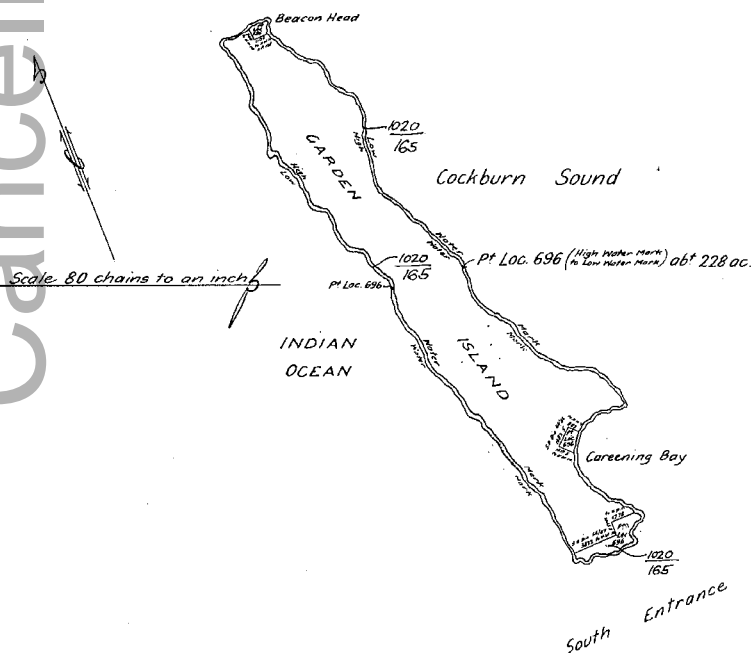
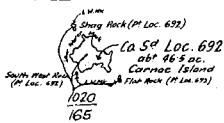
of an estate in fee simple in possession subject to the easements and encumbrances notified herunder in ALL

these pieces of land delineated and coloured green on the map hereon,

containing in the aggregate seven hundred and forty acres and two roods

or thereabouts, being Cockburn Sound Locations 692, 696 and

700.



Dated the *seventh* day of *April*

One thousand nine hundred and twenty-eight.

*Assistant Registrar of Titles.*

*Application 1506/1930 Totally cancelled and a new certificate issued for the balance (Locations 692 and 696 and Portion of Location 700). Registered 7<sup>th</sup> August 1930 at 2.35<sup>00</sup>*

1020-165

11/10/1930

For encumbrances and other matters affecting the land see back.

ASSISTANT REGISTRAR OF TITLES

EASEMENTS AND ENCUMBRANCES REFERRED TO.

Transfer 5964/1930 Portion of Location 700 to George the Fifth. Registered 7<sup>th</sup> August  
1930 at 2.35cc  
✓ 1020.164  
ASSISTANT REGISTRAR OF TITLES

Cancelled

CT 0999 0051 B



CERTIFICATE OF TITLE

Registered Vol.....Fol.....



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WESTERN AUSTRALIA.

# Certificate of Title

under "The Transfer of Land Act, 1893" (Sch. 5, 56 Viot., 14.)

Diagram 203/1.

PLAN 7836

Plan. 7928

The Commonwealth of Australia

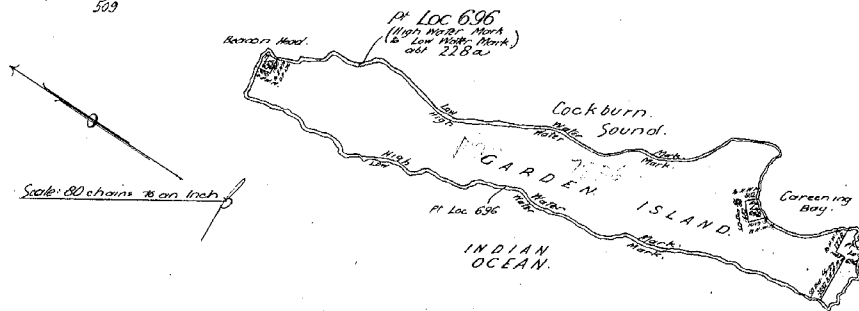
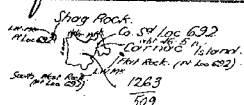
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...is now the sole proprietor.

of an estate in fee simple in possession subject to the easements and encumbrances notified hereunder in ALL

..... those pieces of land delineated and coloured green ..... on the map hereon,  
containing in the aggregate seven hundred and thirty eight acres two roods eight perches  
or thereabouts, being Cockburn Sound Locations 692, 696 and portion  
of Cockburn Sound Location 700

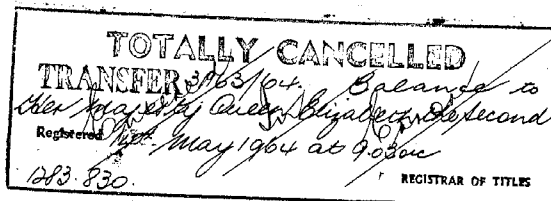


) Dated the *seventh* day of *August*

One thousand nine hundred and thirty.

*Adm. L. Harvey*  
Assistant Registrar of Titles

W. Rec'd 6/11/79  
for 25 columns and 111





# EASEMENTS AND ENCUMBRANCES REFERRED TO.

**TRANSFER** 4030/1956. Portion the subject  
of diagram 20371 to  
Her Majesty Queen Elizabeth the Second  
Registered 29th March 1956 at 11.80's.  
J 1191-774. *P. J. Brown*  
AU1 Registrar of Titles.

**TRANSFER** 14214/1962 Location 692  
to  
Her Majesty Queen Elizabeth the Second  
Registered 1st August 1962 at 10-45's.  
1263-509. *P. J. Brown*  
Registrar of Titles.

**APPLICATION** a separate certificate  
issued for 27833/63  
The subject of Plan 7928  
Registered 20th May 1963 at 11.20's. *L. F. Symes.*  
1272-260. Registrar of Titles.

**TRANSFER** 31163/64. The balance  
of location 700  
to  
Her Majesty Queen Elizabeth the Second  
Registered 1st May 1964 at 9.03's. *P. J. Brown*  
1283-830. Registrar of Titles.

CT 1020 0165 B



CERTIFICATE OF TITLE.

Registered Vol. .... Fol. ....

Transfer 31163/64 (72106)  
Volume 1020 Folio 165



WESTERN AUSTRALIA.

ORIGINAL  
REGISTER BOOK.

Vol. 1283 Fol. N° 830

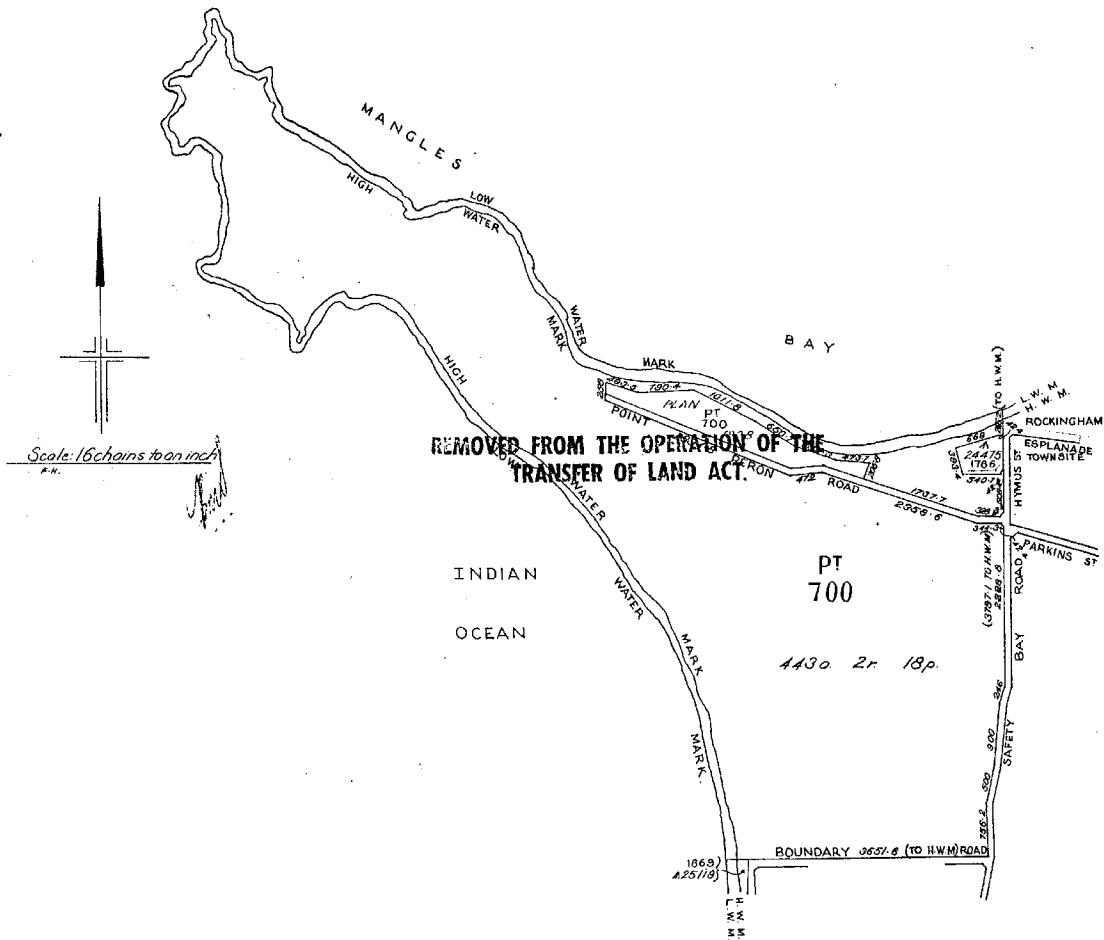
# Certificate of Title

under "The Transfer of Land Act, 1893" (56 Vic. 14. Sch. 3).

Her Majesty Queen Elizabeth the Second, is now the proprietor of an estate in fee simple subject to the easements and encumbrances notified hereunder in all that piece of land delineated and coloured green on the map hereon containing four hundred and forty-three acres two roods and eighteen perches or thereabouts, being portion of Cockburn Sound Location 700.



Cancelled



Dated the fourteenth day of May One thousand nine hundred and sixty-four.

Cor. A-66. Caz. A-3-66  
REVESTED AND  
TOTALLY CANCELLED

H. Blackmore  
REGISTRAR OF TITLES

Registrar of Titles.

CANCELLED

6619112102-48,500-11/C

For encumbrances and other matters affecting the land see back.

**EASEMENTS AND ENCUMBRANCES REFERRED TO**

Cancelled

CT 1283 0830 B



**CERTIFICATE OF TITLE**

*Vol.* **1283**

*Fol.* N<sup>o</sup> 830



WESTERN



AUSTRALIA

REGISTER NUMBER <b>301/DP48616</b>	
DUPLICATE EDITION <b>N/A</b>	DATE DUPLICATE ISSUED <b>N/A</b>

RECORD OF QUALIFIED CERTIFICATE  
OF  
CROWN LAND TITLE

VOLUME  
**LR3140**FOLIO  
**959**

UNDER THE TRANSFER OF LAND ACT 1893  
AND THE LAND ADMINISTRATION ACT 1997

**NO DUPLICATE CREATED**

The undermentioned land is Crown land in the name of the STATE of WESTERN AUSTRALIA, subject to the interests and Status Orders shown in the first schedule which are in turn subject to the limitations, interests, encumbrances and notifications shown in the second schedule.

REGISTRAR OF TITLES

**LAND DESCRIPTION:**

LOT 301 ON DEPOSITED PLAN 48616

**STATUS ORDER AND PRIMARY INTEREST HOLDER:**  
(FIRST SCHEDULE)

**STATUS ORDER/INTEREST:** RESERVE UNDER MANAGEMENT ORDER

**PRIMARY INTEREST HOLDER:** CONSERVATION COMMISSION OF WESTERN AUSTRALIA OF CORNER OF  
HACKETT DRIVE AND AUSTRALIA II DRIVE, CRAWLEY

(XE L848273 ) REGISTERED 2 FEBRUARY 2012

**LIMITATIONS, INTERESTS, ENCUMBRANCES AND NOTIFICATIONS:**  
(SECOND SCHEDULE)

1. K194937 PART RESERVE 48968 FOR THE PURPOSE OF RECREATION REGISTERED 17.5.2007.  
L848273 MANAGEMENT ORDER. CONTAINS CONDITIONS TO BE OBSERVED. WITH  
POWER TO LEASE FOR ANY TERM NOT EXCEEDING 21 YEARS. REGISTERED  
2.2.2012.

- Warning: (1) A current search of the sketch of the land should be obtained where detail of position, dimensions or area of the lot is required.  
(2) Lot as described in the land description may be a lot or location.  
(3) The land and interests etc. shown hereon may be affected by interests etc. that can be, but are not, shown on the register.  
The interests etc. shown hereon may have a different priority than shown.

-----END OF CERTIFICATE OF CROWN LAND TITLE-----

**STATEMENTS:**

The statements set out below are not intended to be nor should they be relied on as substitutes for inspection of the land and the relevant documents or for local government, legal, surveying or other professional advice.

SKETCH OF LAND: DP48616.  
PREVIOUS TITLE: LR3136-65, LR3136-64, LR3136-61.  
PROPERTY STREET ADDRESS: NO STREET ADDRESS INFORMATION AVAILABLE.  
LOCAL GOVERNMENT AREA: CITY OF ROCKINGHAM.  
RESPONSIBLE AGENCY: DEPARTMENT OF PARKS AND WILDLIFE.

END OF PAGE 1 - CONTINUED OVER

ORIGINAL CERTIFICATE OF CROWN LAND TITLE  
QUALIFIED

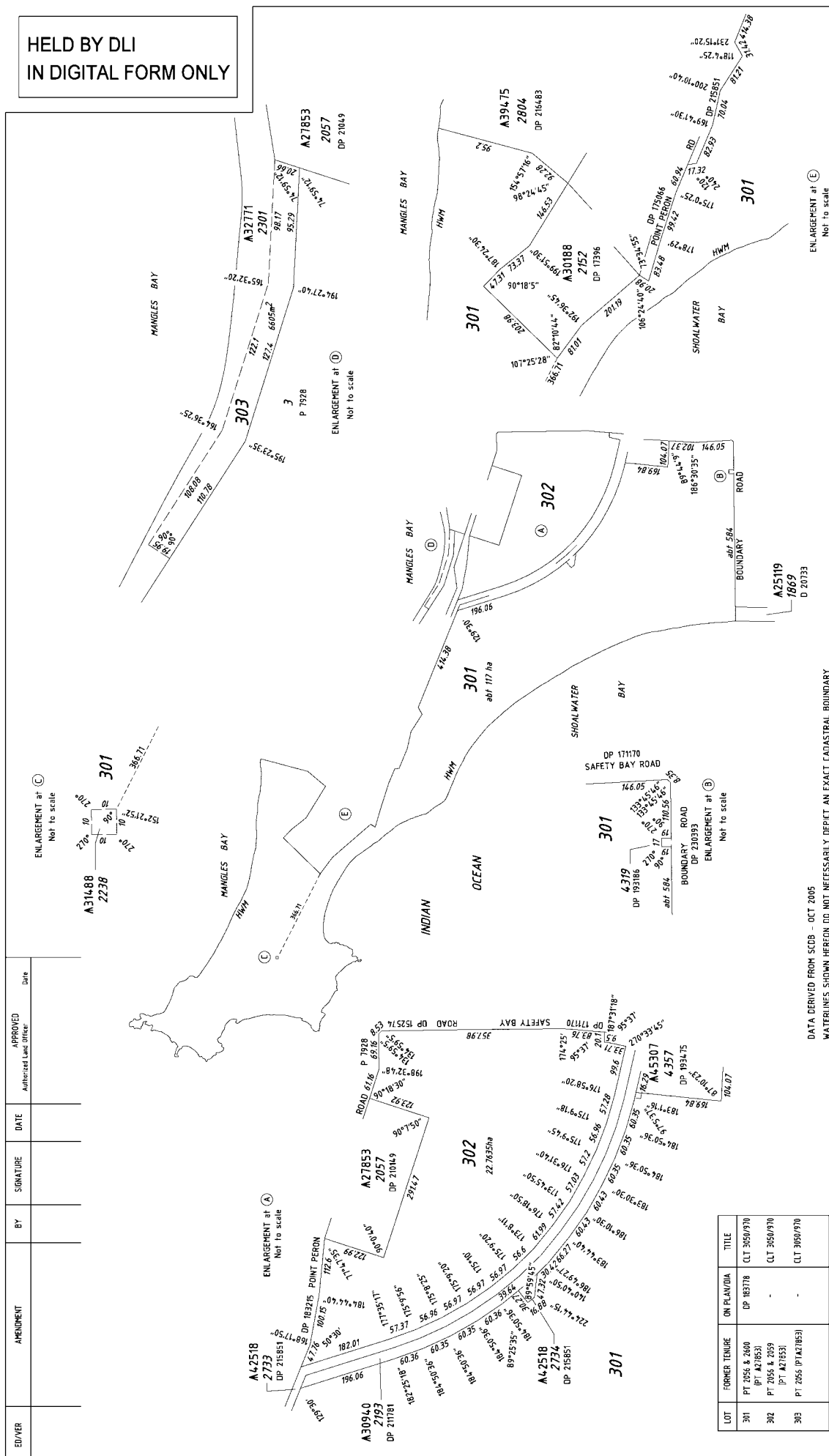
REGISTER NUMBER: 301/DP48616

VOLUME/FOLIO: LR3140-959

PAGE 2

NOTE 1: K004447 SUBJECT TO SURVEY - NOT FOR ALIENATION PURPOSES  
NOTE 2: L848273 CORRESPONDENCE FILE 51174-2005-01RO

HELD BY DLI  
IN DIGITAL FORM ONLY

[illegible]



## Reserve Enquiry Detail [ 5100L ]

[Screen Friendly](#) [Print](#)

<b>Reserve</b>	48968	<b>Legal Area (ha)</b>	143.3657
<b>Name</b>		<b>Status</b>	Current
<b>Type</b>		<b>Current Purpose</b>	RECREATION
<b>Notes</b>	WITH POWER TO LEASE FOR ANY TERM NOT EXCEEDING 21 YEARS.		
<b>File Number</b>			
<b>Additional Reserve Information</b>	RESERVE COMPRISES LOT 301 ON DP48616 & LOT 500 ON DP55827 (K194937)		

<b>Class</b>	<b>Responsible Agency</b>	<b>Date of Last Change</b>
C	DEPARTMENT OF CONSERVATION & LAND MANAGEMENT	10/02/2012

<b>Management Orders</b>	<b>Document</b>	<b>Land Use</b>	<b>Local Government Authority</b>
CONSERVATION COMMISSION OF WESTERN AUSTRALIA	K72599	RECREATION	ROCKINGHAM, CITY OF

Add Item	CLT Number	Parcel Identifier	Street Address	Suburb	File Number	PIN	Area (sqm)	Map
<input type="checkbox"/>	LR3140-959	Lot 301 On Plan 48616			51174-2005-01RO	11506785	1169585.0	
<input type="checkbox"/>	LR3147-348	Lot 500 On Plan 55827			51174-2005-01RO	11653036	263657.0	

**Reserve Number** 48968

<b>Previous Certificates of Title</b>	<b>Historic Crown Allotments</b>
---------------------------------------	----------------------------------

Gaz Page/Document	Date	Type	Text
K194936	17/05/2007	Vesting Revoked	REVOKED
K194937	17/05/2007	Current Area	143.3657
K72599	30/01/2007	Current Vesting	VESTING CONSERVATION COMMISSION OF WESTERN AUSTRALIA
K72599	30/01/2007	Historical Vesting	VESTING CONSERVATION COMMISSION OF WESTERN AUSTRALIA
K4449	29/11/2006	Class	C
K4449	29/11/2006	Current Purpose	RECREATION
K4449	29/11/2006	Historical Area	140.4240

This product is for information purposes only. A search of the original documentation is required for all legal purposes  
Western Australian Land Information Authority (Landgate)

## Reserve Enquiry Detail [ 5100L ]

[Screen Friendly](#) [Print Page](#)

<b>Reserve</b>	31488	<b>Legal Area (ha)</b>	0.0101
<b>Name</b>		<b>Status</b>	Current
<b>Type</b>		<b>Current Purpose</b>	TRIGONOMETRICAL STATION
<b>Notes</b>			
<b>File Number</b>	1668/72		

<b>Class</b>	<b>Responsible Agency</b>	<b>Date of Last Change</b>
C	WESTERN AUSTRALIAN LAND INFORMATION AUTHORITY	15/07/2008

<b>Management Orders</b>	<b>Document</b>	<b>Land Use</b>	<b>Local Government Authority</b>
		TRIGONOMETRICAL STATION	ROCKINGHAM, CITY OF

<b>Add Item</b>	<b>CLT Number</b>	<b>Parcel Identifier</b>	<b>Street Address</b>	<b>Suburb</b>	<b>File Number</b>	<b>PIN</b>	<b>Area (sqm)</b>	<b>Map Viewer</b>
<input type="checkbox"/>	LR3000-611	Lot 2238 On Plan 48616			01668-1972	355529	100.0	

<b>Reserve Number</b>	31488
-----------------------	-------

<b>Previous Certificates of Title</b>	<b>Historic Crown Allotments</b>
	COCKBURN SOUND      Location      2238

<b>Gaz Page/Document</b>	<b>Date</b>	<b>Type</b>	<b>Text</b>
K648901	07/07/2008	Historical Responsible Agency	DEPARTMENT FOR PLANNING AND INFRASTRUCTURE
3034	11/08/1972	Original Gazettal and page	ORIGINAL GAZETTE
	11/08/1972	Current Area	ABT4.0.0
	11/08/1972	Class	C
	11/08/1972	Current Purpose	TRIGONOMETRICAL STATION
	11/08/1972	Correspondence File Number	1668/72
	11/08/1972	Location	COCKBURN SOUND,2238

11/08/1972	Public Plan	PEEL (02) 3.29
01/01/0001	Metric Conversion	0.0101,P11

This product is for information purposes only. A search of the original documentation is required for all legal purposes  
Western Australian Land Information Authority (Landgate)

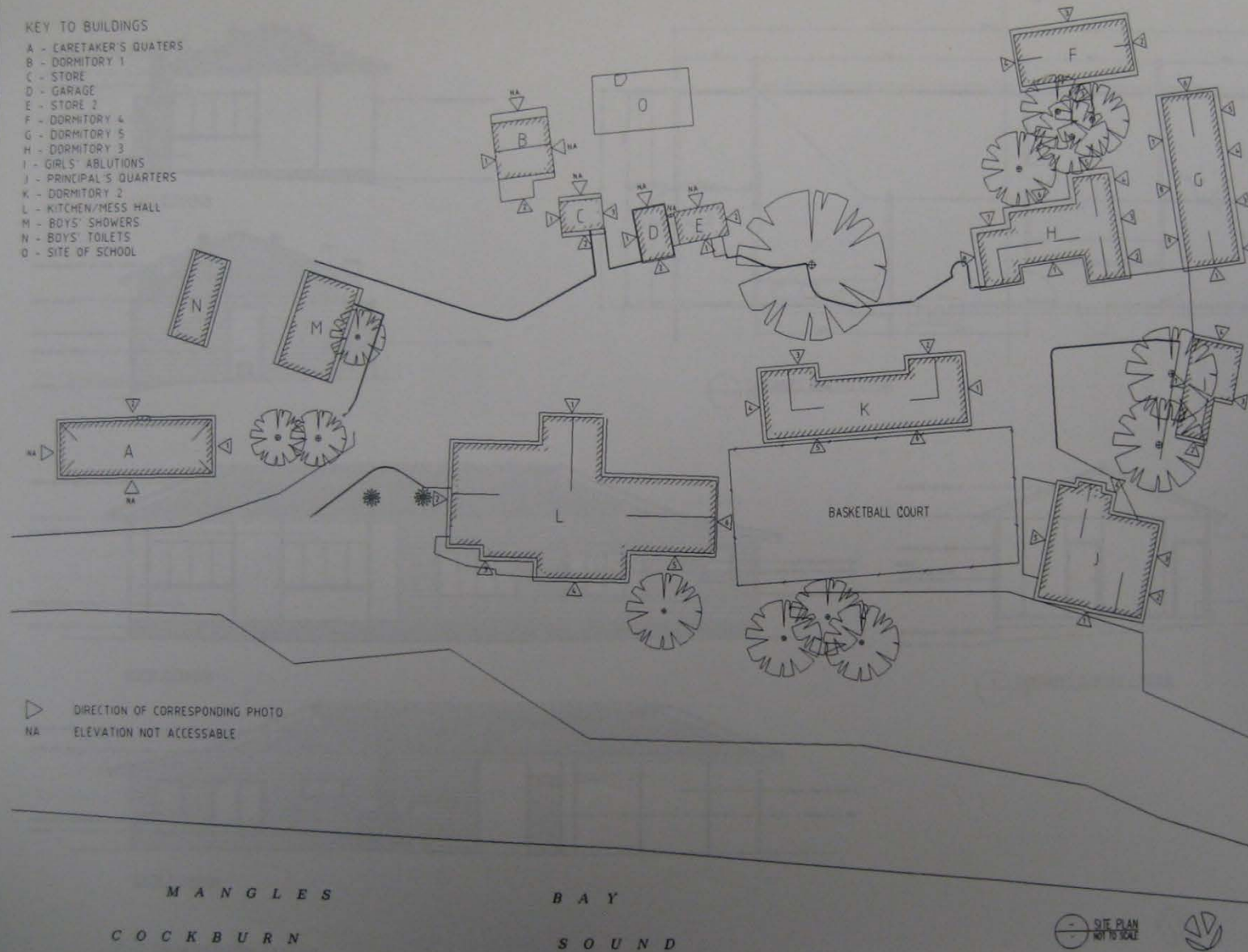


## Appendix 5: Plans of National Fitness Camp 1997



# KEY TO BUILDINGS

- A - CARETAKER'S QUARTERS
- B - DORMITORY 1
- C - STORE
- D - GARAGE
- E - STORE 2
- F - DORMITORY 4
- G - DORMITORY 5
- H - DORMITORY 3
- I - GIRLS' ABLUTIONS
- J - PRINCIPAL'S QUARTERS
- K - DORMITORY 2
- L - KITCHEN/MESS HALL
- M - BOYS' SHOWERS
- N - BOYS' TOILETS
- O - SITE OF SCHOOL



**COX** COX HOWLETT & BAILEY  
ARCHITECTS + PLANNERS  
Level 2, 100-102 King Street, Perth, WA 6000  
Tel: 94 16 1700 Fax: 94 16 17 4329 Mob: 942 28 96

DEPARTMENT OF  
CONTRACT AND  
MANAGEMENT  
SERVICES

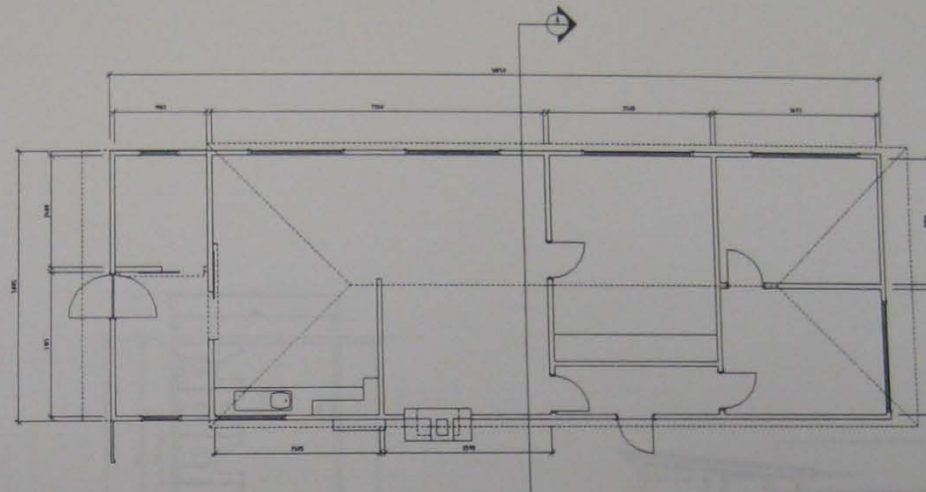
2, Newlands Street  
Perth, Perth  
WA 6000  
Tel: 322 2555  
Fax: 322 2455

NATIONAL FITNESS CAMP - PT PERON  
POINT PERON WA  
SITE PLAN

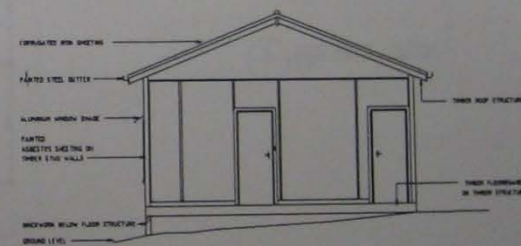
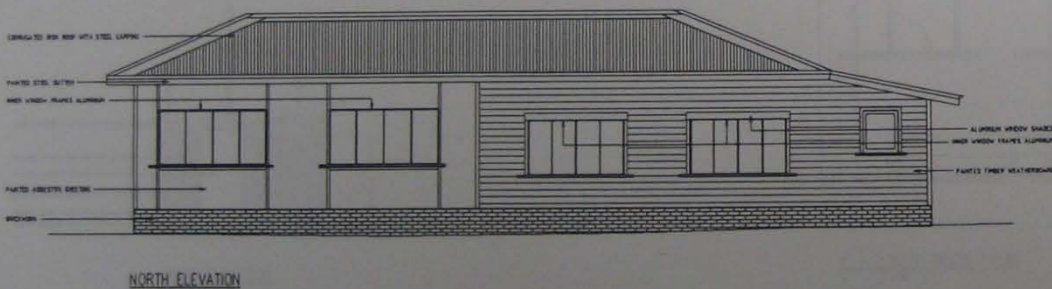
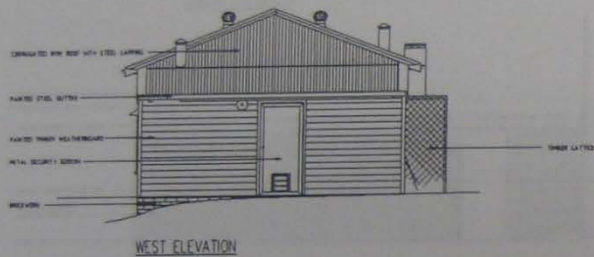
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DRAWN		REVISION	
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DATE FOR		REVISION	A1-02

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1:1000  
1:1000

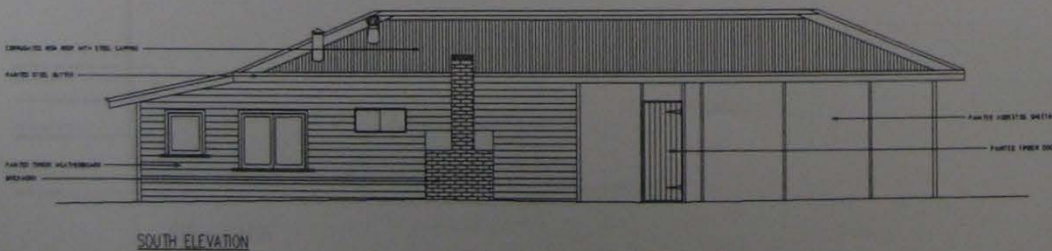




CARETAKER'S QUARTERS / PLAN  
1:50



A CARETAKER'S QUARTERS / SECTION  
1.50



⊖ CARETAKER'S QUARTERS / ELEVATIONS  
150

NO. ALL WORK, WHICH BEGINS AND ENDS UNDER OTHER CATEGORIES

**COX** **COX HOWLETT & BAILEY**  
**ARCHITECTS + PLANNERS**  
Suite 2, 21-23 King Street, Perth, WA 6000  
Tel 08 944 4786 Fax 08 944 4332 434 900 133 361



DEPARTMENT OF  
CONTRACT AND  
MANAGEMENT  
SERVICES

DEPAUL HOUSE  
2000 North Dearborn Street  
Chicago, IL 60614  
Tel: 312/343-1111  
Fax: 312/343-1111

NATIONAL FITNESS CAMP - PT PERON  
POINT PERON WA  
MEASURED DRAWINGS  
CARTEKERS QUARTERS

CARETAKERS QUARTERS		REVISION	
DRUM	CFVH	DISCHARGE	
CHARTER	-	PROGNOSE	
APPROACH	MTB		
WEAK		DATE	16.5.92
CLASS	1.50	FILE NO.	A2-01
CLASS 2ND	100		
REB	14/21/94		

THIS IS A LAMP DESIGNED  
FOR THE HOME.

1942-43 4255

SOUTH ELEVATION

WEST ELEVATION

NORTH ELEVATION

EAST ELEVATION

BOYS' TOILETS / ELEVATIONS

BOYS' TOILETS / PLAN  
1:50

A BOYS' TOILETS / SECTION  
1.50


ALL INFORMATION CONTAINED HEREIN IS UNCLASSIFIED

**C O X** COX HOWLETT & BAILEY  
ARCHITECTS + PLANNERS  
June 7 - 11-05 City Street Park, St. Louis  
LA 86 90 1700 Fax 86 90 4332 AOL 90 123 001

**DEPARTMENT OF  
CONTRACT AND  
MANAGEMENT  
SERVICES**

DUMA'S HOUSE  
2 Newack Street  
West Perth,  
W. A. 6005  
Tel. 011 3333  
Fax 011 3455

NATIONAL FITNESS CAMP - PT PERON  
POINT PERON WA  
MEASURED DRAWINGS

MALE TOILETS		DESIGNED		POSITION	
DESIGN	(F.V.H)	PARADISE			
DESIGNED	-				
CHANGED	MTB				
SCALE	1:50	DATE	16.5.97	DESIGNED BY	
DRAWN BY	BR 14.71/94	FILE NO.		A2-02	

THIS IS A COLD DRYING	PLATE NO.	6.2.11
DO NOT WASH HANDS		



SOUTH ELEVATION

EAST ELEVATION

NORTH ELEVATION

WEST ELEVATION

BOYS' SHOWERS / ELEVATIONS

BOYS' SHOWERS / PLAN  
1:50

A BOYS' SHOWERS / SECTION  
1:50

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**COX HOWLETT & BAILEY**  
ARCHITECTS + PLANNERS  
Unit 2, 11-45 King Street, Perth, WA 6000  
Tel: 08 9441 4700 Fax: 08 9441 4702 120 122 123 991



DEPARTMENT OF  
CONTRACT AND  
MANAGEMENT  
SERVICES

DUPAS HOUSE  
7 Meridian Street  
West Perth  
W. A. 6005  
Tel. 373 5555  
Fax 322 0850

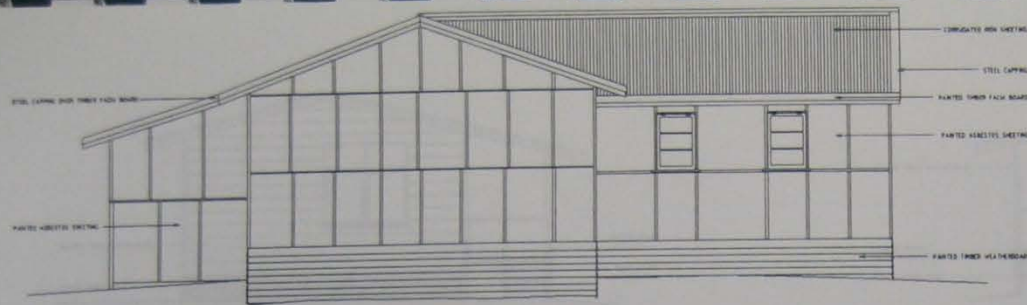
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POINT PERON WA  
MEASURED DRAWINGS  
MALE SHOWERS

MALE SHOWERS			REASON	
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SHEDDING	-	PERIODICAL		
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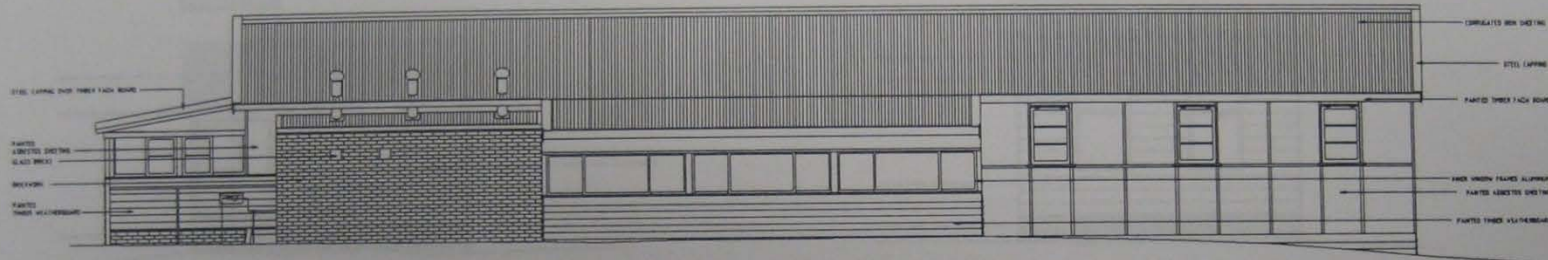
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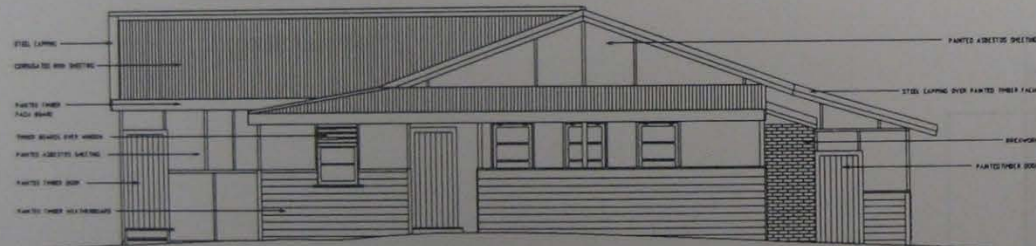




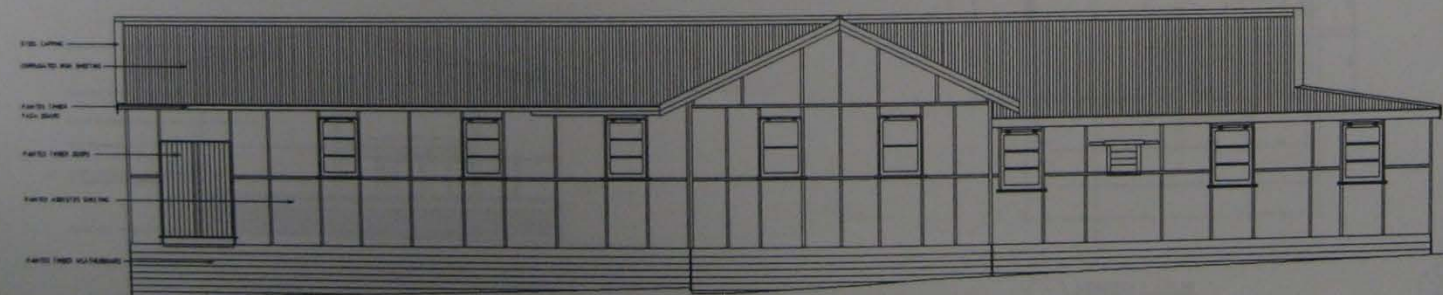
WEST ELEVATION



NORTH ELEVATION



EAST ELEVATION



SOUTH ELEVATION

KITCHEN - MESS HALL / ELEVATIONS  
1:50

ALL DIMENSIONS UNLESS OTHERWISE SPECIFIED

**COX**  
COX HOWLETT & BAILEY  
ARCHITECTS + PLANNERS  
Unit 2, 10-15 King Street, Perth, WA 6000  
Tel: 08 944 1700 Fax: 08 944 1022 Mob: 021 528 08

**DEPARTMENT OF  
CONTRACT AND  
MANAGEMENT  
SERVICES**  
DUPAS HOUSE  
1 Woodroffe Street  
Perth, WA 6000  
Tel: 021 528 08  
Fax: 021 528 08

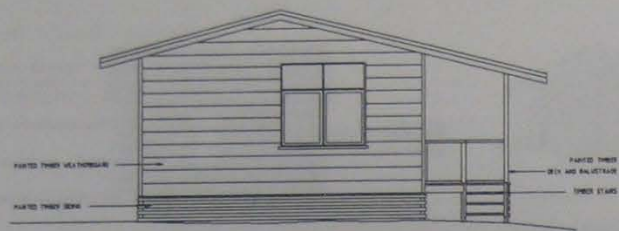
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POINT PERON  
MEASURED DRAWINGS  
KITCHEN - MESS HALL

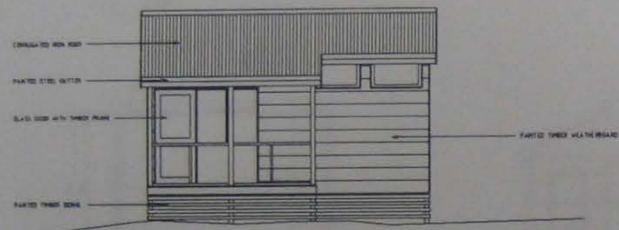
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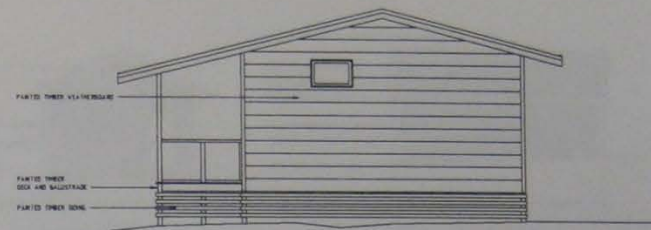


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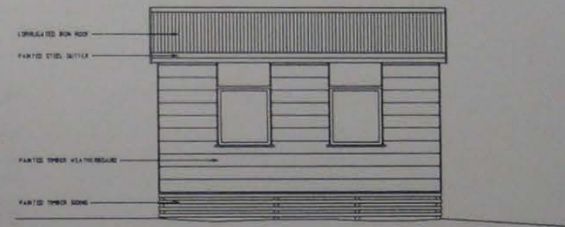


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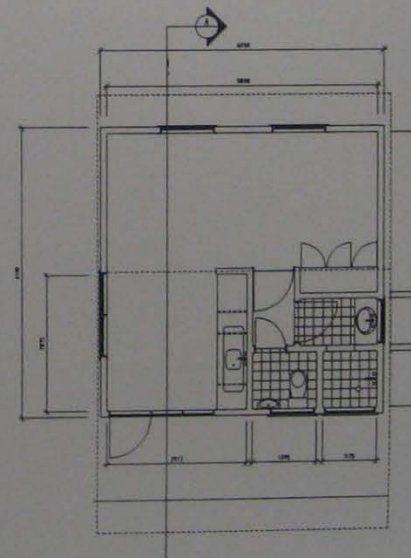
DORMITORY 1 / ELEVATIONS  
1:50



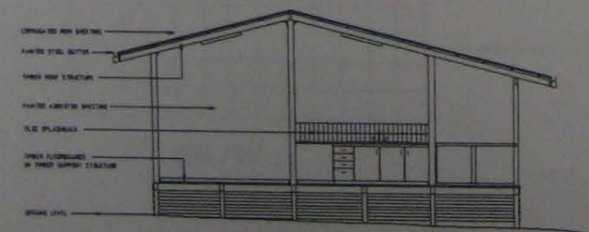
WEST ELEVATION



SOUTH ELEVATION



DORMITORY 1 / PLAN  
1:50



DORMITORY 1 / SECTION  
1:50

NO. ALL DIMENSIONS SHOWN ARE THOSE INDICATED BY THE ARCHITECT

**COX** COX HOWLETT & BAILEY  
ARCHITECTS - PLANNERS  
Suite 1, 10-11 City Street, Perth, WA 6000  
Tel: 08 944 1700 Fax: 08 944 1722

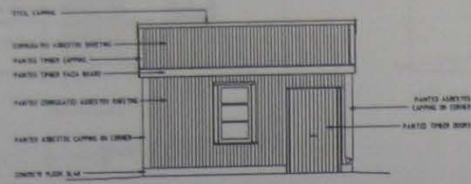
DEPARTMENT OF  
CONTRACT AND  
MANAGEMENT  
SERVICES  
JANIS HUGHES  
2, 10-11 City Street  
Perth, WA 6000  
Tel: 08 944 1700 Fax: 08 944 1722

NATIONAL FITNESS CAMP - PT. PERON  
POINT PERON, WA  
MEASURED DRAWINGS  
DORMITORY 1

DATE	BY	REVISION	REVISION
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15/01/00	CFVR	2	
15/01/00	CFVR	3	
15/01/00	CFVR	4	
15/01/00	CFVR	5	
15/01/00	CFVR	6	
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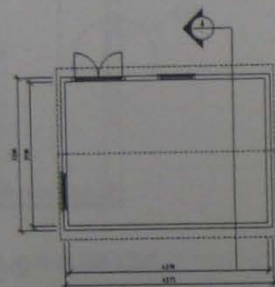
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DO NOT SCALE DIMENSIONS



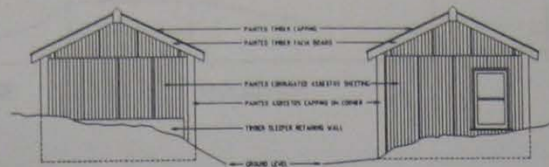


NORTH ELEVATION

STORE / ELEVATIONS  
1:50

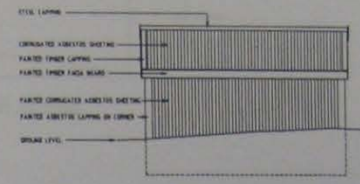


STORE / PLAN  
1:50

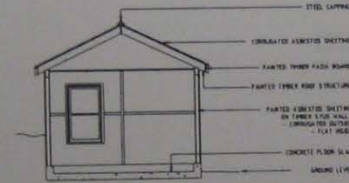


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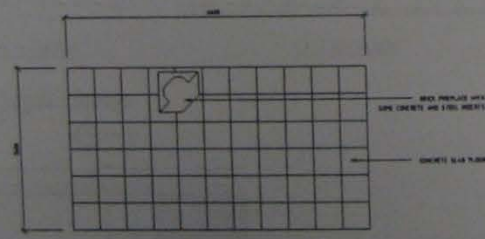
WEST ELEVATION



SOUTH ELEVATION



STORE / SECTION  
1:50



SCHOOL / PLAN  
1:50

ALL DIMENSIONS SHOWN ARE TO FACE UNLESS OTHERWISE STATED

**COX** **COX HOWLETT & BAILEY**  
ARCHITECTS + PLANNERS  
Level 2, 100 King Street, Perth, WA 6000  
Tel: 922 9999 Fax: 922 9999

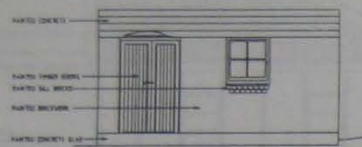
DEPARTMENT OF  
CONTRACT AND  
MANAGEMENT  
SERVICES

Project Manager  
100 King Street  
Perth, WA 6000  
Tel: 922 9999 Fax: 922 9999

NATIONAL FITNESS CAMP - PT PERON  
POINT PERON WA  
MEASURED DRAWINGS  
STORE / SCHOOL

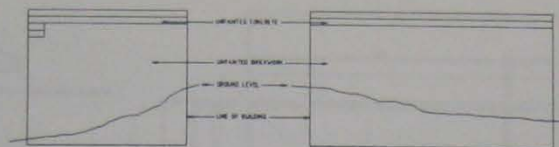
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DRAWN	MTB	CHECKED			
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PROJECT NO.	88/12/1/16	FILE NO.			

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BY MR. JAMES LAMB



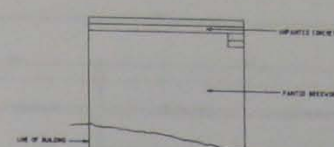
NORTH ELEVATION

AMMUNITION STORE / ELEVATIONS  
1:50

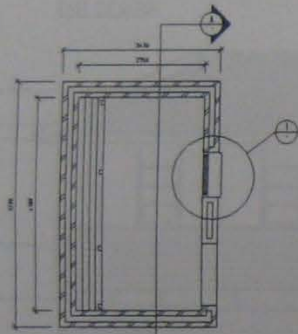


WEST ELEVATION

SOUTH ELEVATION



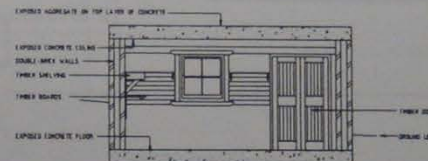
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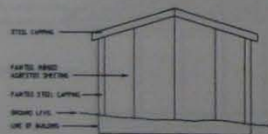
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1:50



AMMUNITION STORE / DETAIL  
1:20

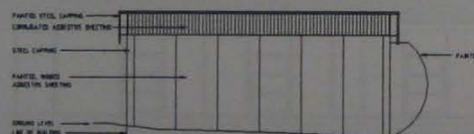


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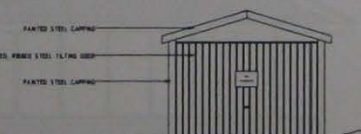


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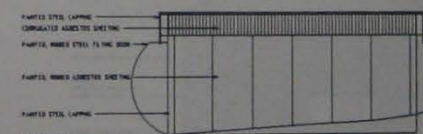
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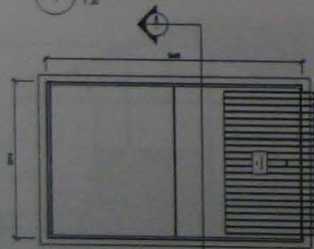
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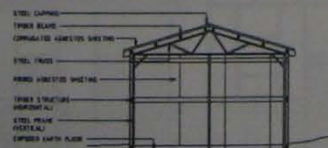
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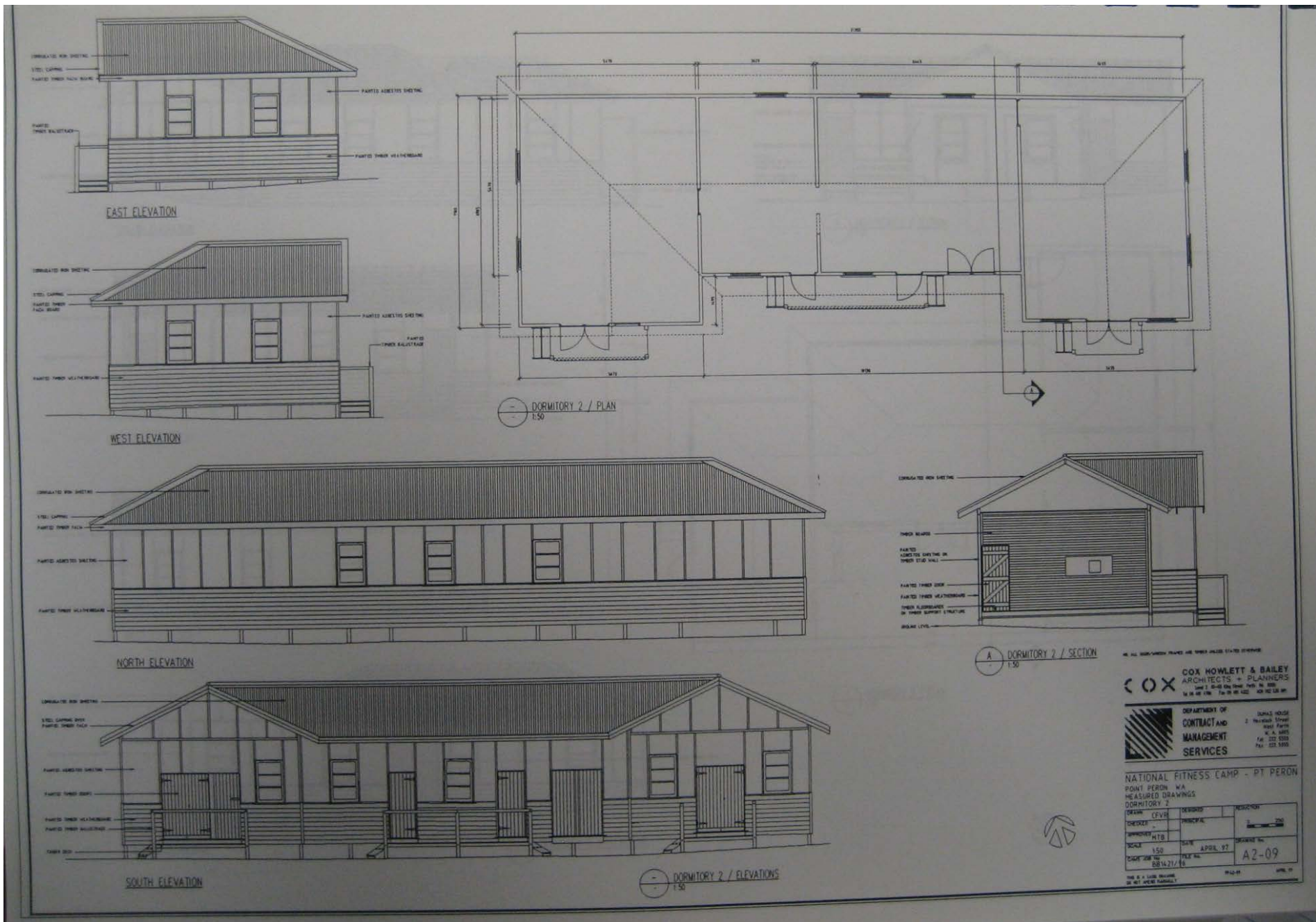
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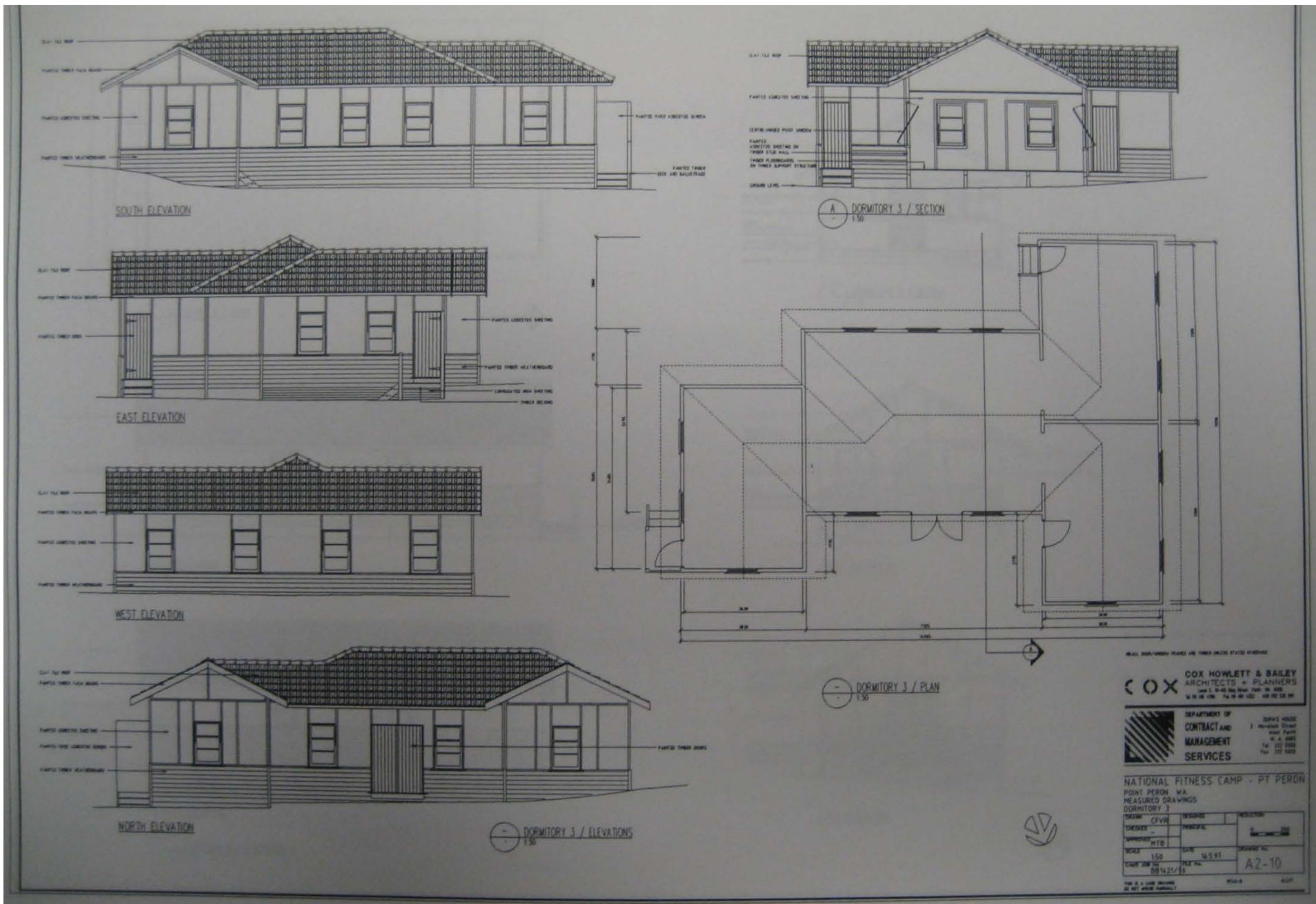
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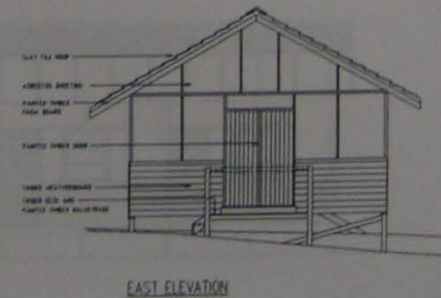
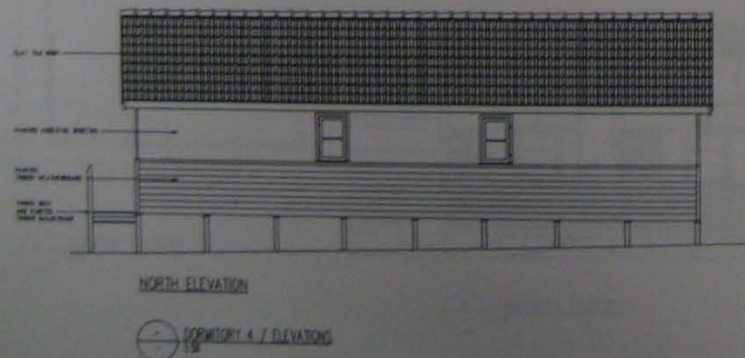
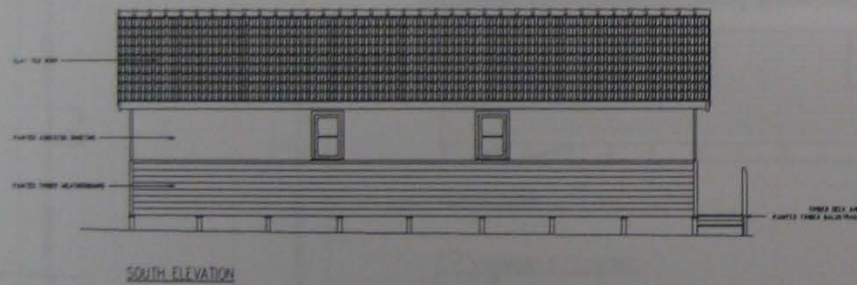
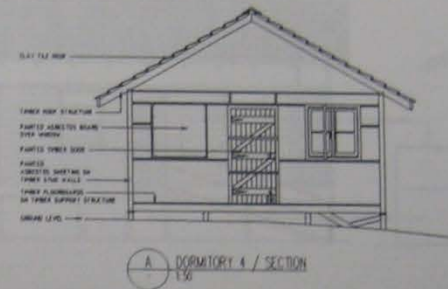
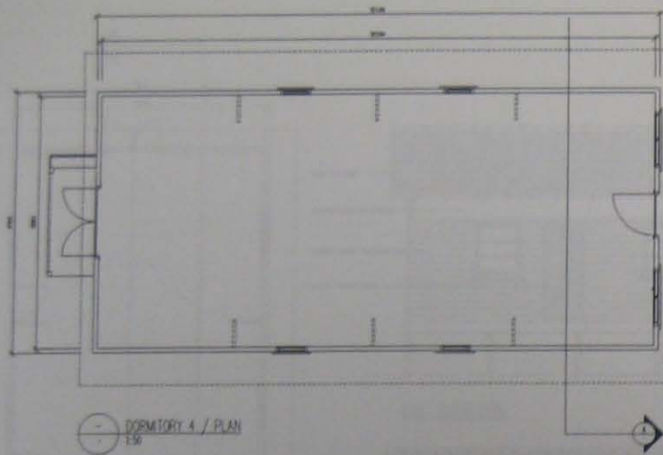
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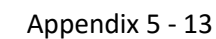
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EAST ELEVATION

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NORTH ELEVATION


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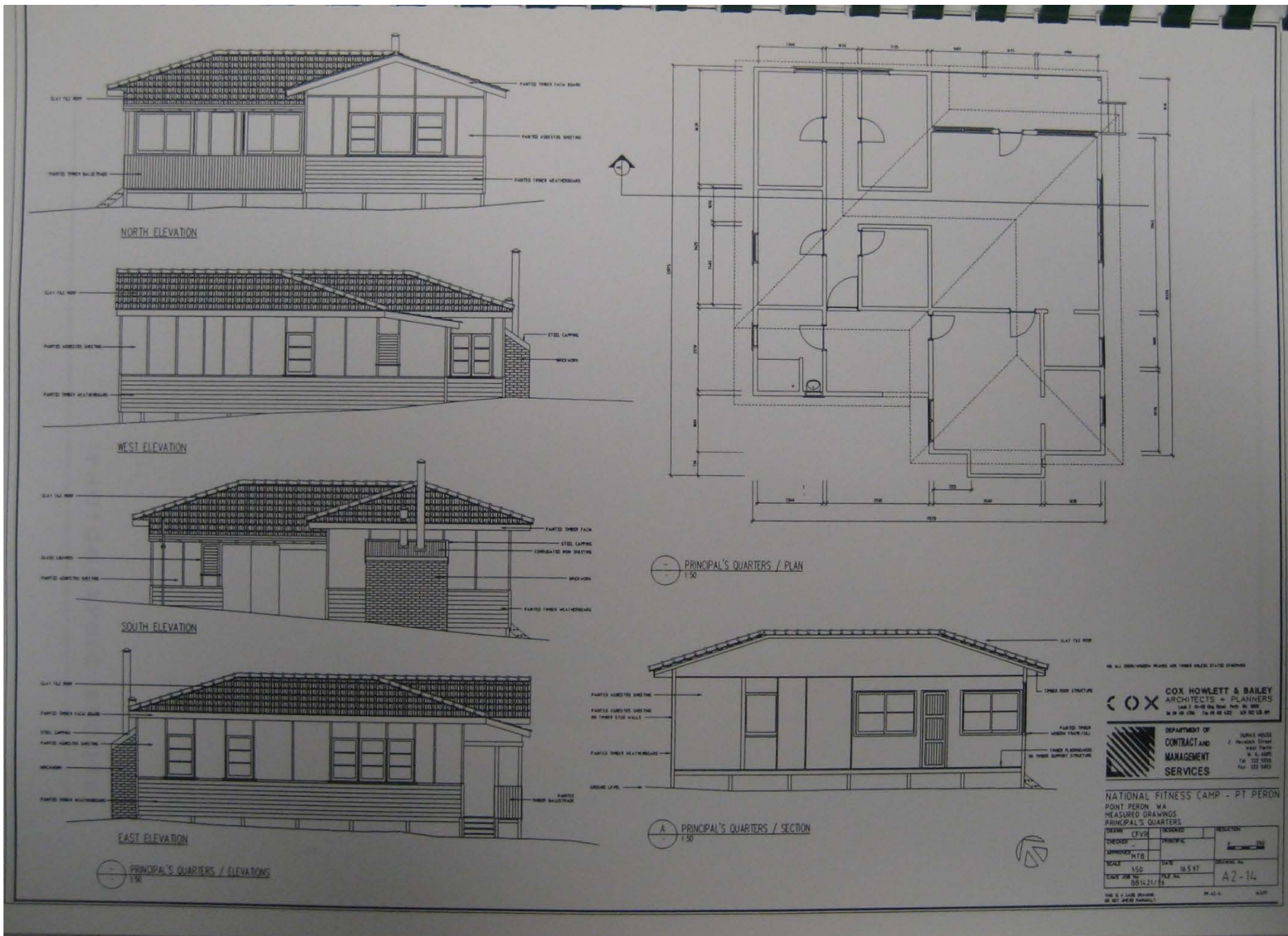
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## Appendix 6: Structural Engineers Assessment Report





## Point Peron Rehabilitation Project, Conservation Management Plan, Structural Engineering Services Assessment Report

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For Hocking Heritage Studio

17 December 2015  
Revision No: 0

Project No: 1547

**Peter Baxendale Consulting Engineer**

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## Document Revision

REVISION	DATE	COMMENT	BY
0	17 December 2015	For Client Review	Peter Baxendale

# 1. Introduction

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Peter Baxendale (PBCE) was commissioned by Hocking Heritage Studio (HHS) to investigate and advise on the structural condition of the various buildings and building remains at the former Point Peron 'K' Battery site, an integral element of Western Australia's coastal defence during the Second World War.

The intent of this report is to provide professional guidance on the necessary scope of remedial and maintenance works required to enable the existing structures to continue their life safely either as managed ruins or in an adaptive re-use scenario into the foreseeable future.

Structural Engineering services inspections were undertaken by Peter Baxendale on 11 September 2015.

## 1.1 Background Summary

The Point Peron 'K' Battery site (PPKB), also known as Cape Peron Battery (CPB), is located in Point Peron Reserve in the City of Rockingham. The Reserve is part of the Rockingham Lakes Regional Park and managed by the Department of Parks and Wildlife (DPaW). Point Peron Rehabilitation Committee (PPRC) is a voluntary group of stakeholders with an interest in the conservation and restoration of the historically important defence site.

In May 2015, PPRC sought to appoint a heritage consultant to prepare a Conservation Management Plan (CMP) for the Battery site. HHS were appointed to this task in August 2015.

This commission was made to inform HHS's CMP work on aspects of a structural nature.

# 2. Scope of Work

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The following brief was put forward for the structural investigation:

- Visual inspection and assessment of the all structures on the Point Peron 'K' Battery site, namely those marked on the 'Study Area' given in the CMP Brief: Observation Tower, Gun Emplacements 1 & 2, Machine Gun Pit, Bunkers x 3, demolished cottage ruins and any structures at Johns Point and Mushroom Rocks. No intrusive investigations.
- Review available documentation relating to the buildings including any significant historic repair work.
- Interview relevant maintenance personnel where available with regard to past works and past issues faced the buildings.
- Report briefly for each structure:
  - i) A summary of structural condition and safety.
  - ii) Structural issues to be considered in prospective conservation works.
  - iii) Structural issues to be considered in future prospective re-use works.
- The report will inform broadly the structural condition of the buildings, their safety and the issues surrounding their prospective conservation and scope for adaptive re-use. It will not be a formal

Building Condition Assessment Report, rather a tool to inform and guide the Conservation Management Plan on matters relating to structure. Some photographs to assist conveyance of critical issues will be included.

## 2.1 Qualifications

The following qualifications apply to this report:

- Defects noted in this report were correct at the time of inspection. Due to the present condition, the building could deteriorate further due to exposure post inspection.
- It should be noted that some areas of the building could not be visually examined. As such it is probable that the inspection cannot identify all of the potential defects or shortcomings of the building.
- No intrusive investigation was undertaken within the survey. The findings of this report are based on the visual inspection only.
- No testing of material samples was carried out. Similarly, comments on specialist services not included in our areas of expertise have been excluded.
- No geotechnical or sub-surface investigations were carried out by geotechnical engineers.
- No Engineering measurement or calculations have been performed.
- Detailed design of remedial works excluded.

This report has been prepared on behalf of and for the exclusive use of the Client and is subject to and issued in connection with briefing from the Client. No liability or responsibility is accepted in respect of any use or reliance upon this report by any third party.

- The report will specifically exclude the following aspects:
  - Environmental considerations.
  - Hazardous substances.
  - Acoustics.
  - Occupational Health and Safety Considerations.
  - Conformance with Disability Discrimination Act.
  - BCA compliance issues outside of the services inspected.
  - Landscape Reticulation.

The client should consider the need to engage specialist consultants to report on the above areas.

## 2.2 Available Documents

The following documents were available at the time of inspection:

- Point Peron Rehabilitation Project, Conservation Management Plan Brief – Point Peron Rehabilitation Committee and the Hon Phil Edman MLC, undated.



### 3. Observations and Recommendations

Building structure references in this report follow the site plan below taken from the PPRC brief to heritage consultants of May 2005.



## 3.1 Observation Tower

### 3.1.1 Building Construction

Structural steel roof-mounted tripod sighting target.

Concrete roof slabs supported on concrete columns and load bearing solid brick masonry walls. Evidence of one-time bitumen coating to roof top.

Non-loading bearing brick infill wall panels built of ground slab.

Concrete ground bearing floor slabs, possibly suspended at split higher level.

Perimeter concrete strip footing below ground slab, except to West side.



### 3.1.2 Structural Condition and Safety

The overall condition of the building is good given the original quality and speed of construction, its intended design life at outset, its atmospheric exposure and the levels of maintenance seen since decommissioning.

There are safety issues arising from falling debris due to concrete cancer but these are limited and local in nature. Of higher importance is an ongoing stability issue on the West side of the building relating to ground level changes.

Evidence externally indicates that ground levels around the building were much higher than at present. On the West side, the storage spaces which project from the wall at waist height were originally built off sand backfill against this wall. With the backfill now removed a problem of imbalance has been created in the wall. The storage boxes now cantilever uncomfortably off the wall and have induced a lean in the wall. The wall has also torn away from its returns.

It is important to halt this movement from a safety point of view. Early temporary propping is encouraged whilst a permanent scheme for the building is being developed.

On the East side of the building, the extent of render suggests a much higher former level of backfill than at present.

### 3.1.3 Issues for Consideration in Prospective Conservation Works

#### Concrete cancer management

It is important to understand the status of the concrete cancer in the concrete elements of the building so that it can be managed appropriately going forward. An appreciation of both its severity where taken hold and of the progress that carbonation and chloride fronts (which bring about the cancer) have made elsewhere is essential to formulating an approach to conservation.



A level of materials testing is needed to both assist understanding and to inform on treatment options. The services of a material scientist is therefore required, the scope of their work should be arrived at in conjunction with the heritage architect and structural engineer.

From the experience of similar sites it is most likely that the rapid acceleration of concrete cancer is not far away. With the cost and invasiveness of concrete repairs, the large scale concrete repair of such structures is likely to be both financially prohibitive and undesirable from a heritage viewpoint due to the scale of fabric loss. A more realistic approach to adopt is that of a managed ruin whereby efforts are focused on measures to slow down the onset of cancer as much as possible. Ultimately cancer will develop but with appropriate measures put in place, particularly those against water ingress and those promoting local and global drainage of surfaces, the timing of such can be slowed down significantly. The building's life is consequently extended significantly as a result.

For this building suitable measures may include:

- i) Re-screeding of concrete roof tops to good falls and with waterproof membrane or acrylic barrier.
- ii) Covers to look out openings at each levels.
- iii) Cover to entrance door opening.
- iv) Possible local concrete patch repairs and/or 'benching' of local surface to improve drainage.
- v) Corrosion inhibitor and epoxy/acrylic barrier coatings to exposed external concrete surfaces.
- vi) Carbonation barrier and corrosion inhibitor coatings to all internal concrete surfaces.

It is unlikely that a cathodic protection approach to concrete cancer management will produce reliable and cost effective results in combating the condition. Weather proofing items i) to iv) above would still be needed as the front line measures against ongoing corrosion.

#### West wall stabilisation

A permanent solution for the issue outlined in 3.1.3 above is required, whether this is to return backfill against the wall or some other means of providing support to the underside of the storage boxes. Crack damage to the return walls needs to be stitched.

#### External brickwork

General re-pointing work is required in areas.

If external ground levels are raised against walls, a vertical waterproof membrane is encouraged to resist lateral moisture penetration.

#### Roof-top sighting target

The significance of the tripod to the place must be determined in the normal way via the Conservation Plan. Direction can then be given to its future. If to be retained there are works needed to all fastenings used both in the structure and for fixity to the roof slab. These are suffering corrosion. Corrosion expansion of the holding down bolts are causing damage to the roof slab. Renewal of all fixings with durable replacements required.

Paintwork to all steelwork is due for renewal. It has been lost fully at base plates and corrosion expansion has ensued applying further stress on bolts and the concrete roof slab in turn.



### Other issues

It is not clear why the perimeter concrete footings do not extend around the West side of the building. A small trial hole revealed instead two courses of brick below slab level here. This is an odd detail if original. The slab does appear to have settled a little here, the brick courses may be a later remedial action. From the presence of graffiti on the buried face of the slab, there is a suggestion that the ground level on this side was at some stage even lower than at present. This may have been at a time prior to the gabion wall works around the hill here a few metres off the building. Some exploratory work may reveal some hitherto unknown feature to the building.

In a similar vein, it is known that other observation towers of similar design in other battery sites in WA use a suspended slab in the upper level to allow storage space below. This appears unlikely here as no suggestion for an entry but the notion is nevertheless worthy of note in case evidence of entry is found later.

### **3.1.4 Issues for Consideration in Future Prospective Adaptive Re-use Works**

#### Future building life and maintenance

As for prospective conservation works, the management issues surrounding the building's concrete cancer need to be properly appreciated when considering any adaptive re-use scheme. The needs of the structure must be kept fully in mind if a permanent user is being contemplated. Likely re-application times for coatings, re-inspection needs and likely renewal times for patch repairs are examples of these considerations, each of which must be accommodated by the building user.

The building custodian must also appreciate the likely point at which cancer is anticipated to cause widespread safety issues from falling concrete cover, failing elements etc. This would effectively be the end of building life from a user's perspective. Long term tenancy contracts will need to bear this in mind and may be shorter in length than would be expected in a healthier concrete building.

#### Adaptability

As many wall panels are non-load bearing brick infill panels with the concrete frame, there is good scope for making new openings to either connect new adjacent structures or to achieve the circulation needs of the re-use scheme.

Vertical extension of the building is unrealistic in heavy construction, mainly due to the roof slab cantilevers. Lightweight construction may be possible although investigation work is needed on the roof slabs to establish their ability to carry load. Additional elements in the ground storey may be necessary to assist transfer of new loads from above to ground. New penetrations in the roof slabs are possible although not of great size without new edge supports.

New internal lightweight partition walls could be built off the existing ground slabs without additional support. New penetrations typical for drainage works are possible in the ground slabs.

Chasing of walls and roof slab soffits for services generally not encouraged although possible subject to location and appropriate treatment of steel reinforcement.

## 3.2 Bunker (near Observation Tower)

### 3.2.1 Building Construction

Concrete roof slab with integral upstanding beams.

Load-bearing cavity brick perimeter masonry walls, sunken below ground level to two-thirds of building height. 9" external leaf, 4.5" internal leafs.

Concrete ground-bearing floor slab.

Expected concrete strip footings to all walls.

Mass brick masonry retaining walls and concrete steps to entrance approach.



### 3.2.2 Structural Condition and Safety

As for the Observation Tower, the structure has fared well given its history. The most vulnerable element on the face of it, the concrete roof slab, is in good condition without widespread cancer damage. Consistent damage has occurred however in the high level courses of the perimeter brickwork onto which the slab immediately drains. Horizontal steel bar bed reinforcement has been used at one course down in the two leafs of brickwork. These have corroded and expanded significantly in locations, particularly at the building corners. Here corrosion forces have been high, sufficient to jack up slab corners and push local brickwork off the building both externally and internally. This is both the most important condition issue and most important safety issue facing the building.

Shifting external ground levels has clearly occurred over time with erosion appearing to dominate the West side and deposition the East. This has not affected the structure much except to increase exposure to lateral moisture penetration on the East side and block the entry (now cleared). Additional lateral pressure is exerted on the brick retaining walls of the entry approach but to no effect as yet since entry clearing work. There has been undermining of the small brick vent shafts on the north side, these have consequently fallen away.

### 3.2.3 Issues for Consideration in Prospective Conservation Works

#### Removal of bed reinforcement

The subject steel causing the high level problems in the brick walls was and remains in fact of little use structurally and is best removed from the structure for the long term good. A systematic approach to raking out joints and removing bars can be used in conjunction with brick and crack repairs.

There is little that can be done to improve inundation of the top brick courses as the roof slab drains. Introduced guttering is not likely to be effective and is undesirable from a heritage point of view. With the embedded steel removed however, the brickwork will not react violently as previously.

### Concrete cancer management

The principals and actions outlined in 3.1.3 for the Observation Tower apply here for the roof slab element. No issues are anticipated for the concrete ground slabs, covers to openings serve to protect against moisture ingress into the fabric generally.

### External ground levels

It is a difficult exercise to manage the natural sand shifts occurring around the building perimeter and therefore difficult to return the lost vent shafts using the original pad footing support detail. A means of taking support off the external leaf of the building is required.

The behavior of the entrance approach walls should be monitored now that lateral loads have increased. Their heights have been raised by sand bags but no lateral strengthening has taken place.

## **3.2.4 Issues for Consideration in Future Prospective Adaptive Re-use Works**

### Future building life and maintenance

Similar comments to those made under 3.1.4 apply here. Concrete elements are in better condition and are less vulnerable here than at the Observation Tower.

### Adaptability

The partial subterranean nature of the building presents restricted scope for new openings in walls but if new adjacent works were to consider external earthworks, new door openings can be accommodated in the existing perimeter walls. It should be noted that it is possible that the existing external leaf increases in thickness with depth on the fill side of the wall.

Although investigation into the slab reinforcement arrangement is needed, there is a good possibility that a penetration of some size may be accommodated in the roof slab between the two upstanding beams with limited or no need for compensating new structure. Elsewhere, a stair penetration could still be made with the introduction of internal column and edge beam supports.

In conjunction with the high level perimeter brick repairs and bed reinforcement removal work in 3.2.3, new or enlarged clerestory windows could be formed.

Vertical extension of the building in heavy construction is possible to some extent (above perimeter walls) although undesirable from a heritage perspective. Lightweight construction may be possible although investigation work is needed on the roof slabs and beams in particular, to establish their ability to carry load. Additional elements in the ground storey may be necessary to assist transfer of new loads from above to ground.

The single space presents some flexibility for use. Lightweight partition walls may be built of the existing ground slab. New penetrations typical for drainage works are possible in the slabs.

Chasing of walls and roof slab soffits for services generally not encouraged although possible subject to location and appropriate treatment of steel reinforcement. Service penetrations in the roof slab are generally possible.



### 3.3 Gun Emplacement 1

#### 3.3.1 Building Construction

Munitions stores: concrete roof slabs, walls and ground slabs

Gun mount: deep circular concrete pedestal connected to perimeter concrete strip footing for gun stay track via three no. deep concrete radial walls. Sand infill and brick paving to the segments of this arrangement. Steel stay track and gun hold down components.



#### 3.3.2 Structural Condition and Safety

The structure exists in precarious dramatic equilibrium between shifting ground supports and its own structural ability to cope with these shifts. It has variously settled, twisted, snapped, slid, dragged, slumped and rotated in all planes with the natural erosion of the supporting dune.

The concrete strip footing of the stay track has been severely undermined and now spans in beam action to where support can be gained from either the dune or radial walls. It has failed in torsion on the North side trying to do this. Steel reinforcement has yielded and a new temporary equilibrium found until further dune erosion brings about a worsening of support conditions. A good deal of the South wing of the footing is suspended and with similar problems. The central concrete pedestal has been partially undermining but has tipped to the North with the weight of the stay footing imposed on it via its wing wall. The brick paving has all but fallen away and the northern munitions store has tipped and slid as a unit in the direction of sand shift, its base breaking up under the movement. The Southern munitions store remains the most stable of the site's features although this too has developed a lean towards downhill.

The situation is grave for the emplacement ruin and can only be expected to worsen as dune movement continues.

#### 3.3.3 Issues for Consideration in Prospective Conservation Works

##### Sand dune issues

Intelligence is needed on the behavior of the dune soil before a plan for structural conservation can be considered and formulated. Intelligence must first predict what future movements are likely to be and secondly, examine options for bringing about slope stabilization. Thirdly, it must give advice for ground improvement below existing footings, both where soil exists and where lost. The services of a geotechnical engineer are required for such advice.

Slope stability works should be handled by the geotechnical engineer

Structural stabilisation works should be formulated by the structural engineer in conjunction with the geotechnical engineer and with the input of the heritage architect and client to meet site

access, visitor and interpretation needs. These work could conceivably involve new earthworks specifically for re-support to elements, local micro-fine cement grout injection of supporting soil to elements, new permanent pier supports on concrete pad footings and new retaining structures. No attempt will be made to restore or improve levels to the emplacement elements, such a notion being fraught with conservation, technical, safety and financial issues.

#### Concrete cancer management

The principals and actions outlined in 3.1.3 for the Observation Tower apply here for the munitions stores. Issues would not normally be anticipated for the gun mount elements but with their now higher exposure and increased fractures they are much more vulnerable to cancer than their counterparts at Emplacement 2.

#### Additional concrete repairs

Some additional concrete repairs beyond those for concrete cancer would also possibly be necessary due to the structural damage incurred under dune movement. The scale of these will depend on the scheme selected for re-supporting the structure.

### **3.3.4 Issues for Consideration in Future Prospective Adaptive Re-use Works**

Notwithstanding the condition of the site, the nature of the facility barely lends itself to alternative uses other than its present function as a ruin for visitor attraction and historical interpretation.

## **3.4 Bunker (adjacent to Gun Emplacement 1)**

### **3.4.1 Building Construction**

Concrete roof slab supported on concrete external walls. Walls sunken below ground to half building height typically but to full depth on one corner.

Internal perimeter non-load bearing brick masonry wall to one room, offset 0.5m from concrete structural wall to form passage. Single load-bearing brick wall between rooms

Concrete ground floor slabs. Expected to support masonry walls.

Expected concrete strip footings to support concrete load-bearing walls.

Mass brick masonry retaining walls to sides of entrance approach path.



### **3.4.2 Structural Condition and Safety**

The concrete components have performed remarkably well. Clear concrete cancer is very limited in it's occurrence – at the base of external vent hoods only. The building's location on high ground with good falls away from structure and good drying conditions have benefited the

structure well. There is water ingress occurring through fine cracks in the roof slab and lateral ingress is taking place in the rear wall against which external sand build up has occurred, but this has not developed into visible concrete cancer to date.

Internally, brickwork is in good condition. The floor slab are obscured by sand build up but are expected also to be in good condition.

### **3.4.3 Issues for Consideration in Prospective Conservation Works**

#### Concrete cancer management

The principals and actions outlined in 3.1.3 for the Observation Tower apply here. Whilst concrete is in much better condition here, the advances made by carbonation and chloride fronts still need to be known in order plan for the structure's future management. No issues are anticipated for the concrete ground slabs, covers to openings serve to protect against moisture ingress into the fabric generally.

An important management item for consideration will be the water proofing treatment to roof top and external face of rear walls, the timing and method for this in particular. Whilst not seemingly urgent at present, it is key to the building's continued long term survival. Some prediction of likely shift in surrounding ground levels will be central to deciding the extent of treatment.

### **3.4.4 Issues for Consideration in Future Prospective Adaptive Re-use Works**

#### Adaptability

New external wall openings will be more difficult to form than in the brick buildings of the Battery but they can nevertheless be well accommodated. New door openings in internal walls are straightforward, large openings in the dividing wall between rooms will be less so. The latter presents some restriction on the opening up of the internal space without compensating new structure.

The scope for vertical extension in heavy or lightweight construction is good if loading directly over external walls or the internal brick load-bearing wall. The scope for re-using the roof slab as a floor is potentially good subject to investigation of slab details and nature of new floor load.

Normal penetrations for drainage and other services in the ground and roof slabs can be readily accommodated.

Chasing of walls and roof slab soffits for services generally not encouraged although possible subject to location and appropriate treatment of steel reinforcement.

#### Future building life and maintenance

Similar comments to those made in 3.1.4 for the Observation Tower apply here. Concrete elements are in better condition and are less vulnerable here than at the Observation Tower. The level of maintenance works will therefore be lower.

Works needed to secure loose concrete surfaces before re-use is minimal.



## 3.5 Gun Emplacement 2

### 3.5.1 Building Construction

Munitions stores: concrete roof slabs, walls and ground slabs.

Gun mount: deep circular concrete pedestal connected to perimeter concrete strip footing for gun stay track via three no. deep concrete radial walls. Sand infill and brick paving to the segments of this arrangement. Steel stay track and gun hold down components.



### 3.5.2 Structural Condition and Safety

The emplacement remains are in good general structural condition. Shifting soil issues do not appear to have adversely affected stability of this site unlike the Emplacement 1 site. Concrete cancer is evident on the soffits of the munitions stores' roof slabs but the gun mount is relatively unaffected.

The steel perimeter belt around the upstand of the central gun hold down has corroded through on the far side of the upstand and presents a hazard to users. Potentially loose cover concrete to the munitions stores' roof soffits is another hazard is users who may enter the store space.

### 3.5.3 Issues for Consideration in Prospective Conservation Works

#### Concrete cancer management

The principals and actions outlined in 3.1.3 for the Observation Tower apply here for the munitions stores. Issues are not anticipated for the gun mount elements although embedded steel components such as holding down bolts and hooks have protection needs.

### 3.5.4 Issues for Consideration in Future Prospective Adaptive Re-use Works

The nature of the facility barely lends itself to alternative uses other than its present function as a ruin for visitor attraction and historical interpretation. A public gathering point for celebrations or services may be another function. The existing fabric is conducive to receiving installed guard railing, podium structures, seating and the like.

## 3.6 Bunker (adjacent to Gun Emplacement 2)

### 3.6.1 Building Construction

Concrete roof slab supported on concrete external walls. Walls partially sunken below ground to up to half building height.

Internal perimeter non-load bearing brick masonry wall to one room, offset 0.5m from concrete structural wall to form passage.

Concrete ground floor slabs. Expected to support masonry walls.

Expected concrete strip footings to support concrete load-bearing walls.

Mass brick masonry retaining walls and concrete steps to entrance approach.



### 3.6.2 Structural Condition and Safety

The building is similar in construction and condition to the bunker at Gun Emplacement 1.

The concrete components have performed well. Clear concrete cancer is limited in it's occurrence – the base of external vent hoods are affected only. The water ingress occurring through cracks in the roof slab is heavier than at the Gun Emplacement 1 bunker but this has not developed into visible concrete cancer to date.

Internally, brickwork is in good condition. The floor slab are obscured by sand build up but are expected also to be in good condition

### 3.6.3 Issues for Consideration in Prospective Conservation Works

#### Concrete cancer management

The principals and actions outlined in 3.1.3 for the Observation Tower apply here. Whilst concrete is in better condition here, the advances made by carbonation and chloride fronts still need to be known in order plan the structure's management. No issues are anticipated for the concrete ground slabs, covers to openings serve to protect against moisture ingress into the fabric generally.

### 3.6.4 Issues for Consideration in Future Prospective Adaptive Re-use Works

#### Adaptability

New external wall openings will be more difficult to form than in the brick buildings of the Battery but they can nevertheless be well accommodated. New door openings in internal walls are straightforward, large openings in the dividing wall between rooms will be less so. The latter presents some restriction on the opening up of the internal space without compensating new structure.

The scope for vertical extension in heavy or lightweight construction is good if loading directly over external walls or the internal brick load-bearing wall. The scope for re-using the roof slab as a floor is potentially good subject to investigation of slab details and nature of new floor load.

Normal penetrations for drainage and other services in the ground and roof slabs can be readily accommodated.

Chasing of walls and roof slab soffits for services generally not encouraged although possible subject to location and appropriate treatment of steel reinforcement.

#### Future building life and maintenance

Similar comments to those made in 3.1.4 for the Observation Tower apply here. Concrete elements are in better condition and are less vulnerable here than at the Observation Tower. The level of maintenance works will therefore be lower.

Works needed to secure loose concrete surfaces before re-use is small.

## 3.7 Other Features/Structures

### 3.7.1 General

The following features and structures were not included in this assessment:

Machine Gun Pit near Observation Tower – this pit has been deliberately temporarily filled in by PPRC for safety and protection reasons.

Demolished Cottage – the remains of this could not be located. Remains are believed to be minimal.

Structure at St John's Point – access to this point is not permitted due to dangerous cliffs.



## Appendix 7: Maintenance Schedules



Place Name: Point Peron “K” Battery  
Place No: 3365  
Address: Point Peron Road, Rockingham  
Date of Inspection: 30 October 2015  
General Observations: Place was in reasonable condition though subject to sand accumulation. Certain aspects of the structures are showing signs of concrete deterioration which requires remediation and all structures have been subject to graffiti. Vandalism is an issue across the site together with inappropriate use of the site and all structures have now been secured to prevent access. The remnant WWII structures are located in obscured positions around the site which is predominantly sand dune and bush.

Condition Rating Codes		
Rating	Status	Definition of Rating
A	Excellent	<ul style="list-style-type: none"><li>No defects</li><li>As new condition and appearance</li></ul>
B	Good	<ul style="list-style-type: none"><li>Minor deterioration</li><li>Superficial wear and tear</li><li>Major maintenance not required</li></ul>
C	Fair	<ul style="list-style-type: none"><li>Damaged</li><li>Worn finishes require maintenance</li><li>Services are functional but need attention</li></ul>
D	Poor	<ul style="list-style-type: none"><li>Failed but retrievable</li><li>Badly deteriorated</li><li>Potential structural problems</li></ul>
E	Very Poor	<ul style="list-style-type: none"><li>Failed and not retrievable</li><li>Not operational</li><li>Unfit for occupancy of normal use</li></ul>

Priority Ranking Scale		
Priority Rating	Status	Definition of Rating
1	Immediate action	Works required to prevent serious disruption of activities and/or may incur higher costs if not addressed within 1 year
2	Urgent	Works that need to be addressed between 1-2 years to prevent serious deterioration
3	Medium term	Works likely to require rectification within 3 years
4	Long term	Works that can be safely and economically deferred beyond 3 years



Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
<b>Observation Post</b>  Brick construction with reinforced concrete structural supports, reinforced concrete projecting roof, painted finish				
North elevation	C	Cracking occurring to the north west corner where the weight of the projecting storage spaces is pulling the west wall away from the north and south elevations. Spalling of concrete caused by water ingress into the concrete and subsequent rusting of the steel reinforcement. Loose and missing mortar to the brickwork. Non-original paint finish.	A solution to supporting the projecting section of the west wall needs to be determined either by way of reintroducing the ground level under the projection which will provide support in the original manner or some form of bracket/brace will need to be designed by the engineer to provide adequate load bearing support.	1
			Once the projecting element to the west wall has been remediated the cracking in the north wall can be remediated by crack stitching using Helifix Helibars to engineer's specification. The crack stitching will tie the wall back together reintroducing the desired level of structural stability and redistribute the load of the wall in its desired manner.	1
			Remove paint from entire elevation as this can contribute to the deterioration of the fabric. Paint removal should not unduly damage the substrate and mortar and test panels in discrete locations should be established prior to embarking on the full removal. Non-caustic solvent based methods or low pressure steam removal can be tried. Peelaway paint removal system can be used or Westox's DeLam which applies a poultice to the paint and will be ready to be removed within a few days. Not all paint traces will be removed due to the texture of the bricks and concrete.	1
			Repoint all joints showing sign of deterioration by raking out loose mortar to a depth that will ensure new mortar will hold. Mortar is to match existing ensuring that the mortar is a softer mix than the brick.	1
			Concrete elements are to be remediated. Rusting to the structural elements encased by the concrete is becoming visible causing the concrete to spall and break off. The high salt content in the air contributes to the accelerated rate of deterioration as does inadequate protection from water ingress.  It is not recommended that the damaged concrete be removed in its entirety, utilising patch repairs to try and retain the original fabric. Where the steel reinforcement has rusted causing the concrete to spall, the concrete needs to be cutback and the steel cleaned, treated with an anticorrosive treatment such as Sika Ferro Guard and new concrete patched in to match existing. Due to the harsh environmental conditions at Point Peron, it is recommended that a corrosion barrier coating is applied to all concrete surfaces to reduce/delay further deterioration.  As graffiti appears to be an on-going issue, an anti-graffiti coating may be considered but this should not interfere with the performance of the corrosion	1





Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
			inhibitor applied to the concrete. Discussions with the manufactures are recommended to assess compatibility of products.	2
East Elevation	C	<p>Spalling of concrete caused by water ingress into the concrete and subsequent rusting of the steel reinforcement.</p> <p>Loose and missing mortar to the brickwork.</p> <p>Non-original paint finish.</p>	<p>Damage to the reinforced concrete framework, particularly at low level is to be remediated utilising the cut out, application of corrosive inhibitor and patch repair of the concrete method outlined above for the north elevation.</p> <p>The cause of the low level damage is unknown as it is a localised area of failure and may have been exacerbated through human intervention. Land levels have been altered around the building which</p>	2
				
West Elevation	C	<p>The west elevation is the principal façade of the structure incorporating the two viewing windows. The lower section of the elevation is experiencing cracking due to the weight of the unsupported projecting storage area. The original ground levels provided natural support to this element in past eras but since the ground level has been reduced, the support has been removed placing loading issues on other sections of the building. The west wall is being pulled away from the north and south walls and if left unchecked, will fall away completely in time.</p>	<p>A solution to supporting the projecting section of the west wall needs to be determined either by way of reintroducing the ground level under the projection which will provide support in the original manner or some form of bracket/brace will need to be designed by the engineer to provide adequate load bearing support.</p> <p>Once the projecting element to the west wall has been remediated the cracking in the north wall can be remediated by crack stitching using Helifix Helibars to engineer's specification. The crack stitching will tie the wall back together reintroducing the desired level of structural stability and redistribute the load of the wall in its desired manner.</p> <p>Remove paint from entire elevation as this can contribute to the deterioration of the fabric. Paint removal should not unduly damage the substrate and mortar and test panels in discrete locations should be established prior to embarking on the full removal. Non-caustic solvent based methods or low pressure steam removal can be tried.</p>	<p>1</p> <p>1</p> <p>1</p>



Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
		    <p>Loose mortar in brick joints</p> <p>Non-original paint finish</p> <p>Rusted reinforcements in the concrete causing sections of concrete to spall and fall off</p> 	<p>Peelaway paint removal system can be used or Westox's DeLam which applies a poultice to the paint and will be ready to be removed within a few days. Not all paint traces will be removed due to the texture of the bricks and concrete.</p> <p>Repoint all joints showing sign of deterioration by raking out loose mortar to a depth that will ensure new mortar will hold. Mortar is to match existing ensuring that the mortar is a softer mix than the brick.</p> <p>Concrete elements are to be remediated. Rusting to the structural elements encased by the concrete is becoming visible causing the concrete to spall and break off. The high salt content in the air contributes to the accelerated rate of deterioration as does inadequate protection from water ingress.</p> <p>It is not recommended that the damaged concrete be removed in its entirety, utilising patch repairs to try and retain the original fabric. Where the steel reinforcement has rusted causing the concrete to spall, the concrete needs to be cutback and the steel cleaned, treated with an anticorrosive treatment such as Sika Ferro Guard and new concrete patched in to match existing. Due to the harsh environmental conditions at Point Peron, it is recommended that a corrosion barrier coating is applied to all concrete surfaces to reduce/delay further deterioration.</p>	<p>1</p> <p>1</p>





Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
South Elevation	B	<p>The south elevation is in good condition apart from sections of missing or loose mortar around the bricks.</p> 	<p>Remove paint from entire elevation as this can contribute to the deterioration of the fabric. Paint removal should not unduly damage the substrate and mortar and test panels in discrete locations should be established prior to embarking on the full removal. Non-caustic solvent based methods or low pressure steam removal can be tried. Peelaway paint removal system can be used or Westox's DeLam which applies a poultice to the paint and will be ready to be removed within a few days. Not all paint traces will be removed due to the texture of the bricks and concrete.</p>	2
			<p>Repoint all joints showing sign of deterioration by raking out loose mortar to a depth that will ensure new mortar will hold. Mortar is to match existing ensuring that the mortar is a softer mix than the brick.</p>	2
		<p>The main area of deterioration is the underside of the roof overhang over the observation opening. The rusted steel reinforcements are clearly visible illustrating the extent of concrete failure.</p> <p>Painted finish</p> 	<p>Concrete elements are to be remediated. Rusting to the structural elements encased by the concrete is becoming visible causing the concrete to spall and break off. The high salt content in the air contributes to the accelerated rate of deterioration as does inadequate protection from water ingress.</p> <p>It is not recommended that the damaged concrete be removed in its entirety, utilising patch repairs to try and retain the original fabric. Where the steel reinforcement has rusted causing the concrete to spall, the concrete needs to be cutback and the steel cleaned, treated with an anticorrosive treatment such as Sika Ferro Guard and new concrete patched in to match existing. Due to the harsh environmental conditions at Point Peron, it is recommended that a corrosion barrier coating is applied to all concrete surfaces to reduce/delay further deterioration.</p>	2

Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
Roof	B	Concrete roof slabs supported on load bearing reinforced concrete framework and brick infill panels. 	Monitor condition as currently appears to be in sound condition. Bitumen covering has eroded and consideration may be given to reapplying the finish if water ingress becomes an issue.	2
Ground floor – interior	C	Spalling of concrete in projecting storage areas with clearly visible rusted steel reinforcement rods.  	Patch repairs to reinforced concrete as outlined above. Monitor condition of ceiling for further deterioration.	2
		Underside of roof slab forming the ceiling is showing early signs of concrete cancer.	Remove paint from all elevations as this can contribute to the deterioration of the fabric. Paint removal should not unduly damage the substrate and mortar and test panels in discrete locations should be established prior to embarking on the full removal. Non-caustic solvent based methods or low pressure steam removal can be tried. Peelaway paint removal system can be used or Westox's DeLam which applies a poultice to the paint and will be ready to be removed within a few days. Not all paint traces will be removed due to the texture of the bricks and concrete.	2
		Render to concrete column at foot of stairs is drummy, cracking and falling off.  Painted finish with graffiti	Remove drummy render from the concrete column at the foot of the stairs, ensuring that all retained render is in a sound condition. Patch repair in a render mix to match existing.  If the structure is to be secured by the metal grille gate graffiti should not be an ongoing issue for the internal space and once all paint and graffiti has been removed, there should not be a requirement to coat the internal fabric with an anti-graffiti coating.	2









Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
		<div></div> <div></div> <div>Missing flagstones</div> <div></div>		
Upper floor interior	C	<div>Concrete cancer around embrasure opening with prominent rusted steels projecting through concrete with the reinforced steel framework clearly visible demonstrating a substantial loss of concrete.</div> <div></div>	<div>Concrete elements are to be remediated. Rusting to the structural elements encased by the concrete is becoming visible causing the concrete to spall and break off. The high salt content in the air contributes to the accelerated rate of deterioration as does inadequate protection from water ingress.</div> <div>It is not recommended that the damaged concrete be removed in its entirety, utilising patch repairs to try and retain the original fabric. Where the steel reinforcement has rusted causing the concrete to spall, the concrete needs to be cutback and the steel cleaned, treated with an anticorrosive treatment such as Sika Ferro Guard and new concrete patched in to match existing. Due to the harsh environmental conditions at Point Peron, it is recommended that a corrosion barrier coating is applied to all concrete surfaces to reduce/delay further deterioration.</div> <div>Remove paint from all elevations as this can contribute to the deterioration of the fabric. Paint removal should not unduly damage the substrate and mortar and test panels in discrete locations should be established prior to embarking</div>	<div>2</div> <div>2</div>





Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
		<p>hairline cracking in the concrete slab ceiling</p>  <p>Painted finish with graffiti and rubbish accumulation</p> 	<p>on the full removal. Non-caustic solvent based methods or low pressure steam removal can be tried. Peelaway paint removal system can be used or Westox's DeLam which applies a poultice to the paint and will be ready to be removed within a few days. Not all paint traces will be removed due to the texture of the bricks and concrete.</p>	
<b>Operations Bunker</b>  Reinforced concrete slab roof, load bearing double leaf brick walls. Concrete slab floor Brick retaining walls to steps	C			
North Elevation	D	<p>Upper sections of brick walls are showing signs of failure due to water damage from the flat roof causing the steel reinforcement bars to rust and expand causing failure to the brickwork. The north west corner has experienced brick loss as a result.</p>	<p>The reinforcing bars should be removed to prevent further damage. Each should be cut out by raking out the joints, removing the corroded steel, replace with Helibars to crack stitch the walls to engineer specifications.</p> <p>Areas of damaged mortar to be raked out to an appropriate depth to allow the new mortar to hold. New mortar is to match the existing and is advisable to have the mortar analysed to ensure a match is made. The mortar is likely to be a lime mortar which is softer than the brick allowing for moisture to escape through the joints rather than destroy the brick. Due to the harsh environmental conditions the structures are located in, consideration may be</p>	<p>1</p> <p>1</p>







Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
		  <p>The concrete roof slab in the north east corner has been pushed up from the brickwork with the corner of the slab breaking off.</p>	<p>given to using a hydraulic lime to give increased strength. The original style of pointing should be replicated in all new work.</p> <p>Where bricks need to be replaced, these should be salvaged bricks to match the existing. Bricks from around the site may be used. All introduced bricks should be the same dimensions as the originals.</p> <p>Concrete elements are to be remediated. Rusting to the structural elements encased by the concrete is becoming visible causing the concrete to spall and break off. The high salt content in the air contributes to the accelerated rate of deterioration as does inadequate protection from water ingress.</p> <p>It is not recommended that the damaged concrete be removed in its entirety, utilising patch repairs to try and retain the original fabric. Where the steel reinforcement has rusted causing the concrete to spall, the concrete needs to be cutback and the steel cleaned, treated with an anticorrosive treatment such as Sika Ferro Guard and new concrete patched in to match existing. Due to the harsh environmental conditions at Point Peron, it is recommended that a corrosion barrier coating is applied to all concrete surfaces to reduce/delay further deterioration.</p> <p>Graffiti is an issue across the site. Santi graffiti coatings can be applied but these should not be to the detriment of the original underlying fabric. Any coating should allow the underlying fabric to breathe and function as designed. Any coating should not impact on the aesthetic of the underlying fabric.</p>	1
		  <p>The brickwork around the two small openings is damaged and the flue shafts that once protected the openings have become detached from the main structure due to not being keyed in.</p>		1
		  <p>Brickwork is covered in graffiti</p>		
East Elevation	B	The east elevation incorporates the entrance and is generally in good condition. Bricks are missing to the south east corner by the entrance and along the main elevation.	Remove paint from entire elevation as this can contribute to the deterioration of the fabric. Paint removal should not unduly damage the substrate and mortar and test panels in discrete locations should be established prior to embarking on the full removal. Non-caustic solvent based methods or low pressure steam removal can be tried. Peelaway paint removal system can be used or Westox’s DeLam which	2



Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
			<p>applies a poultice to the paint and will be ready to be removed within a few days. Not all paint traces will be removed due to the texture of the bricks and concrete. Specifier's instructions are to be followed in the application.</p> <p>The missing brickwork around the entrance should be reinstated. Check around the structure to look for bricks. If salvaged bricks are to be used, ensure they are clean of mortar debris prior to reinstatement. Rake the mortar joints out to a good depth to ensure the new mortar will hold and relay the bricks using the same bond and pointing style as the original.</p>	1
South Elevation	B	<p>Upper sections of brick walls are showing signs of failure due to water damage from the flat roof causing the steel reinforcement bars to rust and expand causing failure to the brickwork.</p> 	<p>Remove paint from entire elevation as this can contribute to the deterioration of the fabric. Paint removal should not unduly damage the substrate and mortar and test panels in discrete locations should be established prior to embarking on the full removal. Non-caustic solvent based methods or low pressure steam removal can be tried.</p> <p>Peelaway paint removal system can be used or Westox's DeLam which applies a poultice to the paint and will be ready to be removed within a few days. Not all paint traces will be removed due to the texture of the bricks and concrete.</p>	2



Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
				
West Elevation	D	Upper sections of brick walls are showing signs of failure due to water damage from the flat roof causing the steel reinforcement bars to rust and expand causing failure to the brickwork.	The reinforcing bars should be removed to prevent further damage. Each should be cut out by raking out the joints, removing the corroded steel, replace with Helibars to crack stitch the walls to engineer specifications.	1
			Areas of damaged mortar to be raked out to an appropriate depth to allow the new mortar to hold. New mortar is to match the existing and is advisable to have the mortar analysed to ensure a match is made. The mortar is likely to be a lime mortar which is softer than the brick allowing for moisture to escape through the joints rather than destroy the brick. Due to the harsh environmental conditions the structures are located in, consideration may be given to using a hydraulic lime to give increased strength. The original style of pointing should be replicated in all new work.	1
			Where bricks need to be replaced, these should be salvaged bricks to match the existing. Bricks from around the site may be used. All introduced bricks should be the same dimensions as the originals.	1
			Concrete elements are to be remediated. Rusting to the structural elements encased by the concrete is becoming visible causing the concrete to spall and break off. The high salt content in the air contributes to the accelerated rate of deterioration as does inadequate protection from water ingress.  It is not recommended that the damaged concrete be removed in its entirety, utilising patch repairs to try and retain the original fabric. Where the steel reinforcement has rusted causing the concrete to spall, the concrete needs to be cutback and the steel cleaned, treated with an anticorrosive treatment such as Sika Ferro Guard and new concrete patched in to match existing. Due to the harsh environmental conditions at Point Peron, it is recommended that a corrosion barrier coating is applied to all concrete surfaces to reduce/delay further deterioration.  Graffiti is an issue across the site. Santi graffiti coatings can be applied but these should not be to the detriment of the original underlying fabric. Any coating should allow the underlying fabric to breathe and function as designed. Any coating should not impact on the aesthetic of the underlying fabric.	1
Roof	B	The roof is showing minimal signs of deterioration.	The roof at present appears to be in good condition with only early signs of concrete cancer being visible. Patch repairs to the concrete may be required. Generally the roof structure should be monitored regularly.	2



Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
		 		
Interior – Entry	C	Walls are partially painted, with the paint stopping before floor level. Areas of graffiti. Tendency for sand accumulation.  	Remove paint from entire elevation as this can contribute to the deterioration of the fabric. Paint removal should not unduly damage the substrate and mortar and test panels in discrete locations should be established prior to embarking on the full removal. Non-caustic solvent based methods or low pressure steam removal can be tried. Peelaway paint removal system can be used or Westox's DeLam which applies a poultice to the paint and will be ready to be removed within a few days. Not all paint traces will be removed due to the texture of the bricks and concrete.  Graffiti should be removed without the need to apply an anti-graffiti coating.  Ensure all sand is removed regularly as this can contribute to damp at the lower levels of the walls.  The metal grille gate can be removed or retained depending on owner requirements.	2
				1
Interior – Room 1	C	Brick walls covered in graffiti with an underlying dusty white paint finish which is wearing away. Low level signs of damp due to earlier sand accumulation. Damage to brickwork around high level opening in north west corner.	Graffiti to be removed without causing harm to the underlying fabric. As the structure is locked, there will not be a requirement to add an anti-graffiti coating to the brickwork.	2
			Remove paint from entire elevation as this can contribute to the deterioration of the fabric. Paint removal should not unduly damage the substrate and mortar and test panels in discrete locations should be established prior to embarking on the full removal. Non-caustic solvent based methods or low pressure steam removal can be tried. Peelaway paint removal system can be used or Westox's DeLam which applies a poultice to the paint and will be ready to be removed within a few days. Not all paint traces will be removed due to the texture of the bricks and concrete.	2
			Ensure all sand is removed on a regular basis. Accumulation can be a cause of damp and subsequent decay of the fabric. Removal ensures that the	2




Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
			<p>underlying fabric can breathe and therefore prolong the life of the material.</p> <p>Loose bricks are scattered around the room and outside which should allow for the repair of the wall around the openings. Ensure all mortar is removed from the brick prior to rebuilding. Use mortar mix to match existing and use same pointing profile.</p>	2
<b>Gun Emplacement No. 1</b>  Reinforced concrete construction with remnant brick paving, central reinforced concrete gun mount	E	<p>Gun Emplacement No. 1 is in poor condition but it is not recommended that the structure be reconstructed. The current state of the gun emplacement reflects the way in which the unstable land conditions can impact on any built structure. However, Gun Emplacement No. 1 is in a potentially dangerous condition for visitors and works are required to stabilise the structure. Reinforcement steel bars are sticking out beneath the structure. The loads have shifted due to the changing land conditions which has removed the structural support from aspects of the structure causing cracking and potential splitting of elements, especially the concrete retaining wall. The structure has been partially painted.</p> 	<p>Any repairs are to be undertaken in conjunction with the structural engineer's advice.</p> <p>The key issue is to try and create ground stability prior to implementing any repairs to the Gun Emplacement structure. The type of investigative works required to determine a solution is outside the scope of this report and will require the input of a specialist geotechnical engineer. The works required to create any level of stabilisation will be substantial but should prevent the structure from slipping and twisting further. Once stabilisation has been achieved, the structure will remain in its current condition and will not be reconstructed.</p> <p>Once the structure is stabilised, certain conservation works will be required to address the onset of concrete cancer. Repairs are to be carried out in line with the methodology outlined above.</p> <p>Substantial cracks have occurred in the concrete retaining wall due to a shifting of loading conditions and loss of support. Depending upon the method of stabilisation implemented, some form of crack stitching or introduction of ties may be required to tie the elements back together.</p> <p>Ideally the paint should be removed.</p> <p>The amount of public access to the structure needs to be carefully considered. At present, the structure provides a tempting invitation to climb all over it. Whilst it is not the best form of conservation to have this occur due to the ongoing damage it can cause to the fabric, preventing access would be require some form of fencing which may impact on the natural aesthetics of the place. The heritage significance of the place must be weighed up</p>	1  1   2  2  2  2





Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
			against public safety. At present there are a large number of reinforcement rods that project out of the concrete retaining walls which can cause serious injury.	
<b>Ammunition Store 1</b>  Reinforced concrete	D	<p>Ammunition Store No. 1 has also suffered from the land movement and has slipped into the the gun emplacement, twisting and cracking the reinforced concrete structure. Although the ammunition store has remained relatively in tact, the concrete slab floor has pushed up in places and cracks have occurred in the walls.</p> <p>Part of the external walls have been painted.</p> <p>Sand accumulation and vegetation growth within the structure.</p> 	<p>Works to the Ammunition Store will be limited to crack repairs and concrete cancer. As with the main gun emplacement structure, it is not the intention to restore the Ammunition Store. The structure is taking the majority of its structural support from the gun emplacement and following the structural works to the gun emplacement, the store should still be able to use it for its main support without further substantial movement. Some new footings may be required but all work is to be guided by the structural and geotechnical engineers together with the heritage architect.</p> <p>Crack stitching will be required to tie the walls back together and provide some increased structural strength.</p> <p>The paint should be removed as per the methodology outlined elsewhere in this report.</p> <p>The sand accumulation and vegetation growth within the structure should be removed.</p>	<div>2</div> <div>2</div> <div>2</div> <div>1</div>







Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
		 		
<b>Ammunition Store 2</b>  Reinforced concrete	C	<p>The second ammunition store has faired much better with only slight movement from its original position and has not been subjected to the same degree of twist and torsion and has therefore remained virtually in tact. The structure is largely submerged in the sand dune which may have contributed to its protection. The Ammunition Store is full of sand and vegetation.</p>  	<p>Remove the sand and vegetation growth from within the structure, address any signs of concrete cancer utilising the methodology outlined above.</p>	1
<b>Ammunition Bunker No. 1</b>  Reinforced concrete walls and roof, brick internal walls, concrete slab floor, brick retaining walls to entrance	C			
North Elevation	B	<p>The north elevation is the principal façade and is the only elevation that is clearly visible. The key elements being the entrance and the projecting air vents positioned along the roof line of the elevation.</p> <p>Minimal signs of concrete cancer.</p> <p>Painted finish.</p>	<p>Remove paint from entire elevation as this can contribute to the deterioration of the fabric. Paint removal should not unduly damage the substrate and mortar and test panels in discrete locations should be established prior to embarking on the full removal. Non-caustic solvent based methods or low pressure steam removal can be tried. Peelaway paint removal system can be used or Westox’s DeLam which applies a poultice to the paint and will be ready to be removed within a few days. Not all paint traces will be removed due to the texture of the bricks and concrete.</p>	2





Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
			Monitor the rate of deterioration to the air vents. The undersides have corroded due to water ingress and will require remedial action in the future to prevent the entire element being lost. The method of patch repairs outlined above can be utilised.	2
East Elevation		The east elevation is obscured by sand dune and vegetation. It is unpainted and is likely to be in good condition.	Full inspection of the elevation is required to determine condition. Small scale concrete patch repairs re likely.	1
South Elevation	B	Partially submerged into sand dune and partially obscured by vegetation. Full inspection not possible. Concrete deterioration to base of air vent shaft. 	Full inspection of the elevation is required to determine condition.  Concrete patch repairs required to base of air vent shaft.	1  2



Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
West Elevation	C	<p>Slight concrete damage. Loss of ventilation shaft and deterioration to underlying concrete. Water drainage issues from roof causing some of the deterioration.</p> 	<p>Repair concrete around the air vent. To prevent further damage the air vent shaft should be reconstructed based on the design of extant air shafts. Protection of the opening will safeguard the vulnerable fabric around the opening and also prevent water ingress into the building.</p>	2
Roof	C	<p>Appears to be in sound condition with only hairline cracking. Water drainage issues causing some damage to the air vent shafts and edge of the concrete roof. Sand build up on the roof with subsequent vegetation growth.</p> 	<p>Consideration to be given to adding a new top screed, angled to allow run off for rain water. Roof to be coated with waterproof breathable membrane or other coating to reduce water penetration into the fabric and subsequent damage.</p> <p>Sand removal from the roof is required if full roof inspection to be undertaken.</p>	2




Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
Interior				
Entry passageway	C	<div>Concrete walls, ceiling and floor. Graffiti to most surfaces. Deep sand build-up. Partial painted treatment to walls.</div> <div></div>	<div>Remove paint from entire elevation as this can contribute to the deterioration of the fabric. Paint removal should not unduly damage the substrate and mortar and test panels in discrete locations should be established prior to embarking on the full removal. Non-caustic solvent based methods or low pressure steam removal can be tried. Peelaway paint removal system can be used or Westox's DeLam which applies a poultice to the paint and will be ready to be removed within a few days. Not all paint traces will be removed due to the texture of the bricks and concrete.</div> <div>Remove sand and inspect walls and floor for damage.</div> <div>Retain all loose bricks for repairs to the structure or other buildings on site.</div>	<div>2</div> <div>1</div>
Room 1	C	<div>Concrete outer walls and a brick partition wall. Clouded white paint finish wearing off. Walls with graffiti. Sand accumulation.</div> <div></div>	<div>Remove sand accumulation and monitor further collections to prevent damage to floor and lower levels of the walls. Remove painted finish and graffiti.</div>	<div>2</div>



Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
Room 2 plus blast corridor	C	<p>Brick internal walls with concrete outer walls. Clouded paint finish to walls with graffiti. Sand accumulation.</p> <div></div>	<p>Remove graffiti. There is no requirement for an anti-graffiti coating to be applied if public access is going to be controlled. Removal of graffiti should not damage the underlying brick and concrete.</p> <p>Remove painted finish to the walls as per specifications above or other suitable alternative conservation method.</p> <p>Slight signs of concrete deterioration to the ceiling. Further deterioration to be monitored.</p> <p>Sand accumulation to be monitored and removed prior to substantial build-up.</p>	<p>2</p> <p>2</p>
<p><b>Gun Emplacement No. 2</b></p> <p>Reinforced concrete retaining wall, brick steps and paving, central reinforced concrete gun mount</p>	B	<p>Gun Emplacement No. 2 is in good condition and has not suffered from the same fate as its counterpart Gun Emplacement No. 1. Shifting sand and ground conditions do not appear to be impacting on the structural condition of this structure.</p> <p>There is some concrete damage to the top of the gun mount and the steel perimeter edging around the top of the mount has rusted in places, springing loose from the concrete it is encasing.</p> <p>Sand accumulation in places.</p> <p>Non-original painted surfaces.</p> <div></div>	<p>Conservation works are limited to replacing the steel edge to the gun mount and regularly removing the sand. The paint should be removed from the gun mount as per the methodology specified elsewhere in this report.</p> <p>The concrete elements should be regularly monitored as they will be susceptible to the harsh coastal environmental conditions.</p> <p>As this element is to be the main focus of the site and potentially the site for a memorial, the visitor numbers will be higher. The paving and brick steps should be regularly inspected to ensure they are not loose and creating trip hazards.</p>	2





Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
Ammunition Store 1  Reinforced concrete	B	The ammunition store is in good condition with only slight signs of concrete cancer occurring to the roof.  Non-original painted elements.  Sand accumulation and vegetation growth.	Remove paint from entire elevation as this can contribute to the deterioration of the fabric. Paint removal should not unduly damage the substrate and mortar and test panels in discrete locations should be established prior to embarking on the full removal. Non-caustic solvent based methods or low pressure steam removal can be tried. Peelaway paint removal system can be used or Westox's DeLam which applies a poultice to the paint and will be ready to be removed within a few days. Not all paint traces will be removed due to the texture of the bricks and concrete.	3
		 	Concrete elements are to be remediated. Rusting to the structural elements encased by the concrete is becoming visible causing the concrete to spall and break off. The high salt content in the air contributes to the accelerated rate of deterioration as does inadequate protection from water ingress.	3
			It is not recommended that the damaged concrete be removed in its entirety, utilising patch repairs to try and retain the original fabric. Where the steel reinforcement has rusted causing the concrete to spall, the concrete needs to be cutback and the steel cleaned, treated with an anticorrosive treatment such as Sika Ferro Guard and new concrete patched in to match existing. Due to the harsh environmental conditions at Point Peron, it is recommended that a corrosion barrier coating is applied to all concrete surfaces to reduce/delay further deterioration.  Remove sand and vegetation from within the structure.	2
Ammunition Store 2  Reinforced concrete	B	Generally in good condition. Slight signs of concrete deterioration. Painted finish and sand accumulation.	Remove paint from entire elevation as this can contribute to the deterioration of the fabric. Paint removal should not unduly damage the substrate and mortar and test panels in discrete locations should be established prior to embarking on the full removal. Non-caustic solvent based methods or low pressure steam removal can be tried. Peelaway paint removal system can be used or Westox's DeLam which applies a poultice to the paint and will be ready to be removed within a few days. Not all paint traces will be removed due to the texture of the bricks and concrete.	3
			Concrete elements are to be remediated. Rusting to the structural elements encased by the concrete is becoming visible causing the concrete to spall and break off. The high salt content in the air contributes to the accelerated rate of deterioration as does inadequate protection from water ingress.  It is not recommended that the damaged concrete be removed in its entirety, utilising patch repairs to try and retain the original fabric. Where the steel reinforcement has rusted causing the concrete to spall, the concrete needs to be cutback and the steel cleaned, treated with an anticorrosive treatment such as Sika Ferro Guard and new concrete patched in to match	3


Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
			existing. Due to the harsh environmental conditions at Point Peron, it is recommended that a corrosion barrier coating is applied to all concrete surfaces to reduce/delay further deterioration.  Remove sand and vegetation from within the structure.	2
<b>Ammunition Bunker No. 2</b>  Reinforced concrete elevations and roof, concrete slab floor Paint finish to part	B			
North Elevation	C	Mainly obscured by vegetation and steep drop in the land form. Unpainted concrete construction with some graffiti. The visible sections of the elevation generally appear to be in sound condition but the projecting air vent shafts have succumbed to concrete cancer with the bottom sections completely eroding in places, revealing the reinforcing steels.  	A full inspection of the north elevation is required to accurately determine its condition. From the limited access available the main elevation appears in sound condition with deterioration being limited to the base of the air vent shafts. This is caused by water run off from the roof and proximity to the surrounding vegetation. Some of the vegetation may need to be cleared to reduce impacts on the fabric of the building. The steels need to be cleaned and treated with an anti-corrosive treatment prior to the concrete being reapplied. The concrete may then be coated with a barrier to reduce the amount of water ingress and subsequent deterioration.	2
East Elevation		Not accessible	A full inspection of the east elevation is required to determine the exact condition of the wall. This may require the removal or cutback of some of the vegetation to allow access. Problems of concrete deterioration are likely to the air vent shafts as per other elevations around the building.	1
South Elevation	C	The south elevation is the principal elevation incorporating the entrance steps and the lower level entry passageway. Generally, the south elevation is in fair to good	The cracks in the wall and roof need addressing. Investigation into the full extent of the cracking is required prior to a remedial solution being specified.	1





Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
		<p>condition but signs of cracking at the upper level which extends through the roof and the first few concrete block courses resulting in water ingress into the structure. If left unchecked this will result in failure of the concrete through rusted reinforcement rods and blown concrete.</p> <p>Deteriorated undersides to the projecting air shafts where water drip is causing the fabric to decay. Concrete has blown and fallen off in chunks.</p> <p>Painted finish with graffiti. Sand collection in the footwell of the steps.</p> <div></div>	<p>The concrete around the cracking sound be checked for its soundness. If it is likely that the reinforcement steels are rusted and blown appropriate action should be taken to clean and protect the steels prior to remediating the concrete.</p> <p>Remove paint from entire elevation as this can contribute to the deterioration of the fabric. Paint removal should not unduly damage the substrate and mortar and test panels in discrete locations should be established prior to embarking on the full removal. Non-caustic solvent based methods or low pressure steam removal can be tried.</p> <p>Peelaway paint removal system can be used or Westox's DeLam which applies a poultice to the paint and will be ready to be removed within a few days. Not all paint traces will be removed due to the texture of the bricks and concrete.</p>	2



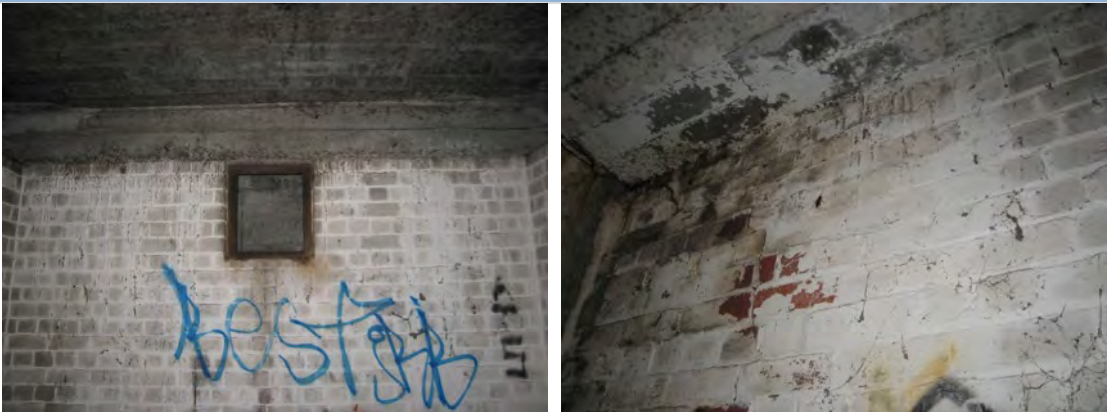

Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
West Elevation		<p>Much of the west elevation is obscured by vegetation. The elevation is partially submerged. Projecting air shafts extending from the roof level down approximately three block courses. The underside of the vents showing signs of concrete cancer and erosion in some instances.</p> <p>This elevation has not been painted.</p> 	<p>Full inspection of elevation is required to determine condition. This may require the removal of some vegetation.</p> <p>Monitor condition of elevation. Patch repairs to the air shaft vents to reduce further deterioration.</p>	<p>1</p> <p>3</p>
Roof	C	<p>Slight cracking , especially at the edges of the roof, resulting in water ingress into the interior. If left unchecked this will result in eventual concrete cancer.</p> <p>Generally in good condition.</p> 	<p>The cracking in the roof are to be addressed and remediated in association with the structural engineer's specification. Full extent of the cracking and associated damage to be determined to inform appropriate solution.</p> <p>Water collection is an issue for the structure as there is no specific drainage escape. Roof plumbing is not an option. An additional screed top coat built up at one side to create a fall to enable water to flow off the roof may be a solution. Water dripping from the roof and down the elevations and air vent shafts and close proximity to the planting are the predominant causes of decay for the base of the air vent shafts. A waterproof membrane or coating may be added to the roof and air vents to prevent water ingress into any weaker areas of the structure and also to reduce the rate of water related concrete deterioration. Any coating should not be to the detriment of the underlying fabric.</p>	<p>1</p> <p>2</p>


Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
Interior				
Entry Passage	C	<p>Concrete walls and ceiling painted in a white paint finish which is beginning to show signs of wear. Walls and ceiling subjected to graffiti. Sand accumulation causing early signs of damp at low level.</p> 	<p>Remove paint from entire elevation as this can contribute to the deterioration of the fabric. Paint removal should not unduly damage the substrate and mortar and test panels in discrete locations should be established prior to embarking on the full removal. Non-caustic solvent based methods or low pressure steam removal can be tried.</p> <p>Peelaway paint removal system can be used or Westox’s DeLam which applies a poultice to the paint and will be ready to be removed within a few days. Not all paint traces will be removed due to the texture of the bricks and concrete.</p> <p>Graffiti to be removed. An anti-graffiti coating is not required.</p> <p>Ensure sand levels are maintained implementing regular removal.</p>	3
Room 1	C	<p>Concrete and brick walls and concrete ceiling all been painted white which is beginning to cloud and wear off. Walls covered with graffiti. High level signs of damp at junction of wall and ceiling and around the open air vents.</p> <p>Previous sand accumulation has caused slight signs of low level damp.</p> <p>Concrete floor appears in sound condition.</p>	<p>Remove paint from entire elevation as this can contribute to the deterioration of the fabric. Paint removal should not unduly damage the substrate and mortar and test panels in discrete locations should be established prior to embarking on the full removal. Non-caustic solvent based methods or low pressure steam removal can be tried.</p> <p>Peelaway paint removal system can be used or Westox’s DeLam which applies a poultice to the paint and will be ready to be removed within a few days. Not all paint traces will be removed due to the texture of the bricks and concrete.</p> <p>Remove graffiti. An anti-graffiti coating is not required.</p> <p>Ensure sand levels are monitored, removing any sand build up on a regular basis.</p> <p>Monitor the areas of damp. Allow to dry and assess condition of concrete prior to undertaking any remedial action. Once the air vent shaft has been reconstructed, water ingress will be substantially reduced and the surrounding fabric will dry out. However the water damage may have caused deterioration to the concrete and its condition is to be monitored.</p>	<p>2</p> <p>2</p> <p>1</p> <p>1</p>



Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
				
Room 2 plus blast corridor	C	<p>Brick work to the internal walls is generally in sound condition, with some graffiti. Dusted white painted finish wearing off from the walls. Some slight signs of damp at the junction between the wall and ceiling, likely to be in line with the roof cracks. Evidence of recent sand removal from both the main room and the blast corridor.</p> <p>Signs of early concrete cancer to the roof with some of the enforcement bars rusting and breaking through the concrete.</p>	<p>Remove paint from entire elevation as this can contribute to the deterioration of the fabric. Paint removal should not unduly damage the substrate and mortar and test panels in discrete locations should be established prior to embarking on the full removal. Non-caustic solvent based methods or low pressure steam removal can be tried.</p> <p>Peelaway paint removal system can be used or Westox's DeLam which applies a poultice to the paint and will be ready to be removed within a few days. Not all paint traces will be removed due to the texture of the bricks and concrete.</p> <p>Remove graffiti. An anti-graffiti coating is not required.</p> <p>Ensure sand levels are monitored, removing any sand build up on a regular basis.</p>	<p>2</p> <p>2</p> <p>1</p>
Concrete outer walls and brick inner walls, concrete ceiling and floor				



Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
				
<b>Water Tank</b>  Reinforced concrete, corrugated iron roof no longer extant but possible remnant roofing material lays in and around the tank	C	<p>Slight signs of concrete cancer, rusted steel tension bands and substantial graffiti to the interior. Roof no longer extant but remnant fabric may exist in the foot of the tank and around the structure.</p> 	<p>Retention or removal is a decision for the owners of the site. Concrete cancer is beginning to occur which will require remediation if the structure is to be retained for interpretation purposes.</p> <p>There is no requirement to reinstate the corrugated iron roof.</p> <p>Removal of graffiti from the interior of the tank is recommended and consideration should be given to coating the structure with an anti-graffiti coating ensuring that this does not cause harm to the underlying fabric.</p>	2

Building Name	Condition Rating	Defect and Location	Work to Rectify Defect	Priority Ranking
				





## Appendix 8: Relevant Newspaper Articles



# **TURTLE PRODUCTS.**

## **Promising Local Industry.**

### **The Rockingham Factory.**

It seems likely that soon plethoric Lord Mayors in boiled shirts will lose the great distinction that they and other great ones have long enjoyed. No longer will they be the predestined and generally envied consumers of turtle soup. The revolutionary thought is born of a visit to the neighbourhood of Rockingham. On the sheltering arm of the bay, not far from Point Peron, stands the turtle canning establishment of Chelonia, Ltd., clean and new. It is awaiting a shipment of de Rougemont's steeds from North-Western coasts to set its various processes in motion and produce for Australia, Europe, and America, within reach of the moderate purse, the delicacy hitherto held sacred to the revelries of the gentlemen above indicated. "Chelonia" is the Latin name for the turtle. The company that has adopted this designation has its headquarters in Glasgow. Two members of the directorate are Western Australians—Messrs. H. Mandelstam and H. B. Rodway. Yesterday they entertained a large inspection party from Perth, which included the Premier (Sir James Mitchell), the Colonial Secretary (Mr. R. S. Simpson), the Leader of the Opposition (Mr. P. Collier), Messrs. Angwin and Angelo, M'sL.A., and C. S. Nathan (chairman of the Council of Industrial Development). The visitors were unable to see the canning in progress, as the factory has not yet commenced in earnest; and only one turtle, a dun-coloured outline, was to be viewed, swimming lazily in the fenced pool provided at the shore end of the company's jetty. But they did have the opportunity of appraising the firm's turtle soup. A plate of this delicacy costs in London about two guineas. Chelonia, Ltd., state that they will be able to produce the soup for Australian households at a price approximating that of Bovril. The costliness of the article, together with its assumed exquisite flavour, have probably overshadowed in the public mind the food and restorative values which it is asserted, on impressive evidence, to contain in an astonishing degree. The factory at Rockingham will turn out three main commodities derived from the turtle: the soup; a conserve (which is a highly concentrated form of the soup); and an extract to be called "Chelo," which is designed for invalids. There is also turtle oil, stated to possess great medicinal value. At present the firm has to avail itself of the ordinary steamship service to transport its turtles from northern waters to Fremantle. Later it expects to have its own craft for this purpose. The turtles are carried on the deck of the steamer, and require no sustenance during the trip south. A hosing-down twice daily meets the case. Turtles commence to lay at 7 years of age, and are very prolific. The supply is declared to be practically inexhaustible.

practically inexhaustible.  
The "Chelonia" factory is a substantial two-storey structure that appears at first sight to be built of corrugated iron, but the substance is in reality Fibrolite, a local production.



## HOLIDAY RESORTS.

### No. 6.—Rockingham.

As a holiday resort that is near the metropolitan area, has a fine beach for bathing, and plenty of fish that seem anxious to be caught, Rockingham has much to commend it. This watering place is only 19 miles by road from Fremantle, and is very popular with weekend or one-day trippers. It is reached by two roads from Fremantle, one following the coast and the other passing through Beaconsfield and Spearwood.

Rockingham overlooks Mangles Bay, and is sheltered from ocean swells by several islands. Nearby lies Garden Island, a popular camping ground, with good fishing in Careening Bay. For miles along the coast from Rockingham the waves of the Indian Ocean lap placidly on to a smooth beach, where bathers may disport themselves with safety. From two jetties—relics of the timber shipping days—anglers catch fish in plenty. A reserve opposite the hotel contains swinging boats, see-saws, and other equipment for entertaining children. The beach is well provided with dressing rooms and shelter sheds.

Two or three miles to the north of Rockingham lies the hulk of the steamer Kwinana, which was blown from her moorings outside Fremantle after her interior had been burned at Carnarvon. A ladder enables sightseers to clamber over her rusting bulwarks. South of Rockingham a track, over which motor cars can pass, leads to Cape Peron, three miles distant. From the rocky cape, around which breakers foam and swirl, an ocean panorama takes in the rugged coast, with Garden Island, Penguin Island, Seal Island, and Bird Island. There is a strip of beach ideal for bathing, and the surrounding ground is thickly carpeted with wild couch grass. Picnic parties spend pleasant afternoons at this healthy spot.

Tennis courts and bowling greens are open for play at Rockingham, and garages are available.

#### Transport and Accommodation.

Particulars of transport and accommodation are as follow:—

**Transport.**—By taxi: Leaving William-st., Fremantle, on Tuesdays and Saturdays at 7 p.m., and on Sundays at 10.30 a.m. Steamer trips as advertised.

**Accommodation.**—One up-to-date hotel, tariff 14/ a day, £4/4/ a week; flats, furnished cottages, bungalows, and camps, tariff from 25/ or £2/2/ a week. Detailed information may be

pages, bungalows, and camps, tariff from 25/ or £2/2/ a week. Detailed information may be obtained from the Government Tourist Bureau 62 Barrack-street, Perth. (Phone B4376.)

### **LIFE IN THE ARMY**

The members of the local militia fought some stirring battles at the recent Rockingham camp. They returned with an excellent snapshot of a publican's son carrying out fatigue duty. At the "Battle of Point Peron," a corporal, who is employed by the Kalgoorlie council, was the first casualty. He was bitten by a snake. Later his mates ran the "Whiskers Blake" to earth. They found it had died from alcoholic poisoning.

*The Kalgoorlie Miner, 23 October 1937, p. 3.*

### **ROCKINGHAM CAMP.**

#### **"Defending" Point Peron.**

The 13th field company of the Royal Australian Engineers, members of the 44th Battalion, and the 13th Field Army Medical Corps took part in a bivouac last week-end and yesterday commenced six days of training in camp at Rockingham. An interesting syllabus has been drawn up, and the commanding officer (Lieut.-Col. McKenzie) and his staff have left no stone unturned to make the training successful.

A big defensive scheme will be carried out at Point Peron today and tomorrow, and yesterday was occupied in anti-gas and wire-netting drill in preparation for it. Members of the 44th Battalion will entrench themselves in a defensive position, and signallers will provide lines of communication. The construction of the position will be supervised by the engineers, who will lay concertina wire in the water. The A.M.C. will co-operate in the evacuation of the "wounded."

*The West Australian, 19 October 1937, p. 13.*



# BATTLE OF PERON.

## DEFENDING THE COAST.

### Militia Training at Rockingham.

Point Peron, that narrow neck of land three miles from Rockingham, which runs out into the sea towards Garden Island, is showing signs of the battle which for the last two weeks has raged over its sandhills and beaches. Trenches, machine-gun emplacements and dug-outs have scarred the slopes of the abrupt little mounds built up by the winds without symmetry or order over the surface of the peninsula; the grass which, 14 days ago, made a green mantle for the hills and valleys has wilted beneath the feet of a thousand men; and the steel-rimmed wheels of galloping limbers have churned the winding tracks into flying clouds of white powder.

These are the fruits of war training. A week ago the 28th Battalion of the Militia Forces learnt valuable lessons in coastal defence. This week the 44th Battalion, the 13th Field Engineers and the Army Medical Corps carried on the work of teaching young Australians the art of defence. Next week artillery, signallers and supply and transport companies will continue the annual lesson.

#### Warning Issued.

The 44th Battalion, Engineers and Medical units went into their annual camp last Sunday under the command of Lieutenant-Colonel E. G. MacKenzie, Major V. L. Steffanoni and Lieutenant-Colonel J. R. Donaldson respectively. On Monday night news of an enemy's approach was received and the intelligence service reported that a landing might be expected soon after dawn on Wednesday morning. The only landing possible was between Bird Island and Point Peron and preparations were made immediately for coastal defences to be prepared. The notice of attack was short, but the defending forces, although they arrived on the scene at 10 a.m. on Tuesday, coolly and efficiently went to work. By nightfall everything was done. Barbed wire entanglements stretched along the beach, machine-gun posts and trenches were cunningly hidden from view right on the seafloor and in the smaller sandhills. In support were other machine-gun posts and a mortar, the former to command the only roadway to which a successful landing party might penetrate. The camouflage of all defence points was left to the ingenuity of the men themselves, and the manner in which the work was completed called forth the praise of the commanding officer who, throughout the day and night, until the very hour of attack, constantly toured the defence area.

There was an interlude for the evening meal when the men assembled at the

There was an interlude for the evening meal when the men assembled at the field kitchens in the lee of Sausage Hill upon whose crown stood the operation headquarters. Below nearly 500 men gathered at the field kitchens and fortified themselves with large plates of stew against the cold and drizzling rain which threatened.

At intervals during the evening platoons were relieved and only a keen eye could have discerned the movement of 20 fully armed and accoutred soldiers as they crawled through the scrub taking every advantage of the shadows thrown by the fitful gleams of moonlight, but moving rapidly and without sound up to the front line. That sentries everywhere were alert was shown by the experiences of a party of four visitors who visited the posts during the night. A shower of rain forced them to shelter beneath bushes a little to the rear of the firing line. Presently they resumed their tour. Hidden in the deep shadows and moving without sound away from their shelter, they were suddenly challenged almost simultaneously from four quarters and were bidden to advance and give the pass-word. The sentries' alertness was due in some measure to the activities of an intelligence officer, who had set out to discover the pass-word if he could. He at last succeeded by crouching near an outpost and overhearing the mystic word carelessly spoken aloud in answer to the sentry's challenge.

#### Unrehearsed Incident.

There were unrehearsed incidents. A youth, after his long day's work, collapsed into sound sleep beside the road and lay unnoticed until a motor car driven by an officer passed close to his slumbering form. Bystanders, believing he had been knocked down, raised an alarm for stretcher bearers, and loudly declared him dead. Another bluntly informed the horrified motorist that he had run "clean over his guts." Eventually a medical officer healed the sick by laying on hands and shaking him to wakefulness.

A very important part in the manoeuvres was played by the engineers who, in short time, ran up a very efficient

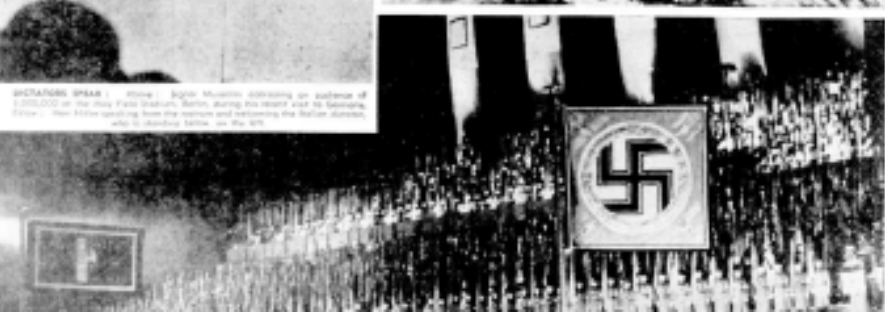


## BATTLE AT POINT DEBON.

[illegible][illegible][illegible][illegible][illegible]

The diagram shows a horizontal beam of length 1.0 m, pivoted at its center. A 100 N weight is suspended from the left end, and a 50 N weight is suspended from the right end. The beam is shown in a horizontal position, indicating it is in equilibrium.

A picture of the camp.



## FISHING AT POINT PERON.

A correspondent has complained about the scarcity of fish for anglers at Point Peron, attributing it to the use of nets. One night during the Easter holidays, he stated, he saw a group of men on the beach at the Point in the act of pulling in a net from 100 to 150 yards in length.

When inquiries were made at the Fisheries Department yesterday, it was stated that net fishing was prohibited on that part of Rockingham Beach extending from Point Peron to the Rockingham jetty, although fishing might be lawfully carried out on the southern (Safety Bay) side of Point Peron. Frequent but irregular visits were made to the locality by fisheries inspectors and nothing of an exceptionable nature had been observed for some considerable time.

The Chief Inspector of Fisheries (A. J. Fraser) expressed the opinion that net fishing was frequently very beneficial to a fishery, particularly if it was properly regulated. "Certainly," he said, "the use of such a small piece of net as is referred to by the correspondent would have no ill-effect on these waters. Several applications for closure of the Safety Bay side of Point Peron and of the bay itself have recently been investigated, but no justification has yet been found for bringing into force the protective clauses of the Fisheries Act. Authentic reports furnished by competent observers indicate that there is no shortage of line fish hereabouts."

*The West Australian*, 20 April 1939, p. 5.

## FIRING PRACTICE.

Live ammunition will be used by light anti-aircraft guns firing seawards near Cape Peron tomorrow between 10 am and noon and 2 pm and 4 pm. On January 11, 13, 14 and 16, at night, artillery using live ammunition will practise on the Rockingham range. The danger areas are advertised in this issue. No person or vessel is permitted to enter those areas during the times stated.

*The West Australian*, 11 January 1944, p. 4.

## Sea Controls May Be Lifted

**R**ESTRICTIONS on Rottnest Island, Fremantle Inner Harbour, Carnac Island and Point Peron may soon be lifted.

An Army spokesman said today that orders revoking those made under National Security regulations in respect to those areas had been forwarded for tabling and gazettal.

*The Daily News*, 4 October 1945, p. 7.

## **PT. PERON REHAB. CENTRE**

Rehabilitation centre at Pt. Peron for ex-servicemen ineligible for Repat. benefits will start early in the New Year, will cater for 20 if necessary, said Social Services D/Commissioner J. R. Ashall yesterday.

"Social Services Dept. is responsible for aftercare and welfare of discharged men whose disabilities are not war-caused," explained Mr. Ashall.

"We pay them an allowance up to 3 months after discharge and undertake treatment.

"In a number of cases, particularly men suffering from an anxiety state or lack of self-confidence, all they need is somewhere similar to a convalescent depot.

"We have this week been given approval to take over a suitable camp at Point Peron, about 34 miles from Perth on the far side of Rockingham.

"This is ideal.

"Men will be able to recuperate and find renewed self-confidence under the supervision of an occupational therapist, soon to be appointed.

"We will thus be able to take care of those few who might otherwise be thrown back into civilian life suffering from a disability for which they could get no Commonwealth help because it was not considered war-caused."

*The Sunday Times, 16 December 1945, p. 5.*



## YOUTH CAMP.

### POINT PERON SITE.

#### Opening Tomorrow.

The Minister for Education and Social Services (Mr. Tonkin) will open the Point Peron youth camp tomorrow at 3.30 p.m. The area has been made available on a permissive tenancy basis from the Commonwealth Minister for Social Services and at present is being used by the Education Department for its first camp school.

Over 80 children from the Wongan Hills area and surrounding small schools arrived by train last Monday, and were transported to the camp by bus. An interesting educational programme has been arranged, including visits by departmental experts in the fields of nature study, art, music and physical education. Teachers from the schools concerned have accompanied the children and an additional camp staff has been appointed, funds having been made available to the department by the Commonwealth National Fitness Council. Some mothers accompanied the children and are assisting in the direction of general domestic duties concerned with the camp. The camp will conclude on December 21, when a special train will take the children back to their districts.

This camp is part of the general scheme in which the Education Department is working in collaboration with the National Fitness Council, and will provide a change of environment for children from these isolated areas and at the same time, while preserving the continuity of their education, will make full use of the environment which the camp provides. A similar camp school for several schools in the southern area is at present being conducted at the Albany quarantine station, which was made available for the purpose by the Commonwealth Department of Health.

*The West Australian* 14 December 1946, p. 19.

## Point Peron Youth Camp

Children from Burakin, Ballidu, Cadoux, Lake Hinds and Wongan Hills State schools enjoyed a pre-Christmas holiday camp at Point Peron which was officially opened by the Minister for Education (Mr. Tonkin) on December 15. The camp provided opportunities for educational lecture and physical training as well as swimming and sun-bathing. There were 87 children in camp.



There's no getting away from camp chores.



(Above): Fun in the water.

Back to camp after swimming.

A red hibiscus is planted in memory of the camp by Mr. R. Ackland, of Wongan Hills.



Rest period ends when the whistle blows and the children come running from the quarters.

# YOUTH CONGRESS

## Point Peron Camp Fixtures

The annual conference of the associated youth committee of the National Fitness Council will be held at the Point Peron camp this weekend. Seventy-five representatives from 17 major youth organisations will attend the camp which will be under the direction of the chairman of the committee (Mr. T. Sten), Principal of the Teachers' Training College.

The discussion programme is as follows:

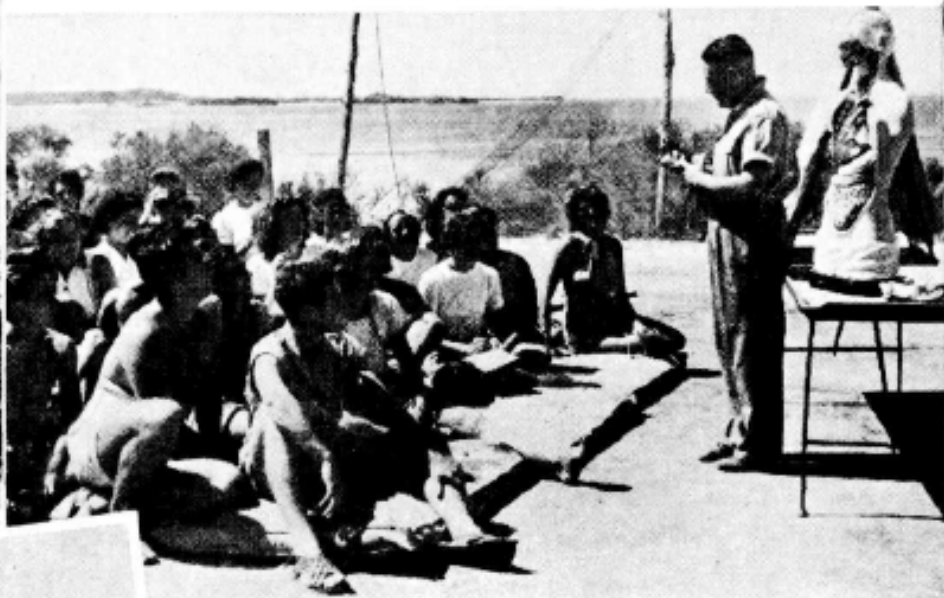
Saturday night: Economic contributions of youth, led by the Assistant-Director of Adult Education (Mr. J. Burman). Sunday afternoon: Cultural side, the Principal of Scotch College (Mr. J. M. T. Keles). Sunday evening: Attitude of youth to the spiritual aspects of community life, led by the State president of the Boy Scouts Association (Mr. I. T. Birtwistle). Monday morning: Social contributions of youth, led by the Principal of the Fairbridge Farm School (Mr. W. Mein). Monday afternoon: The physical side of general health, the Commissioner of Public Health (Dr. C. E. Cook).

*The West Australian*, 4 June 1948, p. 19.



## YOUTH LEADERS' CAMP

Over 30 youth leaders from centres throughout the State are attending a two-weeks' refresher course in social and physical activities at Point Peron. The camp is under the direction of the National Fitness Council. Pictures on this page give some idea of the spirit of the camp.



# Peron Camp



*Balanced on Benches: Instructed by Pat Henderson, assistant organiser of National Fitness activities, girls in camp devoted part of each morning to physical exercises.*

**D**URING the last fortnight of January the National Fitness Council of Western Australia held its first residential leaders' course at Point Peron Youth Camp. About 40 young men and women, among them representatives of far distant country districts, attended; camp activities were designed to develop mind and body, and, in doing so, to accentuate potential leadership qualities.

Physical education was by no means the sole purpose of the camp, and morning and evening lectures covered a wide variety of subjects, including appreciation of music and drama, national affairs, town planning, social entertainment in youth clubs, visual education and physiology.

We spent a day at the Peron Camp; morning lectures were over when we arrived and sun-tanned Pat Henderson, woman organiser, was putting the girls through their paces over the pommel horse. Folk dancing followed. At noon the whole camp including the Director of National Fitness, Mr. R. E. Halliday, and enthusiastic, ever-busy organiser, Mr. Bill English donned swim suits and tramped over the sandhills for a pre-luncheon dip. Afternoons in camp were mostly given over to voluntary activities.

Visiting lecturers talked in the evenings, but on the night of our visit 50 members of the National Fitness Leaders' Association were entertained, embryo leaders meeting and exchanging ideas with the "old hands" midst the camp's friendly holiday atmosphere.



*Ross Ewen, in charge of male physical activities, and his wife Marie, who instructed the life-saving class and made music for folk dancing.*



*Betty Young, a Teachers' College student, the only girl in the life-saving class of five, practices giving artificial respiration before being examined for her Bronze Medal. Patient is Florence Grace, formerly one of Modern School's star swimmers.*



*On the Duty Roster: Milton Newman, of Norseman (left) and Norrie Cousins, of Wagin, help Mrs. A. MacLennan (right) and her husband, "Mac," with dinner preparations. Caterers for the camp, Mr. and Mrs. MacLennan went to Rockingham for a holiday, ended as "King and Queen" of the Peron kitchen.*

# CAMP SCHOOL AT POINT PERON

Camp schools for country schoolchildren, conducted by the Education Department at the National Fitness camp at Point Peron, were resumed this year, and will be continued after the Christmas holidays. At present children from Chowrup, Cundernup and Coorow State schools and four correspondence students from those districts are in camp. During the day normal school lessons are given with a break for swimming instruction. When the children arrived at the camp some of them had never seen the sea before, and none could swim; but after a few weeks it is expected that all will have a fair knowledge of swimming. Similar camps are also held at Esperance and Albany.



Shirley Tuckett (Chowrup), Laurel Hally (Cundernup) and Audrey Hack (correspondence student from the Bayup Brook district) building sand castles



A swimming class learning leg movements.



Colin Hartnett (Cundernup), Robert Glover (Coorow), Ted Hally (Cundernup), Doug Hartnett (Cundernup) and Bruce Hally (Cundernup) in the water at Point Peron.



Beryl Mead (Chowrup), Connie Mead (Chowrup), Margaret Granow (Coorow), Olga Lomas (Cundernup), Mary Lomas (Cundernup) and Lheona Lampard (Coorow) at swimming practice.



Stanley Furniss (correspondence student from Mabrup) and Ruth Folland (Coorow) take their turn at the wash-up dish.



Recreation officer Mrs. E. Bromilow shows a class the correct arm action during a swimming lesson.



# HUNDREDS OF HUTS FOR POINT PERON?

Hundreds of one-room holiday shacks will be built at Pt. Peron—if the Dept. of Interior agrees to a Rockingham Road Board proposal.

Scheme is so far advanced that Road Board secretary G. E. Black said yesterday: "We hope to allocate the first 100 lots at the end of this month."

Proposed holiday camp area will be on 300 acres fronting Shoalwater Bay, near which is a bore yielding about 500,000 gallons of fresh water daily.

Shacks will compulsorily be of standard design—one 14 x 10ft. room with a front verandah, and a back verandah containing kitchen arrangements.

Cost of new material for the standard hut will be about £100, which means anybody can build a beach home of this type over a 2-year period without infringing building regulations.

Ground rental for each shack will be £5 yearly.

Mr. Black said that a number of prominent professional men were among those who had already inquired about the holiday area.

In this scheme for acquiring Commonwealth land and then leasing it for permanent holiday shack areas, Fremantle Road Board was a jump ahead of the Rockingham authorities.

At Naval Base—near Rockingham boundary—Fremantle Road Board secured 98 blocks from the Commonwealth. On this rising ground overlooking the sea 40 small week-end shacks are now being erected.

Mostly they are being built by their owners during week-ends. One man prominent in the motor world is building his week-end shack with the help of his wife and 6 daughters.

Most of these shacks should be completed well before

be completed well before Christmas.

Blocks have been staggered so that ocean views will be uninterrupted and those shacks nearing completion look neat and efficient despite their smallness.

Between the Rockingham road and the sea Fremantle Road Board is also planning a caravan park to hold about 90 vehicles for Naval Base holidayers.



**SMALL COMFORT FOR CAMPERS:** A Rockingham Road Board by-law prohibiting camping in the board's area between Kwinana Beach and Safety Bay has forced a number of campers to move to Point Peron, where a bore provides the only water supply. Campers collect their drinking water from this source, where a girl in bathers enjoys a shower, mothers wash clothes and children paddle. The by-law will be discussed at a meeting of the Rockingham Ratepayers' Association tomorrow night.

*The West Australian*, 6 January 1949, p. 7.



# DISCOMFORTS OF CAMPING AT POINT PERON

(By a Staff Reporter.)

Apart from flies and the usual discomforts of camping, the Point Peron reserve this year offers a host of additional inconveniences to unsuspecting campers.

Having seen the existing conditions, it is not amazing that persons such as Mr. A. R. Fullarton, of Victoria Park, and his family are resenting the enforcement of the Rockingham Road Board by-law prohibiting camping in areas under its control.

Many campers during the recent holiday period set up tents along the coast only to be bluntly given two hours' notice to quit. With reduced petrol supplies, most motorists had no option but to camp at Point Peron, which was overcrowded in consequence.

The approach to Point Peron over two miles of dusty bush track bordered by stunted undergrowth and dry grass is in itself uninviting. But on arrival at the camping grounds the lack of welcome is more forcibly driven home by the scanty facilities provided. These are of a bare minimum, consisting of one artesian bore supplying warm, brackish water and a few lavatories, mostly situated with no privacy.

The bore water is carried away in an open stone drain where clothes are washed, drinking water drawn and ablutions made. The lavatories, although cleared regularly, are otherwise untouched and the use of a broom or deodorant is unknown.

## JOURNEY ON FOOT.

About 120 yards before reaching the bore the road forks. The track to the right leads to a cliff overlooking the beach. Here cars have to be parked and the journey continued on foot down steps built by the campers. At the foot of the cliff tents are huddled on a stretch of dirty sand and deluged in dust from the cliffs above when a land breeze blows.

Conveniences for those camped on the beach are situated 50 yards back from the top of the cliff and many camped farther along the beach do not trouble to walk the distance to them. The water supply being so far from the

distance to them. The water supply being so far from the beach, some have tapped water at depths of 8ft. or 9ft. The water thus obtained is cooler and not so brackish as that from the bore, but the risk of pollution is apparent as refuse is buried and it is a long walk to the public conveniences.

## FIRE HAZARD.

Everywhere the bush is carpeted with dry grass and it is a wonder that with all the camp fires and lack of water the camping area has not been set ablaze.

Campers complained of the difficulty experienced once or twice a week at low tide in getting boats launched and around a sand spit which runs out to sea from the beach. At times, they said, it was impossible to use the boats. During these periods the smell of decaying seaweed on the uncovered seabed was most objectionable.

Groceries and vegetables are delivered daily, meat twice weekly and bread every second day. But an unforeseen shortage means a two to three-mile trudge along a dusty road to the nearest store.

However, ratepayers of the Rockingham district have asked the road board to rescind the by-law banning camping and to allow campers in prescribed areas near the sea front, with facilities for camping. Not only Rockingham residents but the caravanning public of Western Australia are awaiting a decision from the Rockingham Road Board which may be made at its meeting tonight.





Members were rostered daily for mess duties, and here four of the girls are pictured preparing salads.

Below: Conference was divided into five groups, one of which is shown here at study on an old gun emplacement.

## Youth Camp at Point Peron

Eighty-six young people from 20 different youth organisations spent the long weekend in camp at Point Peron. Designed to promote discussion on the way in which club activities can help to bring about better international understanding, the camp provided a practical example of this ideal by including five young displaced persons.



It was not all work, and this section enjoyed a game of dodge-ball.



Right: A sub-division of one of the groups relaxes for a discussion.

Below: Oloerts Uptis (Latvia), Bernice Jamieson, Alois Sashegyi (Hungary) and Jan Czollinski (Luxembourg) talk with Mr. B. Mather, the camp director.



Joy Dixon appears interested in a note taken down by Walter Issakow (Estonian), while Ganas Germanis, of Latvia, looks on.



Below: To save time, study films were screened immediately after the midday meal.





## Holiday Under Canvas

Many of the campers holidaying at Point Peron since Christmas moved on there when they found that a Rockingham Road Board by-law prohibited camping in the board's area between Kwinana Beach and Safety Bay. Although amenities are few, the campers are happy in their adopted surroundings.



Miss Peggy Bain, of Victoria Park, does the washing while her baby sister, Carol, also in the "tub"—the outlet from Point Peron's only water supply for campers, a bore sunk within sight of the sea.



A small stingray caught by Mr. F. Maynard attracts a lot of attention.



Mr. M. J. Smith, of Perth, cooks for his wife and child.



Left: In the heat of the day, Mrs. F. Maynard, of Armadale, her daughter, Kerry, and their dog, Bonzer, take time off for a rest.



## FITNESS

Scenes from the National Fitness Council camp at Point Peron where student teachers are doing an extensive course in physical education. The course, which includes physical exercises, games, swimming and life-saving, will equip the teachers to promote physical fitness in schools throughout the State.





The campers.

## Seventh Day Adventists

Seventh Day Adventists held their annual camp at Point Peron during Easter. The pictures show how they enjoyed the occasion.



Music while it rained.



Denise Ross (centre) was the youngest.



Miss M. Powrie, Mr. N. Myers and Miss E. Groom slice bread for the multitude.



Mary Holmes plays for the sing-songsters.

## SCHOOL CAMP AT POINT PERON

The first of the new series of camp schools conducted by the Department of Education will commence this weekend, when 75 children from one-teacher schools at Walgoolan, Beacon, Gutha and Wialki and the senior classes of the Wiluna school will enter the National Fitness camp at Point Peron. They will be joined by 11 children from isolated areas who are securing their education by correspondence. While in camp the children will visit the Royal Show and other metropolitan places of interest.

The camp schools are planned principally to give children of one-teacher schools and correspondence pupils a change of environment and the social benefits of being members of a large corporate group. Such facilities are available at the Point Peron camp, and at Albany, Esperance and Bunbury. The camps, which last for about three weeks, are conducted as schools, at which the ordinary departmental curriculum is enriched by a programme which makes full use of the environment.

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*The West Australian*, 30 December 1948, p. 13.



## Army reservists help restore WWII coastal defence battery at Point Peron

By Kathryn Diss and Jessica Strutt  
Posted Sun 3 May 2015, 7:50am

Batteries and bunkers built south of Perth to defend Western Australia's coastline during the World War II are being restored.

It has been more than 70 years since soldiers were stationed on the stretch of coastline at Point Peron.

Much of the site, which played an integral role in WA's coastal defence strategy, has now fallen into disrepair.

Army reservists from the 11th/28th battalion are now helping restore the infrastructure to its former glory.

Lieutenant colonel Chris Adams said 20 of his regiment volunteered to help remove sand from the bunkers and batteries.

"There's 70 years of dirt that's been built up down here - the soldiers are digging it out," he said.

"To have something like this for the rest of the community to come and look at will be wonderful once it's completed.

"Most people in the community wouldn't be aware that these bunkers exist with the large guns that were protecting our borders. And to be here to restore these is a privilege."



PHOTO: Army reservists have volunteered their time to restore the batteries and bunkers at Point Peron. (ABC News: Kathryn Diss)

MAP: Peron 6168

### Museum to accompany restoration

Liberal MP Phil Edman has formed a committee to drive the restoration project.

He has plans to build a museum on the site, construct a memorial, create picnic areas and open up the bunkers and batteries to the public.

"We've got people coming in and out graffitiing it, ruining it," Mr Edman said.

"We've got to get on with the master plan, turning it into what I believe will be a significant coastal defence museum which hopefully will be the largest ever seen in Australia."

Mr Edman has also been collecting memorabilia from the time, which has turned his Rockingham electorate office into a makeshift museum until the artefacts can be showcased at the site.

"We've got people building models for us, there is stuff being donated, there's stuff we've bought as well from all over the world, as well as around Australia, we've picked up some deceased estates as well," he said.

"It's an ongoing job to find memorabilia that happened in Australia. You think you could just pick it up in Perth - you can't, you've got to go all around the world to find it."



PHOTO: The coastal defence battery at Point Peron has fallen into disrepair. (ABC News)

### Restoration will help educate public on its role

Environmental authorities currently managing the site, are also supporting the project.

Kelly Gillen from the Department of Parks and Wildlife said restoring it to its World War II glory would help educate the public on the important role it played.

"The story of the coastal defences for Western Australia is an untold story," he said.

"There's a great opportunity with this site to restore some of the world war two infrastructure and to interpret that story for the general public."

Mr Gillen hopes to finalise the master plan for the project soon.

"This year, we will certainly be in a position to have a framework and a plan that we're actually able to work to," he said.

The committee hopes to have the heritage and design planning complete by the end of the year, paving the way for it to seek funding from local, state and federal governments.

The story of the coastal defences for Western Australia is an untold story.

Parks and Wildlife spokeswoman Kelly Gillen



## Appendix 9: Below Threshold documentation Point Peron Recreational Camp



# REGISTER OF HERITAGE PLACES

## Below Threshold

1. **DATA BASE No.** 4646
2. **NAME** *Point Peron Recreational Camp* (1942-43; c.1946; 1968; 1984)  
**FORMER NAME** K Battery Barracks
3. **LOCATION** Point Peron Road, Peron
4. **DESCRIPTION OF PLACE INCLUDED IN THIS ENTRY**  
Cockburn Sound Locations 2056, 2057, 2058, 2059 and 2600, being Crown Reserve 27853 and being the whole of the land comprised in Crown Land Record Volume 3099 Folio 978.
5. **LOCAL GOVERNMENT AREA** City of Rockingham
6. **OWNER** Crown, Vested in the Recreation Camps and Reserve Board.
7. **HERITAGE LISTINGS**
  - Register of Heritage Places: Below Threshold 27/09/1996
  - National Trust Classification: -----
  - Town Planning Scheme: -----
  - Municipal Inventory: -----
  - Register of the National Estate: -----
8. **CONSERVATION ORDER**  
-----
9. **HERITAGE AGREEMENT**  
-----
10. **STATEMENT OF SIGNIFICANCE**

*Point Peron Recreational Camp*, a group of single-storey, timber framed buildings clad with weatherboard up to sill level and asbestos cement sheeting above and having terra cotta tiled or corrugated asbestos cement sheet roofing, has cultural heritage significance for the following reasons:

the place was an integral component of K Heavy Battery which was part of the World War Two defences of the area;

the existing World War Two camp structures as part of an army battery installation are the only ones currently known to remain in the State as a substantially intact group;

the place has some social value by being associated with the National Fitness Council and its program to promote recreation in the



community. The ongoing use by the Ministry of Sport & Recreation has continued this social association; and,

The use of the camp by the National Fitness Council as one of their early camps used to promote recreational activity as part of community living is of some historic interest.

## **11. ASSESSMENT OF CULTURAL HERITAGE SIGNIFICANCE**

The criteria adopted by the Heritage Council in September, 1991 have been used to determine the cultural heritage significance of the place.

### **11.1 AESTHETIC VALUE**

The current camp offers little aesthetic value to the community. The ad hoc layout of the camp and current condition of the structures do not present an attractive setting.

### **11.2. HISTORIC VALUE**

The camp was an integral component of K Heavy Battery, which was part of the World War Two defences of the area. (Criterion 2.2)

The use of the camp by the National Fitness Council as one of their early camps used to promote recreational activity as part of community living is of some historic interest. (Criterion 2.2)

### **11.3. SCIENTIFIC VALUE**

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### **11.4. SOCIAL VALUE**

The camp has some social value by being associated with the National Fitness Council and its program to promote recreation in the community. The ongoing use by the Ministry of Sport & Recreation has continued this social association. However, in the context of all the camps, the contribution of *Point Peron Recreational Camp* was not major or distinctive. (Criterion 4.1)

## **12. DEGREE OF SIGNIFICANCE**

### **12.1. RARITY**

Although the camp buildings as a type are quite common, the existing World War Two camp structures as part of an army battery installation are the only ones currently known to remain in the State as a substantially intact group. (There are other better camps associated with RAAF bases, eg. *Cunderdin Airfield*, but not army bases. There are also better battery installations from World War One, eg. *Albany Forts*.) However, the importance of the camp alone is considerably diminished without the battery in reasonable condition. (Criteria 5.1 & 5.2)

### **12.2 REPRESENTATIVENESS**

The buildings represent a type that was quick and easy to erect. (Criterion 6.1)

### **12.3 CONDITION**

The current overall condition of the buildings is fair, but they present a certain risk to the public as they contain asbestos cement sheeting and electrical and sewer services are in poor condition. The timber subfloor structure is aged and worn and will require upgrading if it is to continue in active use.

#### **12.4 INTEGRITY**

Originally designed as the barracks for a heavy coastal battery during World War Two, the buildings have subsequently been used as a recreational camp. This is not incompatible with the original intention of the place as camp accommodation. *Point Peron Recreational Camp* has a high degree of integrity.

#### **12.5 AUTHENTICITY**

The camp buildings have not been altered to any great extent as most of the original buildings remain in their original locations and in their original form. Later buildings have been located adjacent to but separate from the original structures. Overall, the camp has a high level of authenticity.

### **13. SUPPORTING EVIDENCE**

Attached are key sections of the supporting evidence prepared by Cox Howlett & Bailey, Architects and Planners: 'Point Peron Recreational Camp Heritage Assessment' (prepared for the WA Department of Contract and Management Services August 1996).

#### **13.1 DOCUMENTARY EVIDENCE**

For a detailed discussion of the documentary evidence refer to Cox Howlett & Bailey, Architects and Planners: 'Point Peron Recreational Camp Heritage Assessment' (prepared for the WA Department of Contract and Management Services August 1996).

#### **13.2 PHYSICAL EVIDENCE**

For a detailed discussion of the physical evidence refer to Cox Howlett & Bailey, Architects and Planners: 'Point Peron Recreational Camp Heritage Assessment' (prepared for the WA Department of Contract and Management Services August 1996).

#### **13.3 REFERENCES**

Cox Howlett & Bailey, Architects and Planners: 'Point Peron Recreational Camp Heritage Assessment' (prepared for the WA Department of Contract and Management Services August 1996).