

TANNER ARCHITECTS

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TANNER ARCHITECTS
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→ **TANNER ARCHITECTS WERE A NATURAL CHOICE TO BE INVOLVED IN THE DEVELOPMENT OF '30 THE BOND', NOT ONLY** because of their considerable expertise and proven track record in urban design, heritage conservation and adaptive reuse, but also because of the commendation they received from the City Council for their design in the earlier competition for new buildings on this site.

Celebrating their 30th year this January, Tanner Architects have taken a key role in the development of a complex that not only retains much of its fascinating history but also takes the first steps towards the future in environmental and ecologically sound developments.

Early involvement by Howard Tanner and Jocelyn Jackson as part of the team that formulated the urban design guidelines for the site ensured that their expertise helped determine the general form, massing and articulation of the new building.

The unique combination of past and present in the development provided a challenge that Tanner Architects undertook and excelled at. The four-storey high sandstone wall in the atrium, which was hewn by hand during the original construction of the gas works in 1871, is a prime example of how the old can compliment the new. The use of drainage to control seepage and the incorporation of this feature into the building is one of the highlights of the development.

The problem of dampness in the stone walls was widespread and a number of steps were taken to control this. Integral with the construction of the five-storey sandstone AGL offices and stores building in 1845 was the creation of very large cavity to separate the building from the rock face behind. However, this drainage cavity had failed owing to neglect and lack of maintenance with the result that damp had seeped into the building. In addition to repairing the original drain, a chemical DPC was introduced into the connection points between the rock face and the stone walls of the building to form a barrier against further seepage. The previously damp walls were then desalinated.

An extraordinary amount of work went into the research and documentation of other aspects of the development, including repairs to the stonework and brickwork walls, timber and concrete flooring, slate and steel roofing, timber windows shutters and doors, external steel stairs and internal timber stairs, new paving and glass panels. This work was carried out in the main by Megan Jones and Scott MacArthur of Tanner Architects. Megan Jones also guided the conservation works and heritage issues for the whole site during the project.

Further work involved documentation of the adaptation of existing facilities and the provision and coordination of new facilities including the special requirements regarding fire safety and the supply of amenities and electrical requirements throughout the heritage listed buildings.

Tanner Architects' involvement in '30 The Bond' is one of a number of projects, both large and small that the firm is currently working on. The firm has a unique position within the industry - marrying historic and contemporary architecture - and has received many awards and commendations for its work. With the completion of this development it is not hard to see why.

