



Hon Tony Kelly MLC  
Minister for Planning  
Minister for Infrastructure  
Minister for Lands  
Deputy Leader of the Government in the Legislative Council  
Leader of the House in the Legislative Council

## MEDIA RELEASE

10 August, 2010

### **Lease Signed for Hillview**

The NSW Government has signed a long-term lease which supports the ongoing use of an important Southern Highlands heritage home as a guest house, museum and public garden.

Minister for Planning, Tony Kelly, said he has signed the 40 year lease with Damien Miller for the Hillview property at Sutton Forest.

Hillview was the Vice Regal country residence for Governors of NSW between 1882 and 1957. Following a period of private ownership the property was gifted back to the NSW Government in 1985.

In 1999, Mr Miller entered into a deed of agreement with the NSW Government to convert and upgrade Hillview into an eight-suite guest house and museum. After this time, it was envisaged a long-term lease would be signed.

Mr Kelly said the Chair of the Heritage Council, Gabrielle Kibble, and the previous Chair, Michael Collins, had inspected Hillview and found it has been upgraded to a satisfactory standard.

Mrs Kibble supported the lease signing.

"I am pleased to see that Hillview will be an ongoing important tourism destination in the Southern Highlands," she said.

The new lease ensures the ongoing conservation of Hillview, its buildings, gardens and contents while guaranteeing community access.

Under the lease:

- Hillview is to be used for an eight-suite guest house, and a museum;
- As well rural, agricultural and other ancillary uses such as a restaurant, function centre, conference centre, agistment of livestock and community events are supported under the lease.
- Market-based rent will be required to be paid, with an independent valuer to determine rental levels;
- Hillview must be maintained in accordance with a Heritage Council-endorsed Conservation Plan, a contents/furnishings plan and a garden conservation plan;
- The Department of Planning may inspect Hillview every six months and can require Mr Miller to carry out repairs.

Mr Miller is responsible for all outgoings, compliance with local and State controls and must maintain the buildings and conserve the gardens, with the property to be open to the public at least 12 days a year.

The signing of the lease will result in the dropping of legal proceedings by Mr Miller against the NSW Government.

Mr Kelly said he was pleased that legal issues had been resolved with the signing of the lease.

"Hillview is of key heritage importance to the State of NSW and therefore I am happy to see its adaptive re-use and also being open to the public," he said.

The deed signing followed a tender process where interested parties were invited to submit proposals for the long term management of Hillview. The lease for the property will be made publicly available at [www.heritage.nsw.gov.au](http://www.heritage.nsw.gov.au)

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