

14 February 2017

David Gibson
Acting Director
Social and Other Infrastructure Assessments
NSW Department of Planning and Environment
GPO Box 39
Sydney NSW 2001

ATT: Peter McManus

Dear Sir,

RE: Additional submission from the Council Meeting held on 13 February 2017 regarding the proposed Modification 7 to the Royal North Shore Hospital Approved Concept Plan (MP 06_0051 Modification 7)

I refer to letters dated 17 December 2016 and 19 January 2017 notifying Council of Modification 7 to the Approved Concept Plan for Royal North Shore Hospital (MP 06_0051 Modification 7) and of a request for development of Precinct 4A to be assessed as State Significant Development.

Council Officers lodged a submission (dated 2 February 2017) on behalf of Council in response to the notification of these matters. This submission was made within the specified timeframe noting a request for extension of time to enable Council to consider the matter at a Council meeting was denied. The submission specified that a further submission may be made following consideration by Council at a Council meeting.

Council considered the matter at its first meeting of 2017 held 13 February, 2017, at which it resolved to provide an additional submission to the Department of Planning and Environment indicating Council's objection to:

- a) The location of child care facilities (whether temporary or not) within close proximity to the Community Health Facility. In this respect it is understood that the temporary relocation of child care was approved under Part 5 of the Environmental Planning and Assessment Act by means of a Review of Environmental Factors with no public consultation or referral to Council.
- b) Any reduction in temporary residential accommodation associated with the hospital use below the commitments contained in the Concept Approval and in particular Condition M1.1(e)(ii), namely:
 - A minimum of 15,000m² overall;
 - A minimum of 10,000m² being nursing and student accommodation;
 - A minimum of 5,000m² being short term hotel style accommodation.

Such accommodation to include:

- i) Staff accommodation/on-call accommodation;
- ii) Carer Accommodation;
- iii) Respite care;
- iv) Medi-hotel; and
- v) Childcare.

c) Any future development on Lot 4B that does not include:

- Retail
- Short term accommodation, serviced apartments, medi-hotel or the like.

Objection is also raised to the deletion of the Precinct 7 Pocket Park from the Statement of Commitments contained within the Preferred Project Report.

This commitment states:

"The Precinct 7 Pocket Park will be located on the corner of Westbourne and Herbert Street and will have an area of not less than 2,900m². The park will be designed and constructed as a soft landscape to a standard not less than relevant Willoughby City Council's standard for new local parks, and upon completion will be dedicated to Willoughby City Council."

Although it is acknowledged that approval has been granted for the demolition of Lanceley Cottage, this does not justify the loss of the Pocket Park. Any further reduction of open space (particularly green space) from the hospital site is not supported. If this open space is proposed to be relocated from Precinct 7, then an alternative location should be identified as part of Modification 7. If an alternative location is not identified and the pocket park is deleted, then strong objection is raised.

Should you have any enquiries regarding this additional submission please contact Strategic Planner Craig O'Brien on 9777 7647 or email Craig.O'Brien@Willoughby.nsw.gov.au.

Yours Faithfully



Ian Arnott
PLANNING MANAGER