

2 June 2016

Barangaroo

Ms Carolyn McNally
Secretary
NSW Department of Planning & Environment
GPO Box 39
SYDNEY NSW 2001

Dear Ms McNally

The Barangaroo Delivery Authority seeks your approval of the Interpretation Plan and modification to the planning approval Conditions of Consent in relation to the demolition of the Harbour Control Tower (the HCT) at Barangaroo as part of a modification of approval MP10_0048 (MOD 9).

Under Project Application MP10_0048 for Barangaroo Headland Park and Northern Cove – Main Works, the Barangaroo Delivery Authority (the Authority) is currently progressing the demolition of the HCT, as approved by the Minister for Planning under section 75W of the Environmental Planning & Assessment Act 1979 (the Act) on 30 July 2015 (MOD 4).

MOD 4 approved plans refer to “potential” interpretative devices listed in the HCT Interpretation Strategy (the Strategy) and pursuant to section 75W of the Act, the Authority is seeking to modify Condition of Consent A2A (as per **Attachment A**) to include updated PWP Landscape Architecture plans and removal of PWP and WMK plans as required to reflect the recommendations of the HCT Interpretation Plan (the Plan).

Under section 5.1 of the Strategy, a list of potential interpretation sites and devices for the HCT were identified including the use of a void or ‘Oculus’. Following approval of MOD 4, and in accordance with Condition of Consent B41 and the Strategy, further development of the potential devices was investigated by GML Heritage, a professional heritage designer. As a result of its investigations, a recommendation not to consider the proposed ‘Oculus’ was made based on the constraints and opportunities identified (Section 3.8 of the attached Plan).

Based on the outcomes of the Plan, the Authority is requesting that the WMK Architecture and PWP Landscape Architecture plans listed under Condition of Consent A2A Demolition of HCT, are removed/ superseded as required and replaced by the updated PWP Landscape Architecture Concept Plan (**Attachment B**).

In addition, please find attached the Plan (**Attachment C**) which is now submitted to the NSW Department of Planning & Environment for approval prior to the demolition of the HCT from

the ground level and below. A summary of the consultation undertaken by the Authority with external stakeholders can be found in the HCT Interpretation Plan Consultation Report (**Attachment D**).

Should you have any queries or require any further information, please contact Peter Funder, Development Director, Central and Barangaroo Reserve on 02 9255 1726 or Peter.Funder@barangaroo.nsw.gov.au

Yours sincerely

A handwritten signature in black ink, appearing to read 'C van der Laan', with a long, sweeping horizontal stroke extending to the right.

Craig van der Laan
Chief Executive Officer

Incl:

Attachment A – Proposed modifications to approval

Attachment B – Updated PWP Landscape Architecture Concept Plan (TE-PWP-L-S3-R3)

Attachment C – HCT Interpretation Plan (April 2016)

Attachment D – HCT Interpretation Plan Consultation Report (April 2016)

Attachment A

The Authority is seeking to modify the Approval by varying Condition A2A as follows, noting that proposed additions are shown in **bold red** and proposed deletions shown as ~~strike through~~ text:

A2A DEMOLITION OF HARBOUR CONTROL TOWER

Notwithstanding the plans and documents listed in Condition A2 above, approval is issued for the demolition of the Harbour Control Tower and associated works, as detailed in the following plans and documents:

The Environmental Assessment Report prepared by MG Planning Pty Ltd title "Barangaroo Headland Park and Northern Cove-Modification to Main Works Project Approval re: Harbour Control Tower Demolition" dated 9 April 2014 and appendices, as amended by the Response to Submissions prepared by Barangaroo Delivery Authority titled "Barangaroo Headland Park and Northern Cove-Modification to Main Works Project Approval Re: Harbour Control Tower Demolition (Modification 4)" dated July 2014 and appendices.			
The following plans prepared by WMK Architecture titled "Sydney Harbour Control Tower Demolition Works":			
Drawing No.	Rev	Name of Plan	Date
A-HCT-0000	B	Cover Sheet	30.01.2014
A-HCT-0001	B	Ground Floor Plan RL 3.000 Demolition Works	30.01.2014
A-HCT-0002	B	Upper Floor Plan RL 13.000 Demolition Works	30.01.2014
A-HCT-0003	B	Main Roof Plan/Site Plan Demolition Works	30.01.2014
A-0004	B	Section B-B Demolition	30.01.2014
A-0005	B	Ground Floor Plan RL 3.000 Proposed Works	30.01.2014
A-HCT-0006	B	Main Roof Plan Proposed Works	30.01.2014
A-0007	B	Section A-A Proposed	30.01.2014
A-0008	B	Section B-B Demolition	30.01.2014
A-HCT-0009	B	Roof Level RL 20.00 Design Details Proposed Works	30.01.2014
A-HCT-0010	B	Roof Level RL 20.00 Design Details Proposed Works	30.01.2014
The following Landscape Plans prepared by PWP Landscape Architecture titled "Harbour Control Tower Existing Concept Design" (Project No. 1004):			
TE-PWP-L-S3- R3 xxxx (hand marked 'A')		Blow Up Plan	27.01.2014 18.12.2015
TE-PWP-L-S3- xxxx (hand marked 'B')		Blow Up Plan	27.01.2014