



**LIVERPOOL HOSPITAL REDEVELOPMENT
STAGES 2.1C & D (MILESTONES 3/4) MP10_0056
PREFERRED PROJECT REPORT**

January 2011



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In Conjunction with

Project	Liverpool Hospital Redevelopment Stage 2.1C&D (Milestones 3/4) MP10_0056
Client	Bovis Lend Lease
Project Status	For Approval
Project Director	AL
Checked By	AL
Date Issued	27 January 2011
Issue Type	FINAL

Rev	Amendments	Date
01	Part 2 and 3	25 January 2011

P:\PROMOS\PROMO Projects\2009\Liverpool Hospital Redevelopment Stage 2.1 - Milestones 3 & 4\PUBLISH\PUBLICATIONS\03
PREFERRED PROJECT REPORT\2010-01-18 LIV HOSP REDEV M3 AND 4_PPR.DOC



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1 INTRODUCTION

This document is a Preferred Project Report prepared on behalf of NSW Health Infrastructure as part of the Project Application for the Liverpool Hospital Redevelopment Stage 2.1C & D (Milestones 3/4) MP10_0056 under Part 3A of the Environmental Planning and Assessment Act 1979.

The information contained within this Preferred Project Report has been prepared in response to the issues raised in the submissions lodged by the Department of Environment, Climate Change and Water (DECCW), NSW Roads and Traffic Authority (RTA) and Sydney Water during the public exhibition of the Project Application and Environmental Assessment.

The responses set out in this report address all the issues raised. Accordingly, NSW Health Infrastructure looks forward to the Minister's favourable consideration of the Project Application and this supporting Preferred Project Report.

1.1 BACKGROUND

In November 2010, NSW Health Infrastructure lodged a Project Application for Stages 2.1C & D of the Liverpool Hospital Redevelopment (Milestones 3/4) under Part 3A of the Environmental Planning and Assessment Act 1979.

This Project Application represents the third stage of development of the Liverpool Hospital Redevelopment Concept Plan, which was approved by the Minister in February 2007, which involves the refurbishment of the existing Cancer Therapy Centre, construction of new bunkers associated with the Cancer Therapy Centre and a new Clinical Skills Training Centre.

1.2 PURPOSE OF THE REPORT

The purpose of this report is to provide a response to all the issues raised during the public exhibition period. This Preferred Project Report and associated Appendices A-B, together with the Project Application and Environmental Assessment (and associated Appendices A-N) lodged with the Department of Planning (DoP), form the complete application for this project.

2 SUBMISSIONS

A total of three (3) submissions were received during the public exhibition process from:

- DECCW;
- RTA; and
- Sydney Water.

These submissions are provided in Appendix A. The responses to each of these submissions are set out in the following tables.



2.1 DECCW

Issue	Response
DECCW has no comments and no further interest in being involved.	NSW Health Infrastructure notes that DECCW has no comment.

2.2 RTA

Issue	Response
<p>The submitted traffic report dated August 2006 (Reference 0635) is out of date and does not assess the traffic impact from the proposed developments which include:</p> <ul style="list-style-type: none"> ▪ Refurbishment of the existing Cancer Centre ▪ Construction of a Research Bunker associated with the Cancer Centre, and ▪ Extensions to the Clinical Skills Training Centre. 	<p>The Traffic, Transport and Parking Assessment Report was prepared by Transport and Traffic Planning and Associates in August 2006 as an integral component of the comprehensive Concept Plan Application for the Liverpool Hospital Redevelopment. The Concept Plan was approved by the Minister in February 2007. The Transport and Parking Assessment Report is included as Appendix F of the Milestones 3/4 EA.</p> <p>As described in Part 3 on page 15 of the Traffic Report, the assessment relates to the proposed Liverpool Hospital Redevelopment as defined in the approved Part 3A Concept Plan. The approved Concept Plan included the expansion and refurbishment of the Cancer Centre as well as the new Clinical Skills Training Centre.</p> <p>The Project Application identifies a minor relocation of the Training Centre facilities which originally were intended to be constructed above the Education Centre.</p> <p>The carparking requirements for the total Liverpool Hospital complex were fully addressed in the approved Concept Plan documentation and new carparking</p>

Issue	Response
	<p>provision has been progressively implemented as part of subsequent project applications for various stages of the Liverpool Hospital expansion programme.</p> <p>The proposed Milestones 3 / 4 redevelopment works do not involve any changes to the existing vehicular access arrangement to the Cancer Therapy Centre and Education Centre, nor are there any proposals for car parking as part of this Project Application.</p> <p>The proposed development of Milestones 3 / 4 will primarily service the existing staff, patient and visitor population. The potential increase in staff and patients and associated increase in vehicular movements will be minor and, in any case, has been foreshadowed in the traffic assessment undertaken for the Concept Plan.</p> <p>Accordingly, it is considered that the Traffic, Transport and Parking Assessment Report prepared in August 2006 is of direct relevance for the proposed Milestones 3 / 4 works.</p>
<p>The RTA has recently received a number of applications within the Hospital Precinct. The cumulative traffic impact of the developments within the surrounding area shall be assessed in the traffic report.</p> <p>In this regard, the following information shall be submitted to the RTA for review and approval prior to the determination of the application:</p> <p>a) A revised traffic report which reflects the following changes:</p>	<p>The RTA appears to be referring to the separate Project Applications which followed the approval of the comprehensive Concept Plan Part 3A works.</p> <p>As indicated above, the cumulative traffic impacts were fully assessed as part of the Concept Plan process and, accordingly, there is no requirement to undertake the preparation of a revised Traffic report as suggested by RTA.</p>



Issue	Response
<ul style="list-style-type: none"> ▪ Cumulative traffic impact of the proposed development 	<p>As mentioned above, the proposed Milestones 3 /4 works will primarily service the existing staff, patient and visitor population. The potential increase in staff and patients and associated increase in vehicular movements will be minor and has already been foreshadowed and provided for in the detailed traffic assessment prepared for the Concept Plan.</p>
<ul style="list-style-type: none"> ▪ Revised traffic access without the proposed new access road to Hume Highway; and 	<p>The Liverpool Hospital Concept Plan provided for a new northern link road connecting the north-eastern side of the Liverpool Hospital campus to the Hume Highway and subsequently formed part of the Infrastructure and Ancillary Works Project Application, which was approved in April 2009. In October 2010, a Section 75W Modification Request was lodged with the Department of Planning, seeking approval for the relocation and redesign of the Hume Highway/Mannix Parade/Remembrance Avenue intersection. Approval for the modified consent was granted on 12 January 2011.</p> <p>The northern link and associated Hume Highway intersection upgrade works are not located in the vicinity of, nor does do they directly serve or provide access to the proposed facilities in Milestones 3 / 4. Given that there are no proposed changes to traffic access for Milestones 3 / 4 and that access is not reliant upon the new northern link, it is not considered relevant to reconsider traffic access without the proposed new access road to Hume Highway.</p>
<ul style="list-style-type: none"> ▪ The latest layout of the intersection of Hume Highway/Mannix Parade/Remembrance Avenue 	<p>Works relating to the intersection of Hume Highway/Mannix Parade/Remembrance Avenue do not form part of this Project Application.</p> <p>The request for the latest layout of the Hume Highway/Mannix Parade/Remembrance Avenue intersection relates to a separate Section 75W</p>

Issue	Response
	<p>Modification of Consent application (MP08_0062 MOD 1 - Hart Street Modification, Warwick Farm), which was approved by the Minister on 12 January 2011.</p> <p>Accordingly, it is not considered relevant to provide the requested information as part of this Preferred Project Report.</p>
<ul style="list-style-type: none"> ▪ Traffic survey counts in 2010 for the intersections analysed in SIDRA model 	<p>Given that the projected increase in traffic movements stemming from Milestones 3 /4 will be minor and has been accounted for in the approved Concept Plan, it is not considered relevant to provide revised traffic survey counts.</p>
<ul style="list-style-type: none"> ▪ The latest car parking demand and supply survey on the site and within the surrounding area 	<p>Carparking demand and supply issues were fully addressed in the approved Part 3A Concept Plan.</p> <p>Substantial additional carparking for the Liverpool Hospital was approved as part of the Infrastructure and Ancillary Works Project Application (approved in 2009) which provides for a significant expansion in hospital car parking to a total of 2,363 car spaces. Accordingly, it is not considered relevant to undertake any further carparking surveys or analyses as part of this Preferred Project Report.</p>
<ul style="list-style-type: none"> ▪ A package of improvements to achieve a mode shift to the public transport. 	<p>This issue has been adequately addressed in Section 5.6 of the EA on pages 35 to 36.</p> <p>Pages 34-38 of the Traffic, Transport and Parking Assessment Report (Appendix F of the EA) encourages the implementation of a Work Place Travel Plan and provides for a suite of measures to improve a mode shift to sustainable modes of transport.</p>



Issue	Response
<p>b) An electronic copy of the revised SIDRA model for the following intersections (but not be limited to those sites) shall be submitted to the RTA for review and approval:</p> <ul style="list-style-type: none"> ▪ Hume Highway/Mannix Parade/Remembrance Avenue ▪ Hume Highway/Bigge Street ▪ Remembrance Avenue/Hart Street 	<p>As mentioned previously, works relating to the intersection of Hume Highway/Mannix Parade/Remembrance Avenue do not form part of this Project Application.</p> <p>The request for SIDRA modelling of the Hume Highway/Mannix Parade/Remembrance Avenue intersection relates to a separate Section 75W Modification of Consent application (MP08_0062 MOD 1 – Hart Street Modification, Warwick Farm), which was approved by the Minister on 12 January 2011.</p> <p>Accordingly, it is not considered relevant to provide the requested information as part of this Preferred Project Report.</p>
<p>In addition to the above, the RTA provides the following comments to the Department for its consideration in the determination of the application:</p>	
<p>2. The layout of the proposed car parking areas associated with the subject development (including driveways, grades, turn paths, sight distance requirements, aisle widths, aisle lengths, and parking bay dimensions) should be in accordance with AS 2890.1-2004, AS 2890.2-2002, and AS 2890.6-2009.</p>	<p>There are no car parking areas proposed as part of this Project Application. Accordingly the comments are considered to be irrelevant to the Project Application.</p>
<p>3. The provision of off-street car parking shall be provided to the satisfaction of Department of Planning and Council.</p>	<p>There is no provision for off-street parking as part of this Project Application. Accordingly the relevant comments are considered to be irrelevant to the Project</p>

Issue	Response
	Application.
<p>4. A Construction Traffic Management Plan detailing construction vehicle routes, number of trucks, hours of operation, access arrangements and traffic control should be submitted to Council prior to the issue of construction certificate.</p>	<p>The construction traffic requirements are set out in the Construction Environmental Management Plan (CEMP) as described on page 54 of the EA. Further details are provided in the Traffic & Parking Management Plan Vehicle Movement Plan provided on page 78 in Appendix I (Environmental Health and Safety Plan) of the EA.</p>
<p>5. All demolition and construction vehicles are to be contained wholly within the site and vehicles must enter the site before stopping.</p>	<p>As above.</p>
<p>6. All works associated with the proposed development are to be carried out at no cost to the RTA.</p>	<p>The proposed development works do not involve any RTA roads or property. Accordingly, the relevant comment is considered to be irrelevant to the Project Application.</p>



2.3 SYDNEY WATER

Issue	Response
<p>Water</p> <p>The existing water system has capacity to service the proposed development. The developer will need to design and construct an extension to the available 150mm water main on the western side of Goulburn Street.</p> <p>The extensions will need to be sized and configured according to the Water Supply Code of Australia (Sydney Water Edition WSA 03-2002). Evidence of Code compliance should be attached with the extension design.</p>	<p>The Proponent will construct an extension to the available 150mm water main on the western side of Goulburn Street. It will be sized and configured according to the Water Supply Code of Australia (Sydney Water Edition WSA 03-2002) with evidence of Code compliance attached with the extension design.</p>
<p>Wastewater</p> <p>The existing wastewater system has capacity to service the proposed development. The developer will need to design and construct an extension to the available 400 mm wastewater main that traverses the property.</p> <p>The extension, in addition to any adjustment or deviation, will need to be sized and configured according to the Sewerage Code of Australia (Sydney Water Edition WSA 02-2002) and to the Guidelines for Building Over or Adjacent to Sydney Water's wastewater mains. Evidence of compliance should be attached with the extension and/or adjustment design.</p>	<p>A separate application to Sydney Water for sewer deviation was submitted for the project (refer to Case Number 122434) and was approved on 18 January, 2011.</p>

Stormwater

A 1650 mm stormwater main traverses the Liverpool Hospital precinct along its southern boundary. For Sydney Water to support the proposal, a one metre offset is required between any new structures and Sydney Water's assets. Zone of Influence requirements also apply to any proposed structures adjacent to Sydney Water assets.

The developer will need to engage a Water Servicing Coordinator to submit on their behalf an application to build adjacent to Sydney Water's stormwater assets. A separate application will need to be submitted to connect to the available 1650 mm stormwater main that traverses the precinct.

The existing 1650mm diameter pipe referred to by Sydney Water is located underneath Elizabeth Street. The Milestones 3/4 redevelopment zone is located approximately 150m north of this asset and therefore will have no impact on it.

Accordingly, the relevant comment is considered to be irrelevant to the Project Application.

Trade Waste

All customers discharging trade waste into Sydney Water's wastewater system must have written permission from Sydney Water. The trade waste requirements help Sydney Water discharge or reuse wastewater while protecting the environment and meeting regulatory requirements.

Sydney Water will either issue the customer a trade waste permit or enter into a trade waste agreement. A trade waste permit must be obtained before any discharge can be made to the sewer system.

The permit is also needed for site remediation purposes.

Applications for a trade waste permit can be made to Sydney Water at the Section 73 Certificate application stage.

The Proponent will obtain a trade waste permit or enter into a trade waste agreement will be entered into before any discharge is made to the sewer system.



Sydney Water Servicing

Sydney Water will further assess the impact of the development when the proponent applies for a Section 73 Certificate. This assessment will enable Sydney Water to specify any works required as a result of the development and to assess if amplification and/or changes to the system are applicable. The proponent must fund any adjustments needed to Sydney Water infrastructure as a result of any development.

The proponent should engage a Water Servicing Coordinator to get a Section 73 Certificate and manage the servicing aspects of the development. The Water Servicing Coordinator will ensure submitted infrastructure designs are sized & configured according to the Water Supply Code of Australia (Sydney Water Edition WSA 03-2002) and the Sewerage Code of Australia (Sydney Water Edition WSA 02-2002).

Sydney Water requests the Department to continue to instruct proponents to obtain a Section 73 Certificate from Sydney Water.

A Water Servicing Coordinator has been engaged for the project. Please refer to Case Number 122434.

Sydney Water e-planning

Sydney Water has created a new email address for planning authorities to use to submit statutory or strategic planning documents for review. This email address is urbangrowth@sydneywater.com.au. The use of this email will help Sydney Water provide advice on planning projects faster, in line with current planning reforms. It will also reduce the amount of printed material being produced. This email should be used for:

Noted.



-
- Major Project applications under Part 3A of the Environmental Planning and Assessment Act 1979
-

3 ADDITIONAL INFORMATION

3.1 CHANGES TO THE DEVELOPMENT PROPOSAL

A minor amendment has been made to the project documentation to correct a minor discrepancy between the Goulburn Street elevation drawing included as Figure 17 on page 19 and the photomontage included as Figure 24 of page 33. Figure 24 correctly demonstrates the proposed development.

The discrepancy relates to a high level beam and column representing an 'architectural extension' of the new Clinical Skills Training Centre southward. The discrepancy has been corrected on Drawing ZC A G 7554 (Issue 3) which forms part of this submission (refer to **Appendix B**).

4 CONCLUSION

The responses set out in this Preferred Project Report address the issues raised in the submissions lodged by DECCW, RTA and Sydney Water.

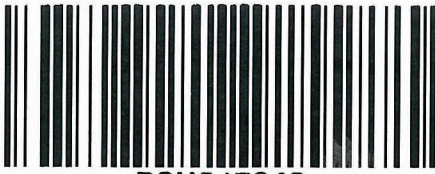
This Preferred Project Report provides clarification of issues raised relating to the information provided for in the EA and associated Appendices. It also sets out the Proponent's commitments in response to the suggested conditions of consent by RTA and Sydney Water.

As part of this report, an amended architectural drawing is included (refer to Appendix B) which rectifies a minor discrepancy in the previously submitted documentation.

This Preferred Project Report and associated Appendices A-B, together with the Project Application and Environmental Assessment and associated Appendices A-N lodged with the Department in November 2010, form the complete application for the Liverpool Hospital Redevelopment Stages 2.1C and D (Milestones 3/4) project.

Accordingly, NSW Health Infrastructure looks forward to the Minister's favourable consideration of the Project Application and this supporting Preferred Project Report.

APPENDIX 1 SUBMISSIONS



PCU017840

Your reference: MP10_0056
Our reference: Doc10/53698
Contact: Marnie Stewart, 9995 6861

Mr Dan Cavallo
Acting Director
Government Lands and Social Projects
Department of Planning
GPO Box 39
Sydney NSW 2001

Department of Planning
Received
16 DEC 2010
Scanning Room

Attention: Sumathi Navaratnam

Dear Mr Cavallo

Re: Exhibition of Environmental Assessment for new Clinical Skills Training Centre and alterations and additions to existing Cancer Therapy Centre, Liverpool Hospital (MP10_0056)

I refer to your letter received on 29 November 2010 inviting the Department of Environment, Climate Change and Water (DECCW) to make a submission on the project.

I advise DECCW has reviewed the Environmental Assessment for the proposed project and has no comments and no further interest in being involved.

If you have any queries regarding this matter please contact Marnie Stewart on 9995 6861

Yours sincerely

Lou Ewins 13/12/10

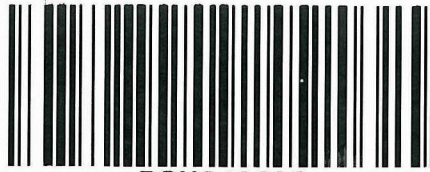
LOU EWINS
Manager Planning and Aboriginal Heritage
Metropolitan Branch
Environment Protection and Regulation



Our Reference:
Your Reference:
Contact:
Telephone

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MPI0_0091
Stella Qu
8849 2520

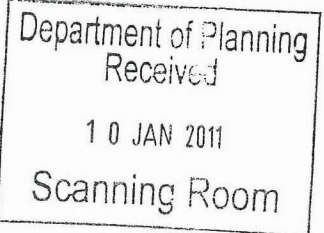
SRDAC



PCU018302

The Director
Government Land and Social Projects
NSW Department of Planning
GPO Box 39
Sydney NSW 2001

**SYDNEY
REGIONAL
DEVELOPMENT
ADVISORY
COMMITTEE**



Attention: Peter McManus

EXHIBITION OF ENVIRONMENTAL ASSESSMENT FOR NEW CLINICAL SKILLS TRAINING CENTRE AND ALTERATIONS AND ADDITIONS TO EXISTING CANCER THERAPY CENTRE, LIVERPOOL

Dear Sir / Madam,

I refer to your letter which was received on the 26 November 2010 (Ref: MPI0_0056), regarding the abovementioned Development Application referral to the Roads and Traffic Authority (RTA) for comment in accordance with Clause 104 and Column 2 of Schedule 3 of State Environmental Planning Policy (Infrastructure) 2007. The Sydney Regional Development Advisory Committee (SRDAC) considered the traffic impact of this application at its meeting on 15 December 2010.

Below are the Committee's recommendations and the RTA's comments on the subject application:

1. The submitted traffic report dated August 2006 (Reference 0635) is out of date and does not assess the traffic impact from the proposed developments which include:
 - Refurbishment of the existing Cancer Centre
 - Construction of a Research Bunker associated with the Cancer Centre, and
 - Extensions to the Clinical Skills Training Centre

The RTA has recently received a number of applications within the Hospital Precinct. The cumulative traffic impact of the developments within surrounding area shall be assessed in the traffic report.

In this regard, the following information shall be submitted to the RTA for review and approval prior to the determination of the application:

- a) A revised traffic report which reflects the following changes:
 - Cumulative traffic impact of the proposed development and other developments including Liverpool Hospital Redevelopment and the expansion of South West Private Hospital
 - Revised vehicle access without the proposed new access road to Hume Highway



- The latest layout of the Intersection of Hume Highway/Mannix Parade/Remembrance Avenue
 - Traffic survey counts in 2010 for the intersections analysed in SIDRA model
 - The latest car parking demand and supply survey on the site and within the surrounding area.
 - A package of improvements to achieve a mode shift to the public transport
- b) An electronic copy of the revised SIDRA model for the following intersections (but not to be limited to those sites) shall be submitted to the RTA for review and approval:
- Hume Highway/Mannix Parade/Remembrance Avenue
 - Hume Highway/Bigge Street
 - Remembrance Avenue/Hart Street

In addition to the above, the RTA provides the following additional comments to the Department for its consideration in the determination of the application:

2. The layout of the proposed car parking areas associated with the subject development (including, driveways, grades, turn paths, sight distance requirements, aisle widths, aisle lengths, and parking bay dimensions) should be in accordance with AS 2890.1 – 2004, AS 2890.2 – 2002, and AS 2890.6 – 2009.
3. The provision of off-street car parking shall be provided to the satisfaction of Department of Planning and Council.
4. A Construction Traffic Management Plan detailing construction vehicle routes, number of trucks, hours of operation, access arrangements and traffic control should be submitted to Council prior to the issue of a construction certificate.
5. All demolition and construction vehicles are to be contained wholly within the site and vehicles must enter the site before stopping.
6. All works associated with the proposed development are to be carried out at no cost to the RTA.

Further enquiries on this matter can be directed to the nominated Land Use & Planning Assessment Planner, Stella Qu on phone 8849 2520 or facsimile (02) 8849 2918.

Yours sincerely



Chris Goudanas
Chairman, Sydney Regional Development Advisory Committee

23 December 2010

QU Stella B

From: QU Stella B
Sent: Thursday, 23 December 2010 3:31 PM
To: 'ben.eveleigh@planning.nsw.gov.au'; 'sumathi.Navaratnam@planning.nsw.gov.au'
Cc: Land Use Sydney; LANCE David C
Subject: Reply to DoP - MP10_0056 - Exhibition of Environmental Assessment - Clinical Skills Training Centre_Additions to Cancer Therapy Centre Livepool Hospital
Attachments: RDC 10M2426 SYD10_01015 Exhibition of Environmental Assessment for new Clinical Skills Training Centre and Alts and Adds to existing Cancer Therapy Centre.pdf

Attn : Ben Eveleigh (Sumathi Navratnam)

Dear Sir/Madam,

Please find attached RTA's response to the above.

The original letter has been posted to you.

Our ref : SYD10/00 01015

Regards,

Stella Qu
Land Use & Transport Planner
Transport Planning
Sydney Region

Ph: 8849 2520
Fax: 8849 2918

22 December 2010

Daniel Cavallo
A/Director
Government Land and Social Projects
Department of Planning
22-33 Bridge Street,
Sydney NSW 2000

**Re: MP 10_0056 Clinical Skills Training Centre and additions to the existing
Cancer Therapy Centre, Liverpool Hospital**

Attention: Sumathi Navaratnam

Dear Mr Cavallo,

Thank you for your letter of 26 November 2010 about the proposed new Clinical Skills Training Centre and for the additions to the existing Cancer Therapy Centre at Liverpool Hospital. Sydney Water has reviewed the proposal and provides the following comments for the Department's consideration.

Water

The existing water system has capacity to service the proposed development. The developer will need to design and construct an extension to the available 150 mm water main on the western side of Goulburn Street.

The extensions will need to be sized and configured according to the Water Supply Code of Australia (Sydney Water Edition WSA 03-2002). Evidence of Code compliance should be attached with the extension design.

Wastewater

The existing wastewater system has capacity to service the proposed development. The developer will need to design and construct an extension to the available 400 mm wastewater main that traverses the property.

The extension, in addition to any adjustment or deviation, will need to be sized and configured according to the Sewerage Code of Australia (Sydney Water Edition WSA 02-2002) and to the Guidelines for Building Over or Adjacent to Sydney Water's wastewater mains. Evidence of compliance should be attached with the extension and/or adjustment design.

Stormwater

A 1650 mm stormwater main traverses the Liverpool Hospital precinct along its southern boundary. For Sydney Water to support the proposal, a one metre offset is required between any new structures and Sydney Water's assets. Zone of Influence requirements also apply to any proposed structures adjacent to Sydney Water assets.

The developer will need to engage a Water Servicing Coordinator to submit on their behalf an application to build adjacent to Sydney Water's stormwater assets. A separate application will need to be submitted to connect to the available 1650 mm stormwater main that traverses the precinct.

Trade Waste

All customers discharging trade waste into Sydney Water's wastewater system must have written permission from Sydney Water. The trade waste requirements help Sydney Water discharge or reuse wastewater while protecting the environment and meeting regulatory requirements.

Sydney Water will either issue the customer a trade waste permit or enter into a trade waste agreement. A trade waste permit must be obtained before any discharge can be made to the sewer system. The permit is also needed for site remediation purposes. Applications for a trade waste permit can be made to Sydney Water at the Section 73 Certificate application stage. For further information refer to the Sydney Water website.

Sydney Water Servicing

Sydney Water will further assess the impact of the development when the proponent applies for a Section 73 Certificate. This assessment will enable Sydney Water to specify any works required as a result of the development and to assess if amplification and/or changes to the system are applicable. The proponent must fund any adjustments needed to Sydney Water infrastructure as a result of any development.

The proponent should engage a Water Servicing Coordinator to get a Section 73 Certificate and manage the servicing aspects of the development. The Water Servicing Coordinator will ensure submitted infrastructure designs are sized & configured according to the Water Supply Code of Australia (Sydney Water Edition WSA 03-2002) and the Sewerage Code of Australia (Sydney Water Edition WSA 02-2002).

Sydney Water requests the Department to continue to instruct proponents to obtain a Section 73 Certificate from Sydney Water. Details are available from any Sydney Water Customer Centre on 13 20 92 or Sydney Water's website at www.sydneywater.com.au.

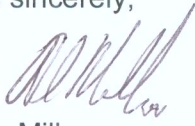
Sydney Water e-planning

Sydney Water has created a new email address for planning authorities to use to submit statutory or strategic planning documents for review. This email address is urbangrowth@sydneywater.com.au. The use of this email will help Sydney Water provide advice on planning projects faster, in line with current planning reforms. It will also reduce the amount of printed material being produced. This email should be used for:

- Section 62 consultations under the Environmental Planning and Assessment Act 1979
- consultations where Sydney Water is an adjoining land owner to a proposed development
- Major Project applications under Part 3A of the Environmental Planning and Assessment Act 1979
- consultations and referrals required under any Environmental Planning Instrument
- draft LEPs, SEPPs or other planning controls, such as DCPs
- any proposed development or rezoning within a 400m radius of a Sydney Water Wastewater Treatment Plant
- any proposed planning reforms or other general planning or development inquiries

If you require any further information, please contact Sonia Jacenko of the Urban Growth Branch on 02 8849 4004 or e-mail sonia.jacenko@sydneywater.com.au

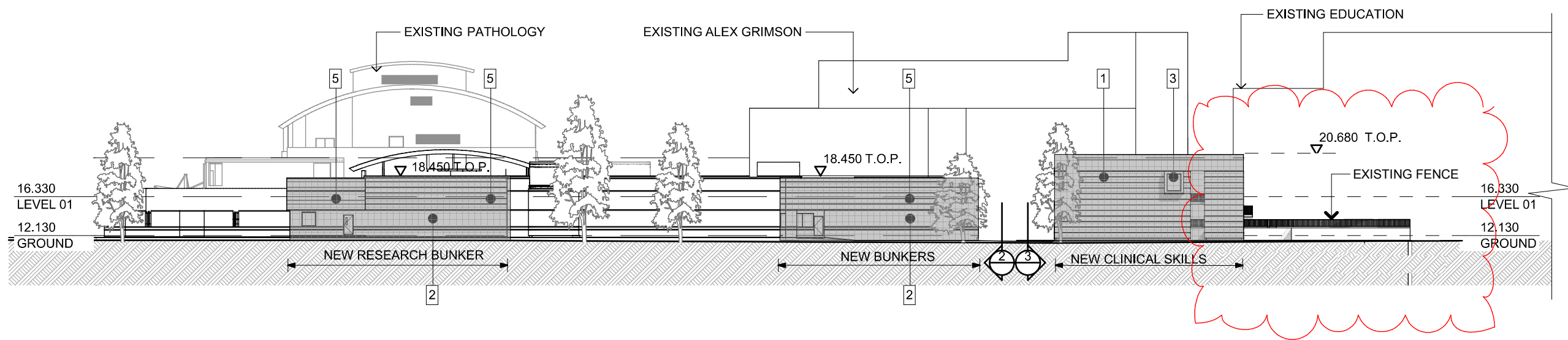
Yours sincerely,

A handwritten signature in black ink, appearing to read 'Adrian Miller', with a horizontal line underneath the name.

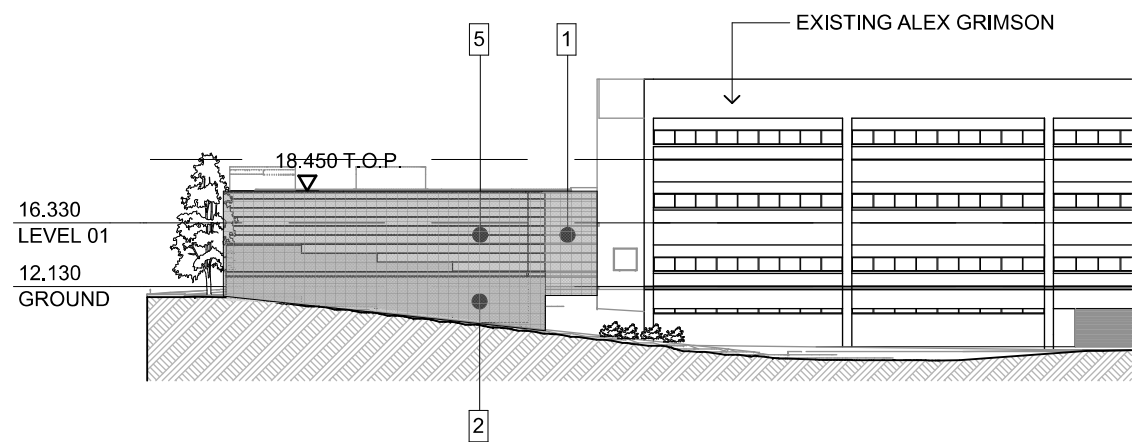
Adrian Miller
Manager of Urban Growth Strategy and Planning

APPENDIX 2 REVISED ARCHITECTURAL DRAWINGS

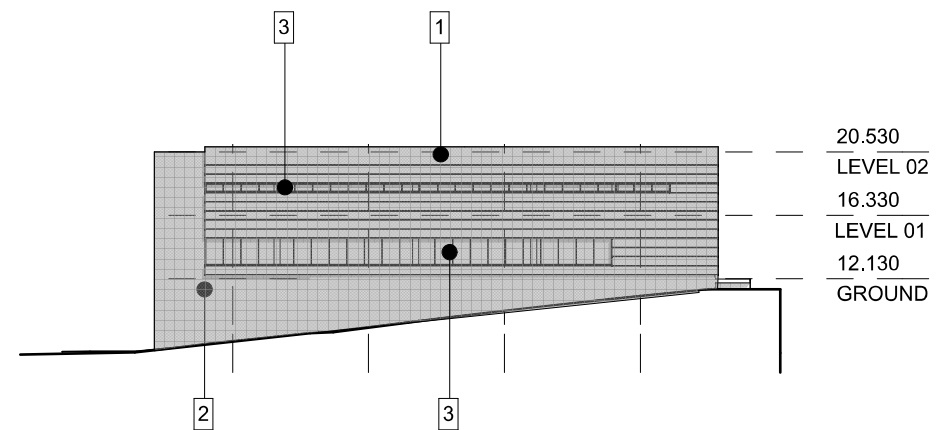
Prepared by Rice Daubney



1 GOULBURN STREET ELEVATION 1:500 @A3



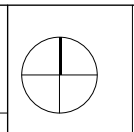
2 SOUTH ELEVATION 1:500 @A3



3 NORTH ELEVATION 1:500 @A3

- LEGEND:**
- 1 WHITE PRE FINISHED SHEET CLADDING
 - 2 BRICK TO MATCH EXISTING
 - 3 GLAZING
 - 4 POWDERCOATED WINDOW FRAMING
 - 5 GREY PRE FINISHED SHEET CLADDING

No.	DATE	REVISION / ISSUE DETAILS	CHECKED
03	18.01.11	Clinical Skills Elevation Revised	MDS
02	29.10.10	Part 3A Application	MDS
01	29.10.10	Part 3A Application	MDS
00	28.10.10	Part 3A Application	MDS



AREA HEALTH SERVICE
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DRAWING TITLE:
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