

Our ref: HMS ID 1377

Ms Annika Hather
Planning Officer, Key Sites Assessments
Department of Planning and Environment
Level 16
4 Parramatta Square
PARRAMATTA NSW 2150

By email: annika.hather@planning.nsw.gov.au

Dear Ms Hather

Request for advice on the State Significant Development – Atlassian Office and Hotel Development MOD 3 – Tower Design Changes (SSD 10405 Mod 3)

Thank you for your referral dated 18 August 2022 inviting comments from the Heritage Council of NSW on the above State Significant Development (SSD) modification proposal.

The Atlassian Office and Hotel Development was approved subject to conditions on 15 October 2021. The proposed modifications outlined in the MOD 3 package include:

- Restacking of the tower structure
- Habitat Design changes including the extension of Level 4 in each habitat to the façade
- Provision of timber fire protection throughout tower
- Façade design development of YHA north atrium
- Crown façade design development
- Tower stack, structure and façade modifications
- Floor space, core structural and spatial modifications throughout the tower

I have reviewed the relevant documentation, in particular:

- *SSD-10405 Atlassian Central Section 4.55 Modification – MOD 3*, prepared by Urbis, dated 25 July 2022
- *Design Integrity Panel Endorsement – 8 – 10 Lee Street, Haymarket*, prepared by Urbis dated 18 July 2022
- *Atlassian Central Development SSD 10405 Amendments to Approved SSDA Design Report – SSDA Modification 3*, prepared by SHoP BVN dated 26 July 2022

As delegate of the Heritage Council of NSW, I provide the following comments:

- The proposed tower design modifications are confined to the tower component of the development. From a heritage perspective, these modifications are consistent and substantially the same to what has been approved.

- Therefore, the assessment relating to potential heritage impact arising from the development remains unchanged. The modifications would have no heritage impacts and are considered acceptable.

If you have any questions regarding the above advice, please contact Chrisia Ang, Senior Assessments Officer, Major Projects at Heritage NSW on 02 8275 1952 or chrisia.ang@environment.nsw.gov.au.

Yours sincerely

Rochelle Johnston

Rochelle Johnston
Senior Manager, Major Projects
Heritage NSW
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As Delegate of the Heritage Council of NSW
30 August 2022