

GOVERNMENT ARCHITECT NEW SOUTH WALES

28th October 2021

Katy Johnson
Project Director
School Infrastructure NSW

PROJECT: Mulgoa Rise Public School
RE: SDRP– 20th October 2021 – Second Review

Dear Katy

Thank you for the opportunity to review the above project a second time. Please find below a summary of advice and recommendations arising from the design review session held on 20th October 2021.

Mulgoa Rise Public School is an important project for Mulgoa Rise and its continuing civic development. The current proposal is moving in the right direction with its master plan and landscape intention, but a number of key opportunities to produce better outcomes for students and the wider community are not being realised by the present proposal.

The following elements of the design strategy are supported:

- The general principles and massing of the proposed masterplan
- The philosophy and intention of the landscape strategy

The following commentary provides advice and recommendations for the project:

Connecting with Country

1. The current process does not follow the practices laid out in the [Connecting with Country](#) framework. The proposal lacks a richness of experience and associated sense of local place as a result. Recommend a close reading of the Connecting with Country framework to understand the value of Country and how it can be integrated into the project at this late stage.
2. Consultation with the local Indigenous community should be expedited and their input sought on the overall design as well as in specific elements such as the proposed yarning circles.
3. Refer to other SINSW projects such as Barramurra, Wagga Wagga and Jindabyne which have incorporated successful approaches to Connecting with Country in their designs.

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Circulation and movement

4. Surveyors Creek and adjacent riparian zones are significant assets. Illustrate clear connections for pedestrians and cyclists, including potential connection to the adjacent sports fields.
5. Pedestrian crossings are not in alignment with streets or school entries. Refine the placement of these so that pedestrians have the first priority in design of movement. Confirm early engagement with Council and TfNSW regarding the number and location of crossings proposed.

Masterplan

6. Review the placement of the buildings in phase two so they are on the northern edge of the available area and thus ensure the courtyard space does not become too large.
7. The sports field in the SE of the site provides important space and amenity to students and should be considered as part of stage 1 of the masterplan.
8. Review the alignment of the hall to create a consistent street edge along Deerubin Drive and address the mixed-use development adjacent. Review the location of the waste and service zone and improve the presentation of the hall to the public domain. Following comment 3 above, the school needs to face north and east to emergent commercial development and parks. The placement of the waste removal zone on the north side of the site is inconsistent with this and moving it to a different part of the site is recommended.

Site strategy and landscape

9. Establishing tree canopy with wide coverage is key to meeting ecological, comfort and civic outcomes for this project:
 - a) Demonstrate tree canopy cover will meet 40% target as a minimum. The project should aim to exceed this target and create a lush green environment, encouraging use of outdoor spaces.
 - b) Mulgoa Rise has a peculiar microclimate with high heat and low rainfall. Select tree species that will thrive in this environment and contribute to the regeneration of the Cumberland Plains ecology.
10. The fencing diagram submitted as part of the EIS indicates a multiplicity of primary and secondary security lines and is not supported.
 - a) Simplify and clarify the extent, height and necessity of fencing proposed. Review the role and size of the entry spaces and spaces between the street and buildings so that double fencing is not required. There should be a single line of security around the site. Buildings and landscape can be part of this line.
 - b) The masonry fence on the corner of the site and fencing along Deerubin Drive are very high and create an imposing character to the street. Consider lowering the height of these where possible and/or softening their impact with landscape design.

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11. A large wall has been created to divert water around the site to avoid flooding. Transform this wall into public amenity, for example by incorporating a pocket park, WSUD strategies, seating and gathering spaces.

Architecture

12. The buildings don't celebrate or connect to the specific character or potential of Mulgoa Rise. Further resolution and development is required in relation to:
 - a) A colour palette that is reflective of the local landscape and context and will withstand the effects of the local microclimate. This is an opportunity to introduce Connecting with Country principles into the design.
 - b) The detailing and material character of the buildings lacks elegance and requires further detailing.
 - c) Develop a sunshading strategy that demonstrates thermal comfort will be achieved, and that also improves the character and articulation of the facades.
13. The drawings presented lack sufficient information and clarity to provide a thorough understanding of the design intent. Provide detailed internal drawings illustrating cross ventilation, daylight amenity, and the setup of the classrooms for teaching.
14. Ensuring that Deerubin Drive has a healthy and vibrant character and spatial quality is key to improving this part of Mulgoa Rise. To support this the buildings need to resolve the following:
 - a) The alignment of the building line lacks clarity and coherence along the length of Deerubin Drive. Review the plan and façade design and alignment of this edge to ensure a legible street presence of the school.
 - b) Review the scale, hierarchy, and design detail of the entry points to announce places of public drop off and community access.

Sustainability and Climate Change

15. Aiming for a net-zero building is highly encouraged to reach NSW's Net Zero emissions goal by 2050. Refer to ['NSW, DPIE, Net Zero Plan, Stage 1: 2020-2030'](#) for further information. Provide information related to:
 - a) Material performance in terms of off-gassing / use of chemicals and carbon neutrality.
 - b) Adaptation to climate change in both the landscape (dry, heat, cold) and spaces for students and staff.
16. Review the size of the water tank and demonstrate the size is appropriate to the extend of landscape.

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The project should return to the SDRP. In addition to the standard requirements, please include the following in the next review:

- A strategy for Connecting with Country that considers Country in a holistic sense and ties together the many discrete opportunities around central themes
- Interior layouts and sections of the classrooms that show daylight, cross ventilation and teaching modes
- Diagrams and drawings illustrating material selection and the percentage of glazed, solid, open, and operable surfaces, specifically on the northern and western facades
- A refined masterplan that addresses the issues raised in this letter

Please contact GANSW Design Advisor, Barnaby Bennett (barnaby.bennett@dpie.nsw.gov.au) if you have any queries regarding this advice.

Sincerely,



Carol Marra
Principal Design Advisor
Chair, SDRP

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