

Modification of Minister's Approval

Section 96(1A) of the *Environmental Planning & Assessment Act 1979*

As delegate of the Minister for Planning under delegation dated 14 September 2011, I approve the modification of the development consent referred to in schedule 1, subject to the conditions in schedule 2.



Daniel Keary
Director
Industry, Key Sites & Social Projects

Sydney 15th JULY 2014

SCHEDULE 1

Development Consent:

SSD 5307 granted by the Minister for Planning and Infrastructure on 26 March 2013.

For the following:

Bega Valley Health Services Development: concept proposal and Stage 1- construction enabling works, including:

- A concept proposal for two (2) stages of construction including:
 - a building envelope for a three storey hospital building of approximately 26,000sqm;
 - building services and associated works including a Geothermal Energy Storage System;
 - new access road and associated car parking;
 - a helipad; and
 - earthworks, civil infrastructure and landscaping.
- Stage 1 construction enabling works including:
 - bulk earthworks
 - piling and foundations
 - services location and reticulation
 - a helipad (site works only)
 - new access road and associated car parking
 - other civil infrastructure and associated works

Modification:

SSD 5307 MOD 1 involves changes to the Bega Valley Health Services Development involving:

- replacement of the geo-thermal energy system with a heat pump system;
- amendments to the façade materials and window configurations;

- replacement of the pitched roof with a flat roof;
- an increase in overall building height by 200mm;
- and
- amendments to the timing of conditions relating to the landscape works and the certification of water and sewer works.

SCHEDULE 2

Delete condition A4 and replace with the following:

Development in Accordance with Plans and Documents

A4 The applicant shall carry out the project generally in accordance with the:

- (a) Environmental Impact Statement, as amended by the Response to Submissions.
- (b) The following drawings, except for:
 - i. any modifications which are Exempt or Complying Development;
 - ii. otherwise provided by the conditions of this consent.

Architectural (or Design) Drawings prepared by BVN as follows:		
Drawing No.	Name of Plan	Date
SK_100	HELIPAD SITING	31.08.2012
SK_101	SITE PLAN	31.08.2012
SK_104	STAGING PLAN	12.10.2012
SK_105	DEVELOPMENT FOOTPRINT AREAS	24.09.2012
SK_107	CONCEPT PLAN BULK AND SCALE	18.3.2014
SK_108	CONCEPT PLAN BULK AND SCALE- ELEVATIONS	18.3.2014

Delete condition A8 and replace with the following:

Building Design

A8 The building shall attain a maximum height of RL39m AHD and shall not be inconsistent with the building envelope illustrated on the approved plans referenced in **Condition A4 of Part A Schedule 2**.

Delete condition A16 and replace with the following:

Preliminary Contamination Assessment

A16 A Phase 1 Preliminary Contamination Assessment of the site and immediate surrounds to assess the likelihood for contamination to exist on the site from past and present activities and to make recommendations on the need for further investigations and management, as appropriate. The Assessment is to address the statutory provisions of State Environmental Planning Policy No.55- Remediation of Land.

Delete condition A17