



ST VINCENT'S  
PRIVATE HOSPITAL  
SYDNEY

CONDUCTED BY THE SISTERS OF CHARITY OF AUSTRALIA

## Staging and Decanting Plan

St Vincent's Private Hospital Sydney Redevelopment

## Revision History

---

Version	Date	Explanation
1	12 February 2015	SSDA Submission
2	25 February 2015	SSDA Submission - Revised

## Contents

Staging and Decanting Plan.....	1
St Vincent's Private Hospital Sydney Redevelopment .....	1
1.0 Introduction .....	4
2.0 The Project.....	5
3.0 Staging Diagrams .....	8

## 1.0 Introduction

This staging plan addresses the requirements of Item No 13 of the Secretary's Environmental Assessment Requirements (SEARS) and provides details of the staging of the proposed development. This plan enables the continuity of service of the St Vincent's Private Hospital Sydney (SVPHS) during the proposed redevelopment.

Key issues in planning and managing the project staging and decanting include;

- minimising disruption to the operation of the hospitals and patient amenity;
- maintaining safety; and
- minimising the overall construction duration.

### 1.1 Purpose

Staging and decanting will be a major consideration for the redevelopment project as there is a requirement to ensure that SVPHS can maintain its operations as a working hospital. Project planning has identified the need for careful staging of the works. This plan will be tested and modified as required during the user consultation and pre-construction planning phase.

The planning has occurred in consultation with user groups to ensure a smooth transition into the new building during the various stages of construction. One of the key objectives during the pre-construction planning phase has been to ensure stakeholders understand the implications of the proposed project on their normal daily activities.

### 1.2 Decanting Plan

To be able to maintain functionality during the SVPHS redevelopment, the whole refurbishment project has been divided into a number of different phases. Construction of the SVPHS allows all Hospital operations to continue to function.

Temporary facilities may be established as a suitable alternative for staff to utilise during construction works. The purpose of this plan is to minimise disruption to the hospital whilst maintain the construction needs of the project.

## 2.0 The Project

### 2.1 Project Background

St Vincent's Private Hospital Sydney (SVPHS) is planning and directing the SVPHS Redevelopment project (the project) on behalf of St Vincent's Healthcare Ltd (SVHC).

The project brings together the following two projects:

- a. Expansion: the design, construction and commissioning of the new multi-storey East Wing; the vertical expansion of the existing SVPHS low-rise wing; and the horizontal expansion of the existing SVPHS high-rise wing
- b. Renovation: the full refurbishment of the inpatient levels of the existing SVPHS high-rise wing; various refurbishments within the existing SVPHS low-rise wing, SVPHS high-rise wing and St Vincent's Clinic (SVC); and Building Code of Australia (BCA) and infrastructure upgrades within the existing SVPHS high- and low-rise wings.

The project objectives include:

- c. Provide necessary expansion, principally through new beds, operating theatres and doctor's suites
- d. Upgrade and update the existing facilities, in particular the bedrooms and ensuites
- e. Safety and amenity for patients, visitors and staff are to be maintained throughout construction
- f. All clinical and support services are to remain operational throughout construction.

### 2.2 Site

The East Wing development site is the area bounded by the SVPHS high-rise wing to the west, the St Vincent's Hospital Sydney (SVHS) forecourt to the north-west, SVHS's Aikenhead building to the north-east, the Xavier building to the east and the SVPHS low-rise building to the south. The East Wing site is approximately 36 metres long and 26 metres wide and is part of land owned by SVHC.

### 2.3 Project Scope

The project scope includes the construction of the following four major components:

- a. A new 13 level (i.e. levels 2-14; however, there is no level 7 in this new building) East Wing on the site of the existing Campus Cafeteria and courtyard between the SVHS and SVPHS buildings
- b. A single-level vertical extension to the existing SVPHS low-rise wing at level 8 to accommodate the new Central Sterilising Services Department (CSSD)
- c. Horizontal extensions to the existing SVPHS high-rise wing at levels 6-10 to enable compliant bedrooms and ensuites
- d. Refurbishment within the existing SVPHS and SVC buildings, including the insertion of new hoists to service the new CSSD.

In addition to providing the key requirements for SVPHS outlined above, the project scope includes:

- e. A number of enclosed links between buildings
- f. Associated site works and campus infrastructure works

The project is intended to provide the following core expansion of SVPHS:

- g. An overall increase of 48 beds (to provide a total of 318 beds for SVPHS)
- h. An overall increase of 3 operating theatres (to provide a total of 16 operating theatres for SVPHS):
  - 2 new theatres in the East Wing to expand SVPHS's main operating suite at level 5
  - Refurbishment adjacent to the Day Surgery Unit to provide an additional theatre at level 3
- i. A new CSSD to support the expanded operating suite and expanded day surgery unit
- j. Refurbished pre-operative and recovery areas to support the expanded operating suite

- k. A new Ambulatory Care service in the East Wing
- l. An increase in the overall number of Doctors' Suites in order to accommodate the additional doctors required due to the increases in the overall numbers of beds and operating theatres.

## 2.4 Summary of project staging

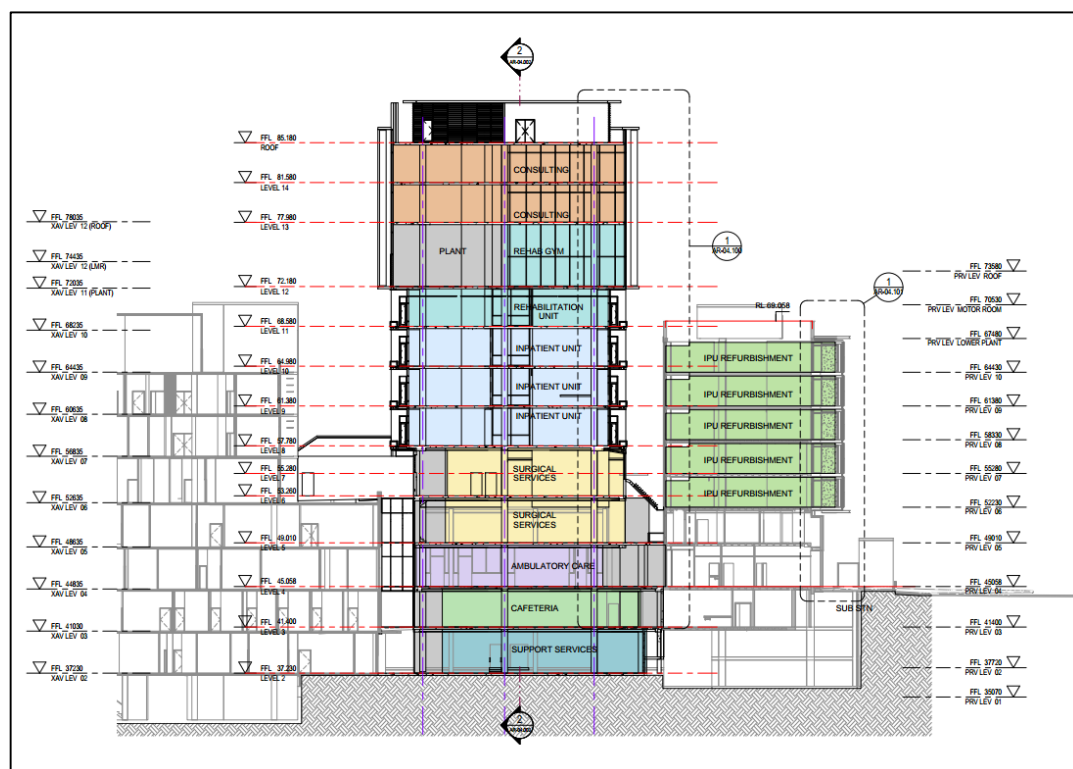
The project is to be constructed in two main stages:

Project Stage 1:

- The construction of the new East Wing
- The vertical extension of the SVPHS low-rise wing for the new CSSD
- The insertion of the new hoists and the associated refurbishments
- The decanting of services to allow the main refurbishment works to commence

Project Stage 2:

- The refurbishment within the existing SVPHS buildings and will be required to be undertaken in progressive sub-stages in order to ensure the continuity of delivery of all health services and support services;
- The refurbishment within Day Surgery at level 3 of the SVC and SVPHS
- The horizontal extension and refurbishment of the inpatient units at levels 6-10 of the SVPHS high-rise wing
- Other areas of refurbishment within the SVPHS high-rise and low-rise wings.



Section of the SVPHS Redevelopment

## 2.5 Project Location

SVPHS is located in the inner city suburb of Darlinghurst entirely within the Sydney Local Government Area (LGA). It adjoins the Woollahra LGA to the east of Boundary Street.

The proposed main site access is via Victoria Street,



Figure – Existing Hospital Campus

The hospital campus is divided north-south by Victoria Street and there are significant natural falls across the campus:

- West-east: Barcom Avenue is approximately 13 metres lower than Victoria Street at Burton Street; and
- North-south: Oxford Street is 15 metres higher than Burton Street at Victoria Street.

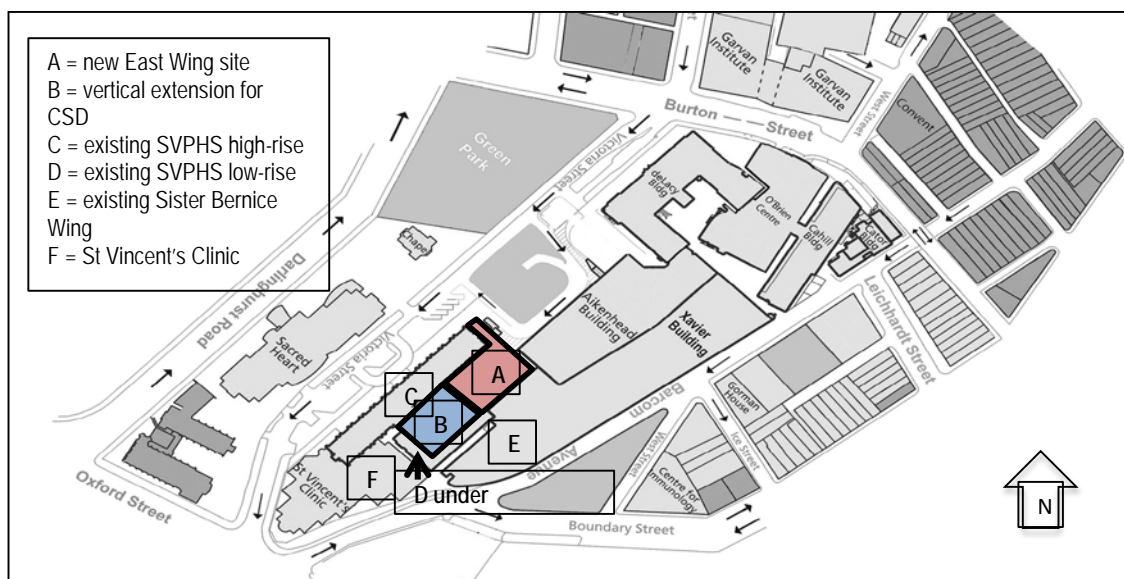


Figure – SVPHS Redevelopment and surrounds



### 3.0 Staging Diagrams



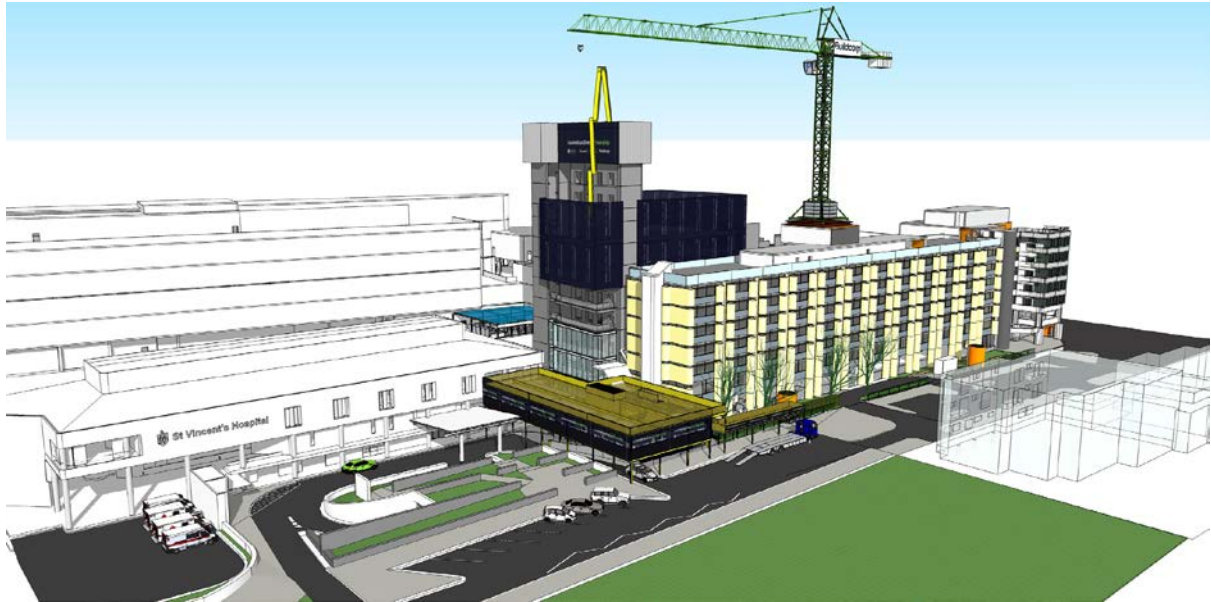
**Site Establishment** – Establishing a construction presence on site appropriate to manage the logistics of the project. The installation of protective hoardings, the crane, the establishment of a construction zone and the installation of appropriate shedding, storage and working spaces for the onsite team and all elements included within this group



During the excavation phase, one long reach and one standard excavator will work together to pass material from the dig to the loading zone. Vibration minimisation techniques will be utilised throughout the excavation process.



**Construction of the new SVPHS East Wing** – A new 13 level clinical building built on the current site of the campus cafeteria. The project involves the demolition of the existing cafeteria, excavation of one level before the erection of the 12 story structure to house wards, theatres, consulting suites and private hospital support services. Critical factors within the package of works is the management of multiple fire egresses that adjoin the proposed site, the management of continual operation of the three buildings that boarder the site and the management of the escorted patient and clinical circulation bridge on Level 5 that traverses through the proposed construction site.



**Extension and refurbishment to the SVPHS low rise wing** – The construction of a new light weight structure to house the relocated CSSD atop the existing SVPHS low rise wing. This package of works also involve the demolition of the theatre change rooms and the installation of a new hoist to service the new CSSD.



**Refurbishment of SVPHs high rise wing** – The complete refurbishment and upgrade of the existing SVPHs high rise tower including the upgrade of services, extension of ward rooms facing Victoria street with the installation of external ensuite and the installation of a new façade to the building. This packages of works is to be completed whilst the building remains in use maintain the maximum number of available beds for hospital operations.

With the spines in position complete with vertical services riser Construction Contractor will then begin the internal and external refurbishment level by level.

