

GOULBURN BASE HOSPITAL REDEVELOPMENT - SSD 8667 RESPONSE TO SUBMISSIONS – HERITAGE

The following has been prepared to assess the proposed changes undertaken in response to submissions and comments from the NSW Government Architect, NSW Office of Environment and Heritage, Goulburn Mulwaree Council and public.

A separate addendum outlining the options reviewed has been appended to the Statement of Heritage Impact report (SOHI) in response to comments from the NSW Office of Environment and Heritage.

1.0 Background

Peck Von Hartel (Pvh) Architects have been appointed to continue architectural services for the Goulburn Hospital & Health Service Redevelopment. The submissions received have been reviewed and a number of design revisions in particular relating to the façade treatment and Hospital entry have been made. In conjunction with landscape architects SpaceLab, the landscaping along the Goldsmith Street frontage has also been reviewed to reinforce the early curved driveway which will be retained and enhanced by a “formal” layout and landscaping approach.

Some internal changes and planning of areas in and around the new hospital building have also been undertaken. The planning changes are based on further consultation with Health Infrastructure, Executive and Local Health District representatives and user groups and are intended to improve the functionality, relationships and suit departmental requirements. The proposed changes have resulted in some amendments to window placement and façade fenestration, however, the building massing and site planning have been largely retained and are minimally affected by the proposed planning changes.

2.0 The proposed changes

The site planning and landscape elements have been amended as follows:

- in response to the Goulburn Mulwaree comments, the area to the north of the existing listed pavilions has been redesigned with a formal layout based around the curved driveway which will be retained as a feature with existing mature trees close to the Goldsmith Street frontage. The proposed patient and visitor car park in the front setback has also been amended;
- amended ramp, landscaping, seats, trees and planting are proposed to reinforce the proposed hospital entry and screen the surrounding east and west car parks;
- trees and planting are proposed along the car park with planted islands also proposed for additional shading and screening; and
- the layout of the car park along the Albert Street frontage has been amended. The existing Education Building is also proposed to be retained.

Trees and plantings are also proposed in the open areas along the Faithfull and Albert Street frontages and car parking areas.

The proposed new building façade amendments are as follows:

- replacement of the façade treatment with Compressed Fibre Cement cladding panels (CFC) in alternating muted tones of colour over a brick base;
- addition of metal anodised powder-coated window shading on the North and East sides of the building;
- redesign of the fire stairs as semi-enclosed structures with anodised exterior louvres and perforated metal screens eliminating the need for stair pressurisation;
- the north facing articulated awning, entry canopy and signage have been amended to clearly identify and separate functional elements and create a hierarchy of entry;
- the Goldsmith Street east-west corridor connection between the new hospital building and the heritage building has been redesigned as a transparent glass link to clearly identify the “old” and the “new”; and
- the rooftop plant room is proposed to be clad in Colorbond matt finish metal sheeting and louvres in a darker, “basalt” colour so that it is a recessive visual element.

The following building plan amendments are proposed:

- addition of an enclosed east-west link on the south side of the existing hospital building to link to the new building. This was previously a covered walkway;
- removal of the ground floor link from the existing hospital to the new building. The link on level 01 will be retained;
- the ground floor void has been infilled to allow for a Maternity Department meeting room;
- an additional three ensuites have been added to the maternity rooms;
- the first floor cantilevered corridor has been removed on the northern side of the Perioperative wing;
- TECS has been relocated from level 02 to Lower Ground level in formerly unexcavated space;
- Patient Flow has been relocated from level 02 to Lower Ground floor Zone A2;
- The north link between Zones A1, B1, C1 is currently proposed as a glazed connection as part of the amended façade;
- the ground floor link between Zone B2 and Zone A2 has been removed; and
- the ambulance bay has also been amended.

3.0 Heritage impact assessment and review of the proposed changes

The proposed amendments have been undertaken in response to submissions and further consultation with Health and Hospital district and local staff and user groups.

Overall the proposed amendments are considered to be positive and will create no additional adverse impacts on the significance of the listed Hospital pavilions and surrounding conservation area.

The proposed amendments to the Goldsmith Street frontage and provision of a formal landscape approach about the retained circular driveway will reinforce the historic nature of the site and retained pavilions. The curved driveway is an early feature and will be enhanced by the layout and new planting and significantly will continue to form part and be a visible feature of the open setback and Goldsmith Street frontage. Whilst car parking areas are also proposed in the front setback, these by nature are also open and will allow views to and from the buildings and along the street frontage.

Any potential impacts are reduced by the retention of the existing mature trees close to the Goldsmith Street frontage and proposed use of complementary stone and brick finishes and traditional plantings and hedges.

The proposed new hospital access and entry divides and breaks up the car parking areas and provides softer edges and island planting and seating between the sealed areas. The proposed changes also complement the formal landscape approach and in response to the NSW Government Architect's comments, provide opportunity to rest and gather whilst also providing a clear, direct and identifiable access and entry point.

The proposed amendments to the Goldsmith Street frontage, the proposed landscaping and changes to the new building façade including new entry canopy and signage elements are considered a positive and will improve the Goldsmith Street frontage. The clear identification of the hospital entry is required and is setback from the street frontage. Any potential adverse impacts are mitigated by the retention of the significant front setback and a landscaped setting to the main pavilions. The setbacks will allow views to and from the item and along the streetscape and continued appreciation of the historic character of the original pavilions and surrounding conservation area.

The proposed façade treatment of the new building incorporates a brick base, to be constructed using locally sourced bricks, with lightweight and coloured cladding panels for the upper levels which overall simplifies the appearance of the new building and is considered complementary. The development of the façade has provided a rectilinear, cleaner form and has also reduced the overall height which is a benefit.

The masonry base reflects and provides a link to the early buildings on the site, which were also constructed using locally sourced bricks, and area. The lightweight panels and pattern of openings are arranged in bays that with the sunshading elements articulate and also reduce the perceived mass and scale of the structure and also provide interest. Whilst contemporary, the awnings, panels and colours do not mimic and are in contrast to the early brick pavilions which is considered appropriate so there is a clear delineation between the old and the new. The softer, muted colours are also compatible with the area.

Similarly the use of a glazed and "lightweight" link between the old and the new is considered appropriate and the proposed enclosed corridor will also improve the use and amenity of the connection.

Other changes such as the use of lightweight, dark cladding to the roof top plant room and changes to the fire stairs are considered appropriate and will have no adverse impact on the primary significance of the early Hospital buildings. These elements are setback from the main pavilions and are simply detailed. Whilst they are visible the dark colours are recessive and in contrast to the rich brick tones of the early pavilions which will continue to be highly visible.

The internal replanning and changes to the ambulance bay will have no adverse impact on the early pavilions or area. The overall form of the proposed new building has not changed and the bulk of the building and ambulance bay are setback from the historic pavilions and street frontages. Whilst the buildings are connected, there is a measure of separation and the links are low scale and incorporate lightweight and contemporary materials so that the historic fabric remains clear and is able to be interpreted.

Changes to the car parking areas along the Faithful and Albert Street site frontages are also considered appropriate and will have no adverse impact on the significance of the site or area. Any potential adverse impacts will be reduced by the proposed improved planting and landscaping which will soften the hard edges.

In summary, Goulburn Base Hospital has traditionally expanded and developed since its initial establishment in the 1880s. The proposed new buildings and changes are proposed to improve the use of the complex so that it can continue to serve the local and wider community.

The proposed changes have been undertaken in response to a number of comments and are overall considered to have a positive heritage impact and outcome.

The proposed improvements to the Goldsmith Street frontage, in particular retention and use of the curved driveway and creation of a “formal” and complementary garden setting will enhance the historical use and associations of the site. The new building will enable viable and appropriate future use of the site.

As noted in the SOHI, any potential heritage impacts are reduced by the retention of exceptional and highly significant pavilions and primary front setbacks and will also be reduced by the following measures:

- preparation of an Archival Photographic Recording of the existing buildings and their context, particularly the Goldsmith Street frontage and existing setting; and
- preparation of an Interpretation plan and provision of interpretive material on the site, around and within the new building.

The interpretive material should also include reference to the archaeological assessment that has now been undertaken.