



10 August 2022

Department of Planning and Environment
Locked Bag 5022
Parramatta NSW 2124

Via online submission

Dear Madam / Sir,

Wollongong Private Hospital Expansion (SSD 30240120)

A proposal is now on public display for the construction of the Wollongong Private Hospital Expansion at 360-364 Crown Street, Wollongong.

The proposed nine-storey extension to the existing private hospital includes 191 additional beds; an extra operating theatre; expansion of the intensive care unit (ICU); more oncology capability; an emergency department and 164 additional parking spaces. The proposed extension will include a new entrance on Urunga Parade with new outdoor spaces, courtyards, a café and a new medical tenancy building connected to the Private Hospital.

RDA Illawarra supports an extension of the Wollongong Private Hospital that complies with the current Wollongong Development Control Plan, on the basis that the project promises to generate a substantial number of jobs; contributes to the economic growth of the region; addresses community health needs and has the potential to train skilled healthcare professionals in the region.

The economic assessment for the project indicates that the \$163 million project will generate **190-210 jobs during its 2-year construction period**, and up to **295 ongoing jobs** (180 of these are direct roles) once fully operational.

RDA Illawarra makes one recommendation regarding the proposal, which is:

1. **Local content:** RDA Illawarra recommends a commitment to local content by the primary construction contractor and their sub-contractors.

Yours sincerely



Debra Murphy
CEO
RDA Illawarra



An Australian Government Initiative



Submission to NSW Government

Wollongong Private Hospital Expansion (SSD 30240120)

Submitted by RDA – Illawarra

August 2022

Background

A proposal is now on public display for the construction of the Wollongong Private Hospital Expansion at 360-364 Crown Street, Wollongong.

The proposed nine-storey extension to the existing private hospital includes: -

- ▶ 191 additional inpatient beds
- ▶ Extra operating theatres
- ▶ Expansion of the intensive care unit (ICU)
- ▶ Radiation oncology
- ▶ Expansion of the sterile services unit
- ▶ Extra basement car parking for 164 vehicles
- ▶ New emergency department
- ▶ Expanded day oncology service
- ▶ Medical tenancy building.

The proposed extension will include a new entrance on Urunga Parade; new outdoor spaces, courtyards, a café; and a new medical tenancy building connecting into the Private Hospital.

The proposed expansion will assist in providing new local employment opportunities and promoting industry diversification, as well as complementing the overall vision and strategies for Wollongong and its medical precinct.

Recent studies by RDA Illawarra indicate that access to Healthcare & Social Assistance are comparatively poor. Whilst Wollongong LGA has a service level above the national average, the Illawarra – especially in Kiama and the growing area of Shellharbour - lags in comparison with Newcastle & Central Coast, Geelong and nationally.

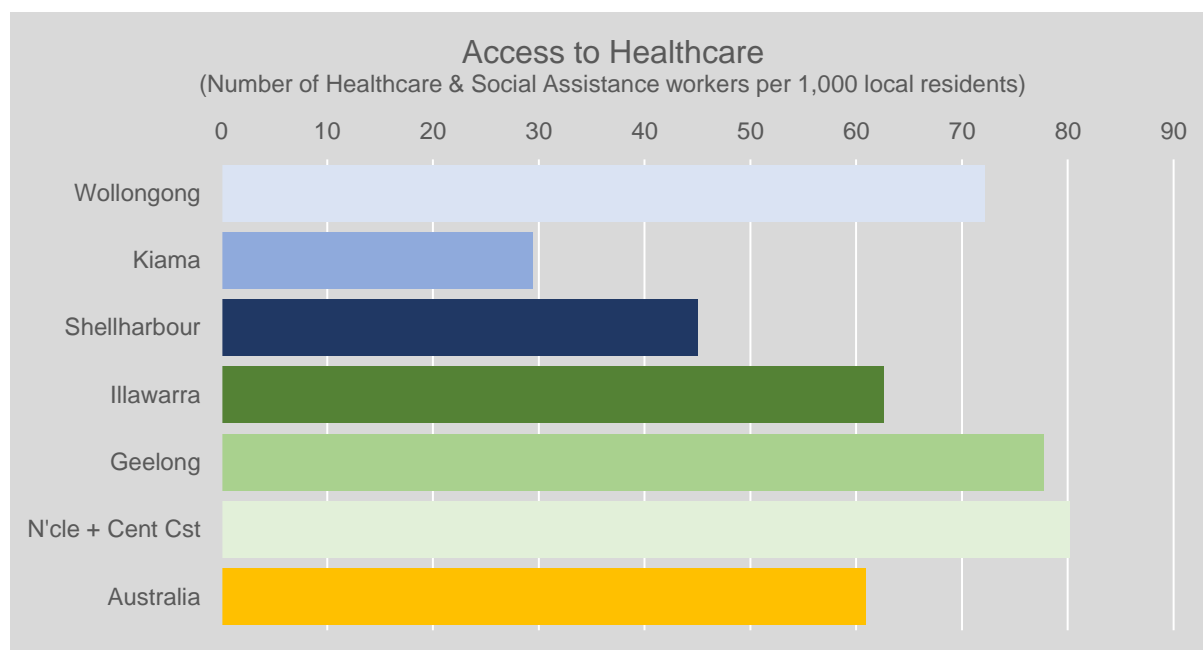


Figure 1: Access to Healthcare by Local Government Area (LGA) and for the Illawarra, compared with similar regions and nationally¹.

There is a clear need for additional healthcare capacity in the Illawarra, and the growing population indicates that demand will continue through 2041. Population forecasts are that this growing population will live to a greater age (an increased cohort of those aged 65+) and require healthcare for their extended lifetime.

Data from the 2021 Census indicates that the Illawarra has higher comparative levels of long-term health issues with cancer, diabetes and heart disease being among those that are above the national average (see Figure 2). Additional capacity and capability in these specialised areas will help to redress the balance.

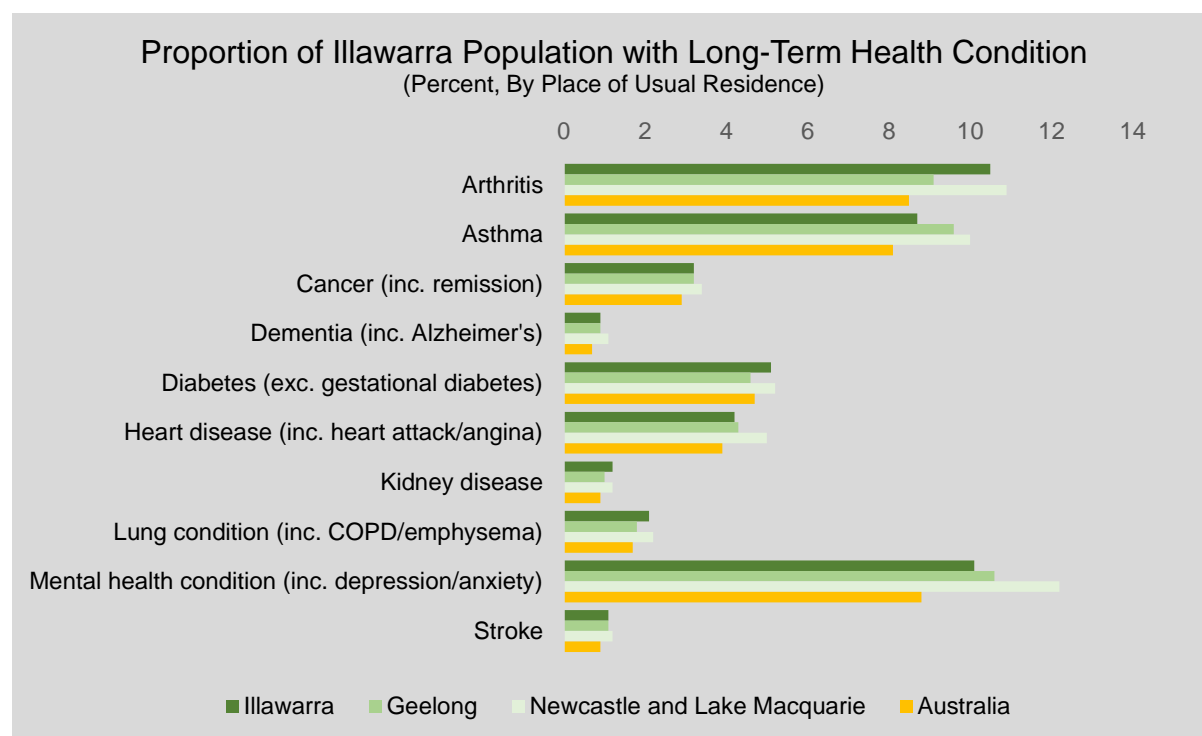


Figure 2: The Illawarra has higher-than-average levels of long-term treatable disease in most health categories² and additional hospital capacity will assist in addressing this issue.

The economic assessment for the project indicates that the \$163 million project will generate **190-210 jobs during its 2-year construction period**, and up to **295 ongoing jobs** (180 of these are direct roles) once fully operational.

RDA Illawarra supports an extension of the Wollongong Private Hospital that complies with the current Wollongong Development Control Plan, on the basis that the project promises to generate a substantial number of jobs; contributes to the economic growth of the region; addresses community health needs and has the potential to train skilled healthcare professionals in the region.

However, RDA Illawarra makes one recommendation regarding the proposal, which relates to local content.

2. **Local content:** RDA Illawarra recommends a commitment to local content by the primary construction contractor and their sub-contractors.

Disclaimer

The views expressed in this report or submission do not necessarily reflect those of the Australian Government.

RDA Illawarra has prepared this submission. To the best of our knowledge, the information contained herein is neither false nor misleading and the contents are based on information and facts that were correct at the time of writing. RDA Illawarra accepts no responsibility or liability for any errors, omissions or resultant consequences including any loss or damage arising from reliance on information in this document.

References

¹ AEC (unpublished). *Employment Estimates Model 2019-20*. AEC Group, Brisbane. ABS (2021). *Regional Population Growth, Australia, 2020*. Cat no. 3218.0. Australian Bureau of Statistics, Canberra. RDA Illawarra analysis

² Australian Bureau of Statistics (ABS) 2021 Census All persons QuickStats Statistical Areas Level 4. RDA Illawarra analysis