



File: SF17/44400
Job ID: DOC17/477394
Your Ref: SSD 8351

Ms Amy Watson
Team Leader, Key Sites Assessments
Department of Planning & Environment
GPO Box 39
SYDNEY NSW 2001

Email to Mr Brendon Roberts: brendon.roberts@planning.nsw.gov.au

Dear Ms Watson

RE: Heritage Council comments on Martin Place Station Precinct – response to submissions (SSD 17_ 8351)

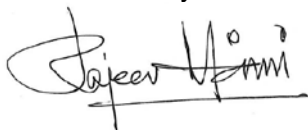
I refer to your email dated 19 September 2017 inviting comments on the above State Significant Development modification for two Over Station Development (OSD) commercial towers above and integrated with the new Sydney Metro Station at Martin Place.

The *Response to Submissions Report*, prepared by Ethos Urban Pty Ltd, dated 7 September 2017, has been reviewed, and the following comments are provided:

- it is noted that the proposal does not involve any excavation or demolition and the archaeological potential has been assessed under the CSSI Approval;
- it is noted that the proposed demolition of 7 Elizabeth Street has been assessed under the CSSI Approval and a condition imposed to that approval requiring an Archival Recording prior to its demolition;
- it is noted that the applicant intends to continue design development, testing, and refinement of the building envelopes through to Stage 2/detailed design to address detailed matters considered in the submissions towards yielding the best possible outcome for the site and surrounds, that appropriately minimise or mitigate environmental impacts;
- the heritage design principles for possible connection(s) to 50 Martin Place on the Ground Floor, Level 5 and Level 10 have been reviewed and it is noted that these principles will inform the design development of future work. Continued consultation with the Heritage Council is recommended as the design develops; and
- it is acknowledged that the applicant has commenced consultation with the Heritage Division and will make a presentation to the November meeting of the Heritage Council of NSW comprising a design update ahead of the Stage 2 development. This meeting will provide an opportunity for the Heritage Council to comment on the design, as well as to prepare a schedule of consultation with the applicant.

If you have any questions regarding the above advice, please contact James Quoyale, Heritage Officer, Heritage Division, Office of Environment and Heritage, at email james.quoyale@environment.nsw.gov.au or on telephone: 9873 8612.

Yours sincerely

A handwritten signature in black ink, appearing to read 'Rajeev Maini', with a horizontal line drawn underneath the name.

Rajeev Maini

Manager, Conservation

Heritage Division

Office of Environment and Heritage

5 October 2017

As Delegate of the NSW Heritage Council