



Planning

Mr Gary James
The General Manager
Woollahra Municipal Council
PO Box 61
DOUBLE BAY NSW 1360

Our ref: MP10_0016
File: 10/03532-1

Dear Mr James,

Request for Declaration of Major Project, The Scottish Hospital, 2 Cooper Street, Paddington (MP10_0016)

I refer to a recent request from Urbis on behalf of The Presbyterian Church NSW Property Trust to declare the proposed development at the above site a Major Project under Part 3A of the *Environmental Planning and Assessment Act 1979*.

I have formed the opinion, as the delegate of the Minister, that the proposal is a Major Project as described under Clause 13, Schedule 1 of the *State Environmental Planning Policy (Major Projects) 2005* and is therefore a project to which Part 3A of the Act applies for the purposes of Section 75B of the Act.

The declaration of projects of this type under the Major Development SEPP is non-discretionary and automatically falls within Part 3A of the Act.

In forming the opinion to declare the project, I consider that a number of matters will require careful and detailed consideration, including the preservation of trees and tree canopy, heritage impacts, height, bulk and scale of new buildings and traffic generation. These issues will be addressed as part of the Director General's Environmental Assessment Requirements (DGR's) and Council will be formally consulted shortly.

Should you have any further enquiries regarding this Project, I have arranged for Michael Woodland, Director, Metropolitan Projects to assist you. Michael may be contacted at the Department's Bridge Street Office on telephone number (02) 9228 6150.

Yours sincerely,

Richard Pearson
Deputy Director-General
Development Assessment & Systems Performance