



PCU016047



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Please Quote:

26 October 2010
IR8747315

Mr P McManus, Acting Director
Government Land & Social Projects
Department of Planning
GPO Box 39
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Department of Planning
Received
28 OCT 2010
Scanning Room

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Re: Central Coast Cancer Centre, Gosford Hospital (MP10-0173) Director General's Requirements

Dear Mr McManus

I refer to your letter dated 13 October 2010. In addition to the DGR's, the following issues and requirements should be addressed/included in the assessment of the proposal;

1. Gosford Development Control Plans
 - 111 Car Parking
 - 165 Water Cycle Management
 - 106 Controls for Site Waste Management
2. Gosford City Centre DCP 2007.
3. Draft Gosford LEP 2009 (This plan has been exhibited).
4. Gosford City Centre Masterplan.
5. Gosford City Centre Civic Improvement Plan. Contribution 4% of value of Development.
6. Water and Sewer Services. A Section 307 Certificate under the Water Supply Authority Act will be required. If augmentation/upgrading of the system is required then contributions and/or works may be required at the developer's cost.
7. Nutrient Control System for water run-off from roofs and paved areas.
8. The social and economic benefits/costs for the Community/Central Coast.
9. Waste collection and storage including medical wastes.
10. The assessment of, and availability of, public transport and car parking. This should include analysis of the existing available parking on and around the hospital and public transport system.

Whilst Gosford Railway Station is located nearby, there is a steep climb from the station to the hospital.

The bus interchange at the railway station is located on the opposite side of the railway line.

Car parking demand in the locality of this site is magnified by:

- 2 high schools
- Gosford railway station and all-day commuter parking
- Gosford Hospital

all being in close proximity.

11. A Workplace Travel Plan should be prepared for the hospital and cancer centre as espoused by the Premier's Council for Active Living NSW (PCAL).

In summary, Council supports the proposal and looks forward to commenting on the Environmental Assessment for the proposal.

Should you require any further information please do not hesitate to contact R Eyre on (02) 4325 8222 during office hours.

Yours faithfully

A handwritten signature in black ink, appearing to read 'R Eyre', written in a cursive style.

R Eyre
Senior Town Planner