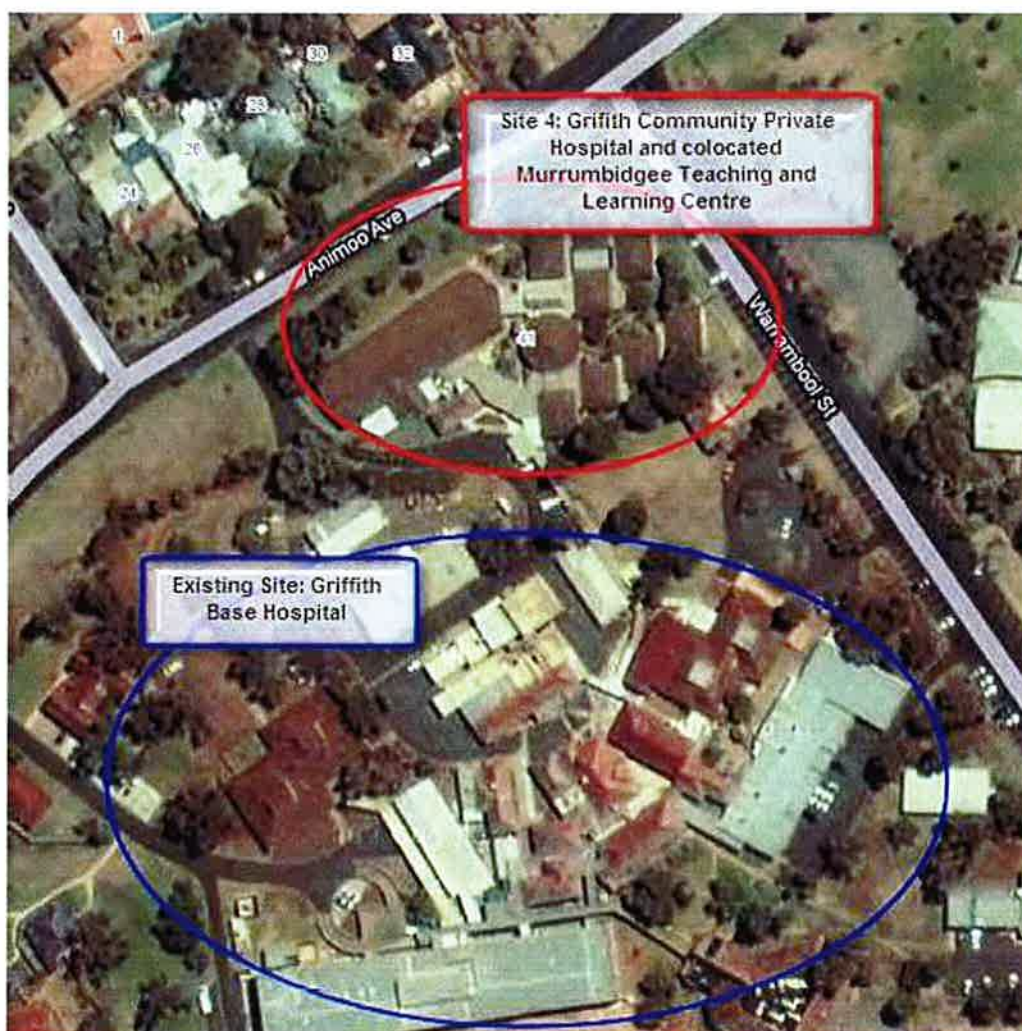


EXECUTIVE SUMMARY

The proposed development is for the Griffith Community Private Hospital (GCPH) and Murrumbidgee Clinical Teaching and Learning Centre (MCT&LC) in Griffith. The subject lot adjoins Griffith Base Hospital and is situated on the corner of Animoo Avenue and Warrambool Street Griffith. The subject lot is known as Lot 1 DP 1043580 and comprises an area of 5564m² and the land in the road reserve that is to be used for parking.

This Environmental Assessment accompanies a Project Application under Part 3A of the Environmental Planning and Assessment Act 1979. The project has been declared a Major Project and is identified as **MP 11_0053**.

Locality Plan



Griffith Community Private Hospital is partly private and community funded with a total project cost of \$20.688M. This includes land, fees and associated costs. The construction cost is \$11.0M. The facility will serve the Griffith, Carrathool, Hay, Lachlan, Leeton, Murrumbidgee and Narrandera Local Government Areas (collectively the Murrumbidgee Cluster), all of which are classified as RA 3 – Outer

Regional or higher. The Murrumbidgee Cluster, which comprises an estimated 60,000 people, is socioeconomically disadvantaged relative to the State average, has higher preventable death rates than the NSW average and has poorer access to local health services as evidenced by high outflow rates for basic public and private health care and lower levels of GP services.

Griffith Community Private Hospital will provide 20 overnight and 20 day only beds and provide low acuity adult general medical and surgical services. With the aim of providing complementary services to those provided at Griffith Base Hospital and addressing key gaps in service provision, the private hospital will provide services in orthopaedics (currently, there are no open orthopaedic cases performed at Griffith Base Hospital), gastroenterology, ophthalmology, ENT, urology, general surgery and general medicine.

Anaesthetic services will be provided on a fly-in/fly-out basis during the start up phases of the venture (there is currently 1 GP anaesthetist in Griffith). The hospital will be operated by St Vincents & Mater Health Sydney Limited and will fully leverage the clinical and administrative infrastructure provided on the St Vincent's Campus Darlinghurst.

With the aim of complementing and enhancing local services, Griffith Community Private Hospital will include:

- Dedicated main entrance with associated drop off bay and car parking;
- An ambulatory cluster comprising reception, consulting rooms, interview room, meeting rooms;
- Outreach support room, chapel, administration support space and coffee shop;
- Inpatient cluster including twenty inpatient one-bed rooms each with ensuite, patient lounges;
- Staff stations and support space procedural cluster comprising two operating/procedure rooms (theatres), recovery space and support space;
- Hospital support cluster including kitchen, stores, staff change facilities and engineering;
- External landscape space including landscaped ground and healing gardens.
- On-grade car parking and;
- A physical link to Griffith Base Hospital for simple patient, public and staff traffic flow.

Basic design principles will:

- Meet contemporary hospital design benchmarks.
- Encourage wider community use for disease prevention and whole health activities.
- Ensure sensitivity to cultural needs of the community.
- Meet or exceed environmental sustainability standards in construction, materials and;
- Comply with all relevant regulatory requirements.

The Murrumbidgee Clinical Teaching and Learning Centre is being developed by St Vincents & Mater Health Sydney Limited with a \$4.985M Innovative Teaching and Training Grant from the Commonwealth Department of Health and

Ageing. This includes fees, furniture and student accommodation. The construction cost estimate for the MCT&LC is \$3.2M. The new Centre will be housed on the Griffith Health Campus and co-located with the new private hospital. The student accommodation included in this budget to be provided separately and not as part of this project.

Once complete, the new facility will provide shared clinical teaching facilities for medical, nursing and allied health professionals from multiple partnering universities (see table below). The Centre will provide a much needed additional training capacity for the Murrumbidgee Cluster. It is expected that an additional 59 medical students, 17 nursing students, 30 allied health students and 8 vocational trainees per annum will benefit from the new shared facilities.

The Murrumbidgee Clinical Teaching and Learning Centre will include the following:

- A small lecture theatre (with audiovisual links to the main campuses of each educational provider);
- A clinical skills lab;
- Two tutorial rooms;
- A student resource centre with some PC workstations;
- Four practice consulting rooms including one to have an adjoining observation room for one-on-one teaching of students by local clinicians and visiting specialists both during and after-hours, consistent with our "workforce active" educational model;
- A meeting room;
- A reception area; and
- Office space and amenities for local academic and administrative staff;

Murrumbidgee Clinical Teaching and Learning Centre – Additional Student Numbers and Participating Learning Facilities.

	UNSW	University of Wollongong		University of Notre Dame**		Charles Sturt University		Coast City Country Training**
	Medical	Nursing	Medical	Nursing	Medical	Nursing	Other	Vocational trainees
2009-10 (Baseline)	29	0	9	0	0	90	0	7
2010 - 11	33	0	10	0	0	90	0	9
2011 - 12	41	3	11	10	20	94	20	14
2012 - 13	43	3	12	10	30	94	25	15
2013 - 14	45	3	12	10	40	94	30	15

**all but 3 of these students are placed in the Murrumbidgee for a longitudinal placement (1,330 placement hours / year /student or 38 weeks x 35 hours/week)*

The project is proposed to be built in two phases. The MCT&LC will be constructed initially and GCPH will be constructed when full funding has been secured.