



Our ref: DOC20/411654

James Groundwater
Senior Environmental Assessment Officer
Key Sites Assessments
Department of Planning, Industry and Environment
4 Parramatta Square
PARRAMATTA NSW 2124

By email: James Groundwater James.Groundwater@planning.nsw.gov.au

Dear Mr Groundwater,

Sydney Metro Pitt Street (South) Over Station Development (SSD 8876)
MOD 2 – Inclusion of retail premises and protrusions beyond building envelope

Thank you for your referral dated 28 May 2020 inviting comments from the Heritage Council of NSW on the above State Significant Development proposed modification.

Proposed amendments are to:

- Permit the inclusion of 'retail premises' as an approved land use within the building podium; and
- Amend Condition A15 to allow for protrusions beyond the approved building envelope for Architectural embellishments, awning and balustrade structures.

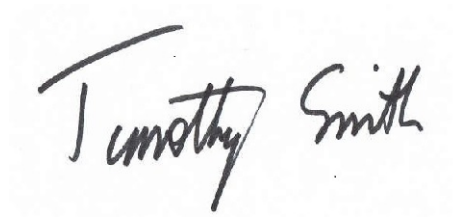
As Delegate of the Heritage Council, I have reviewed the proposed modifications.

We have no comments to make regarding the proposed inclusion of retail premises within the approved building podium.

Our previous comments on the concept building envelope were in relation to the minimisation of overshadowing impacts to Hyde Park (which is listed on the State Heritage Register for its continuous use for public open space, recreation, remembrance, celebration and leisure). Whilst the extent of the proposed protrusions (maximum of 500mm) is considered negligible in the overall scheme, we reiterate our strong support for compliance with the *Sydney Local Environmental Plan 2012* Sun Access Plane Controls in your assessment of the proposed modifications.

If you have any questions regarding our comments on SSD 8876 (Sydney Metro Pitt Street (South) Over Station Development), please contact Hendry Wan, Senior Heritage Officer - Major Projects at Heritage NSW, Department of Premier and Cabinet, on (02) 8837 6090 or at Hendry.Wan@environment.nsw.gov.au

Yours sincerely

A handwritten signature in black ink that reads "Timothy Smith". The signature is written in a cursive style, with the first name "Timothy" and the last name "Smith" clearly legible.

Tim Smith OAM

Director, Heritage Operations

Heritage NSW

Department of Premier and Cabinet

As Delegate of the Heritage Council of NSW

30 June 2020