

13.11.2019

David Doyle,
Head of School Planning &
Provisioning, Catholic
Education

Via email –

PROJECT: Westmead Catholic Community
RE: SDRP SESSION 43 – 06.11.19 (first review)

Dear David,

Thank you for the opportunity to review the above project at an early stage. Please find a summary of advice and recommendations arising from the design review session held on 06.11.19.

The aspiration to create an educational precinct catering to early learning, primary, secondary and potentially tertiary students is supported however, based on the material presented, this aspiration is not yet realised in the design proposition.

Masterplan

The proposal should include a masterplan for the entire precinct to understand how a future community of some 6,000 students will be accommodated. The masterplan should address the following issues in an integrated manner:

- Overall precinct planning which addresses early learning, primary, secondary and complementary uses, incorporating landscape strategy, open spaces and play space, wayfinding, pedestrian and traffic movement, vertical circulation, accessibility strategy and building placement in relation to topography and landscape;
- Riparian zone – illustrate treatment of and access to this area;
- Address water management across the site in conjunction with a clear strategy to address flood levels;
- Retention of trees across the site – in general tree retention is encouraged for shade, amenity and aesthetic quality. Provide arborist report to indicate significance of existing trees and clarify trees to be retained, new trees proposed and trees to be removed;
- Creation of a variety of social spaces of various scales and characters within the school grounds to refine the currently large and undifferentiated outdoor space presented.
- Demonstrate a thorough, innovative and rigorous approach to sustainability;
- Minimise and seek to eliminate the use of perimeter fencing where appropriate; explore the use of building edges, landscaping and other spatial demarcation devices. Where fencing is unavoidable, contextual and place specific materials and details are preferable to generic, proprietary systems;

- Testing of various envelopes for the areas noted complementary uses to indicate potential feasibility of development options, overshadowing, traffic impacts and relationship to streetscape
- Testing of the future built forms for the High School to indicate relationships and compatibility with the Primary School stage 1 proposal;
- Provide a series of staging diagrams illustrating buildings, traffic, access, development envelopes, landscaping etc to demonstrate implementation of the masterplan over the life of the project;

Stage 1 Proposal

The inclusion of a parish church and new primary school on the site is supported however this should be consistent with the overall masterplan and address the following issues:

- Clarify the location and orientation of the church and new primary school and their relationships to each other, pedestrian and vehicular access routes, open space, high schools and future complementary uses;
- Illustrate how the church will engage with the context and streetscape, in particular the relationship between the church, existing embankment and footpath;
- Illustrate the character of proposed undercroft and outdoor play areas, and the scale and proposed character of spaces between new and existing buildings;
- Clarify the outlook from the new primary school which currently looks out onto the existing carpark;
- Detail passive solar design strategies to ensure access to natural light and ventilation for all internal spaces.

Please refer to the design package requirements form for information on materials to be provided at the next SDRP.

Please contact GANSW Design Advisor, Carol Marra (Carol.Marra@planning.nsw.gov.au), if you have any queries regarding this advice.

Sincerely,



Emma Kirkman
Principal Design Review
Chair, SDRP

CC	
NSW SDRP Panel members	Elizabeth Carpenter, Sharon Wright, Emma Kirkman(Chair – GANSW)
GANSW Design Advisor	Carol Marra
DPIE	David Way
Alleanza Architecture	David Bryant
Ground Ink	Rob Loughman
Ethos Urban	Kate Tudehope, Sarah Meyer
Winim Developments	Ry Stephen

29.01.2020

David Doyle
Head of School Planning &
Provisioning, Catholic
Education

Via email –

PROJECT: Westmead Catholic Community Education Campus
RE: SDRP SESSION 46 – 29.01.2020 (second review)

Dear David,

Thank you for the opportunity to review the above project for a second time. Please find below a summary of advice and recommendations arising from the design review session held on 29 January 2020, which should be read in conjunction with the advice from SDRP 01.

We maintain our support for the creation of an education campus and acknowledge the efforts of the design team in responding to the issues raised in the first SDRP which were clearly presented during the second review.

We support the development of the masterplan and landscape strategy which has considered early learning, primary, secondary and complementary uses, open spaces and play space, wayfinding, pedestrian and traffic movement, vertical circulation, accessibility, and building placement in relation to topography and landscape.

We support the orientation of the parish church and the treatment along Darcy Road, which is now open and welcomes pedestrians onto the site. The future lifelong learning plaza will encourage ongoing community use.

We support the uses and generosity of covered outdoor space within the primary school and note this building will set the tone for the remaining development on site. We encourage the design team to set high aspirations for the realisation of the primary school, including in relation to the spatial qualities of indoor and outdoor learning areas and play spaces, architectural language and sustainability initiatives.

Ongoing design development should address the following issues:

- ensure tree retention is maximised and provide drawings which show proposed planting and measures to mitigate heat island impacts for Stage 1 and future stages
- provide 3D studies which show views and vistas across the site including how sight lines contribute to wayfinding
- develop the wayfinding strategy to ensure it is intuitive and not applied

- provide circulation diagrams which detail access to and from the multi-storey carpark, drop-off and pick-up arrangements for the CELC and primary school, and pedestrian access that is accessible, rationalised and legible in, around and across the site at different times of the day
- provide drawings which detail how the boundary strategy will be implemented including location and type of proposed fencing
- provide drawings which show the quality of the space between the primary school, high school and CELC for Stage 1 and future stages, at ground level and including any physical connections or barriers
- provide a ground level landscape plan for Stage 1 which shows access in and around the primary school (including to the east) and proposed fencing
- provide a green travel plan / strategy that seeks to encourage public transport usage to reflect the site's access to bus, train and future light rail services
- detail how ESD and sustainability initiatives will be realised in the design of the primary school
- provide studies to demonstrate that indoor learning areas have appropriate levels of daylight, particularly given the deep floor plates and that classrooms have an internal aspect, and consider the introduction of voids in circulation areas to ensure light reaches lower levels of the building
- provide sections which show floor to ceiling heights and the ability for play spaces to be accommodated
- provide elevations and 3D studies which show the proposed architecture of both the primary school and parish church.

We recommend that the issues raised above be addressed in the development application and that a further SDRP be scheduled during the response to submissions stage.

We trust this information is helpful and look forward to seeing the proposal as it develops.

Please contact GANSW Design Advisor, George Savoulis (George.Savoulis@planning.nsw.gov.au), if you have any queries regarding this advice.

Sincerely,



Emma Kirkman
Principal Design Review

Chair, SDRP

CC

NSW SDRP Panel members

Elizabeth Carpenter, Ingrid Mather, Emma Kirkman (Chair – GANSW)

GANSW Design Advisor

George Savoulis

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Prity Cleary, Nicholas Gunn

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