

15 November 2019

Christine Kelly
Suite 2.14, 55 Miller Street
Pyrmont NSW 2009

Dear Christine,

Thank you for the opportunity to review the above project. Please find below a summary of advice and recommendations arising from the design review session held on Wednesday 6 November 2019.

Please note that this letter of advice relating to the SDRP will be distributed to the meeting attendees.

The team's response to comments provided following SDRP01 is noted. For clarity please note the proposed partial retention of the West Wing ground level is not supported. Retention will have impacts on overall project cost and programme, will have unacceptable impacts on staff and patients during construction as well as limiting spatial planning possibilities during design.

The following recommendations relate to design considerations for the hospital, site and future stages of development:

We support:

- The changes in building form since SDRP 01, especially the setback on the corner of Hotham Rd and President Ave allowing for a common seating area internally.
- Improved internal circulation and layout including relocated lift cores.
- The increased dimensions of green courtyard space in the main building.
- The retention and upgrading of the Hotham House curtilage to create a park for community use.
- Retention of existing trees.
- The reuse of foundation materials from Hotham House for inclusion in landscaping.

Ongoing design development recommendations:

- A more integrated approach to landscape and architectural design, including planting incorporated in building edges and interiors
- Further development of courtyard designs to provide improved amenity for patients and staff.
- Maximise deep soil opportunities for large tree planting, particularly near boundaries.
- Provide weather protection over external circulation spaces.
- Resolve the design of the western wing with a specific view to increasing landscaping adjoining residential neighbours on Bidural Ave.
- Resolve site level changes for vehicles with compliant ramps.
- Relocate Operating Theatres during construction to facilitate improved campus layout.

- Consider reducing the number of hospital rooms to allow for larger courtyards, improved indoor/outdoor interface and an entry level café.
- Consider an additional storey on the western wing to reduce the overall building footprints on the campus and allow for more green open space.
- Open Hotham House Park to the wider community with the removal of front picket fencing.
- Develop an architectural/landscape language that honors the past while avoiding being literal.
- Consult with representatives of the Metropolitan Aboriginal Land Council (02 8394 9666) about local Country and Culture, and demonstrate how this consultation process will inform your design.

We encourage this project to be seen again by the SDRP and look forward to seeing it develop.

For the next SDRP, the landscape and architectural designs must be fully coordinated prior to presenting to the panel; the architectural material pallet should be further developed and detailed elevations/sections showing openings. Any proposed ESD strategies should also be presented. Please also provide clear drawings demonstrating the parking and structural design components.

Sincerely



Rory Toomey
Principal Design Excellence

Meeting Attendees:

Stephen Phillips	Imagescape Design Studios
Christine Kelly	Image Scape Design Studios
David Vago	Habit8