

**From:** [Yousheng Li](#)  
**To:** [Megan Fu](#)  
**Cc:** [Karen Armstrong](#)  
**Subject:** RE: Greenwich Hospital Redevelopment - Detailed Design  
**Date:** Friday, 15 March 2024 2:30:29 PM  
**Attachments:** [image002.png](#)  
[image003.png](#)  
[image004.png](#)  
[image010.png](#)  
[image011.png](#)  
[image012.png](#)  
[image013.png](#)  
[image014.png](#)  
[image015.png](#)  
[image016.png](#)  
[image017.png](#)

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Hi Megan,

The bushfire consultant has advised the height of trees will be approx. 15m.

Kind regards,

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**Yousheng Li**

Senior Urbanist  
Planning



M. [REDACTED]  
W. [ethosurban.com](http://ethosurban.com)



Level 4, 180 George St  
Sydney NSW 2000  
(Gadigal Land)

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Ethos Urban acknowledges Traditional Owners of Country throughout Australia and recognises the continuing connection to lands, waters, and communities. We pay our respect to Aboriginal and Torres Strait Islander cultures; and to Elders past and present.

We pledge our support to the Uluru Statement from the Heart and embrace the call to walk with the Aboriginal and Torres Strait Islander people in a movement of the Australian people for a better future.

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**From:** Megan Fu <[Megan.Fu@planning.nsw.gov.au](mailto:Megan.Fu@planning.nsw.gov.au)>  
**Sent:** Friday, March 8, 2024 5:10 PM  
**To:** Yousheng Li <[REDACTED]>  
**Cc:** Karen Armstrong [REDACTED]  
**Subject:** RE: Greenwich Hospital Redevelopment - Detailed Design

Thanks, Yousheng.

I note the bushfire consultant's response does not provide height of trees for bushland regeneration planting. This was a separate issue and not related to the canopy issue and bushfire. Sorry, I should have separated it from the queries re: bushfire. Can you get the authors of the Vegetation Management Plan to provide these details?

Thanks  
Megan

**Megan Fu**

Principal Planner, Social and Infrastructure Assessments  
Infrastructure Assessments

**Department of Planning, Housing and Infrastructure**

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12 Darcy Street  
Parramatta NSW 2150



I acknowledge the traditional custodians of the land and pay respects to Elders past and present. I also acknowledge all Aboriginal and Torres Strait Islander staff working with the NSW Government.

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**From:** Yousheng Li [REDACTED]  
**Sent:** Friday, 8 March 2024 4:39 PM  
**To:** Megan Fu <[Megan.Fu@planning.nsw.gov.au](mailto:Megan.Fu@planning.nsw.gov.au)>  
**Cc:** Karen Armstrong [REDACTED]; David Gibson <[David.Gibson@planning.nsw.gov.au](mailto:David.Gibson@planning.nsw.gov.au)>; Karen Harragon <[Karen.Harragon@planning.nsw.gov.au](mailto:Karen.Harragon@planning.nsw.gov.au)>  
**Subject:** RE: Greenwich Hospital Redevelopment - Detailed Design

Hi Megan,

Please find attached response from Travers Bushfire with regards to your queries around the Bushfire Protection Assessment.

I will be sending a separate email responding to the waste matter shortly.

Kind regards,

---

**Yousheng Li**

Senior Urbanist  
Planning



M. [REDACTED]  
W. [ethosurban.com](http://ethosurban.com)



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**From:** Megan Fu <[Megan.Fu@planning.nsw.gov.au](mailto:Megan.Fu@planning.nsw.gov.au)>  
**Sent:** Wednesday, February 21, 2024 12:26 PM  
**To:** Yousheng Li <[REDACTED]>  
**Cc:** Karen Armstrong <[REDACTED]>; [david.gibson@planning.nsw.gov.au](mailto:david.gibson@planning.nsw.gov.au); Karen Harragon <[Karen.Harragon@planning.nsw.gov.au](mailto:Karen.Harragon@planning.nsw.gov.au)>  
**Subject:** Greenwich Hospital Redevelopment - Detailed Design

Hi Yousheng

The Commission has requested a response to proposed changes to the Department's recommended conditions and queries regarding the recommended conditions. We require further information in relation to bushfire assessment, landscaping and waste management to be able to complete our response to the Commission.

We note that the Bushfire Protection Assessment (BPA) identified in Section 3.3 that "It is recommended that the entire site, with the exception of the currently vegetated area to the south west of the site (OPA) be managed as an Inner Protection Area (IPA). However, the recommendations of the BPA does not include this but recommends that "APZs are to be provided to the proposed development as outlined in Table 2-2 and as generally depicted within SCHEDULE 1." We note that the APZ outlined in Table 2-2 and depicted within Schedule 1 is a 23 metre portion of the site that adjoins the bushland to the south-west. Please clarify whether the intention is to manage the APZ only or the remainder of the site as an IPA and the bushland as an OPA? We note that IPAs are limited to 15 per cent canopy cover and the proposed development would exceed that as would the bushland in relation to OPA. Please identify if any landscape changes are required to manage bush fire risk or further clarification from a bushfire consultant confirming that the landscaping meets asset protection zone requirements?

Also, the current landscape plans seeking approval have been modified since the bushfire assessment was undertaken. Please provide confirmation from the bushfire consultant that the latest plans meet the requirements for IPAs, including canopy cover? Also, please provide heights of trees for bushland regeneration planting?

The waste management plan does not identify waste collection hours and/or address noise impacts associated with increased operational waste collection. Please provide details of loading dock operations in relation to waste collection and if any potential mitigation measures are required to address impacts from waste collection activities?

Please provide a response by Monday, 26 February 2024 or please notify us when a response will be provided if that timeline is an issue.

Feel free to contact me on 9274 6531 if you wish to discuss.

Thanks  
Megan

**Megan Fu**  
Principal Planner, Social and Infrastructure Assessments  
Infrastructure Assessments  
**Department of Planning, Housing and Infrastructure**

T 02 9274 6531 E [megan.fu@planning.nsw.gov.au](mailto:megan.fu@planning.nsw.gov.au)

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