



29 September 2020

Karen Harragon  
Director  
Social and Infrastructure Assessments  
Department of Planning, Industry & Environment

via email: karen.harragon@planning.nsw.gov.au

Dear Karen,

Redevelopment of Greenwich Hospital (SSD 8669)

This letter relates to the above application which is currently before the Independent Planning Commission (Commission) for determination. The Commission would benefit from a discussion of the matters outlined below as part of the upcoming meeting between the Commission and the Department. Please note the list below is preliminary and the Commission may seek clarification on other matters that may arise during the consideration of this project prior to the briefing.

**Statutory matters**

- The SSD status of the project and the relatedness of the proposed seniors housing to the proposed hospital
- How the proposed seniors housing complies with State Environmental Planning Policy (Housing for Seniors or People with a Disability) 2004

**Built form**

- The proposed scale of development and the Department's recommended reduction to the proposed maximum building heights
- The proposed building setbacks alongside River Road and residential properties to the west of the site, and the Department's recommendations to increase these setbacks

**Traffic**

- The additional traffic assessments recommended by the Department, to be provided as part of the detailed proposal

Yours sincerely,

Lindsey Blecher  
**Senior Planning Officer**