

Michael Cassel
Planning Secretary
Department of Planning and Environment
Locked Bag 5022
Parramatta NSW 2124

Attn: Shiraz Ahmed / Rob Sherry

7 July 2022

Dear Mr Cassel

Upgrades to John Palmer Public School (SSD-23330227): Evidence relating to Additional on-site carparking in accordance with Condition B2

I refer to SSD Application SSD-23330227, upgrades to John Palmer Public School, approved on the 20 May 2022.

In accordance with condition B2 of the Development Consent (below), evidence has been established to demonstrate that additional on-site car parking is not feasible.

Additional on-site carparking

- B2. If additional on-site staff car parking required under condition B1 is not feasible, evidence must be submitted to the satisfaction of the Planning Secretary demonstrating that additional car parking would:
- (a) reduce the amount of the minimum open space required per student; and/or
 - (b) result in additional tree removal.

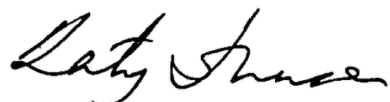
Sketch SK-00-601_01 demonstrates that additional on-site staff car parking required under condition B1 would reduce the amount of the open space per student from 9.9m² per student to 8.9m² per student, which is below the minimum required by the NSW Educational Facilities Standards and Guidelines (EFSG) Design Guide DG10.03 Open Play Space Requirements.

The amount of open play space per student has already been reduced to a minimum following implementation of State Design Review Panel recommendations, noting that the playspace has been reduced from 10.6m² per student (as per the EIS) to 9.9m² per student (current, following final SDRP review). Refer to the attached letter from PTW Architects.

The supporting documentation has been reviewed by the Project Team and the Statutory Planning Team at School Infrastructure NSW.

The Department of Education hereby submits the above documents to the Planning Secretary for their approval.

Yours sincerely



Katy Johnson
Project Director
Schools Infrastructure NSW





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6 July 2022

Mr Vipul Patel
Senior Project Manager
Jacobs Group (Australia) Pty Ltd
Level 7, 177 Pacific Highway,
North Sydney, NSW 2060

E: vipul.patel@jacobs.com

Dear Vip

**Re: John Palmer Public School
SSD 23330227 (20 May 2022) Condition B2**

PTW Architects wish to confirm the following:

The primary documents for the SSDA were prepared in early October 2021.

SDRP number 3 took place on 17 November 2022 and the following text from the advice letter indicates the extent of changes to the landscape and outdoor areas that occurred between the submission of the SSDA and the preparation of drawings for tender and the final SDRP:

*Many of the concerns originally identified have now been addressed...
The integration of teaching spaces with Connecting with Country and landscape elements...*

Support was expressed for the embedding of teaching spaces into the design and landscape, tree selection to create a distinct set of places within the school and taking clues from both colonial and indigenous planting strategies.

Therefore, there are more extensive plantings and integration of outdoor learning particularly for indigenous learning within landscape areas eg along the western boundary close to the access path to the nearby creek.

The design of the landscape elements to meet the SDRP requirements has therefore changed the calculations.

The SDRP 3 advice letter is attached as is the Phase 3 landscape plan and the diagram showing how the open space areas are calculated, based on the Phase 3 drawings.

Yours Sincerely
PTW Architects

Diane Hatada Jones

Diane Jones
Executive Director
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WA Architect Registration No. 2032

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GOVERNMENT ARCHITECT NEW SOUTH WALES

25th November 2021

Katy Johnson
Project Director
School Infrastructure NSW

PROJECT: John Palmer Public School
RE: SDRP– 17th November 2021 – Third Review

Dear Katy

Thank you for the opportunity to review the above project a third time. Please find below a summary of advice and recommendations arising from the design review session held on 17 November 2021.

The revised designs for John Palmer Public School have substantially improved through the SDRP process. Many of the concerns originally identified have now been addressed. The integration of teaching spaces with Connecting with Country and landscape elements, community and Indigenous consultation, and achieving a 5-star Green Star rating are particularly noteworthy aspects of this project. Continuing to develop these key aspects and committing to ongoing consultation during design and construction will ensure the positive outcomes for students and the community are protected and further developed.

The review process has articulated two key issues with the DfMA modules being implemented by SINSW. Firstly, there is a need for more quiet spaces both within, and near, the classrooms – to support students who need quieter environments to learn. Secondly, and related to this, the linear layout of the main module makes it difficult to create alternative teaching modes – thus restricting the pedagogical options for students. SINSW is encouraged to evaluate the DfMA modules for their suitability in providing the range of spaces needed for effective teaching modes.

The following elements of the design strategy are supported:

- The general site strategy and the steady improvement that the project has undergone during the review process
- The achievement of a 5-star Green Star rating and its status as one of the first public schools in Australia to achieve this
- The decisions that underpin the 5-star Green Star rating: regeneration of natural habitats, community use of site, recycled water, roof water harvesting, waste minimisation, 40% lower cement content in concrete, mixed mode ventilation, sun shading, louvers, solar panels, etc.
- Inclusion of artworks and space for Indigenous games informed by consultation processes
- Embedding of teaching spaces into the design and landscape

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GOVERNMENT ARCHITECT NEW SOUTH WALES

The following commentary provides advice and recommendations for the project:

Connecting with Country

1. Continue to integrate recommendations from consultation into the design of the the school and landscape. Continue the consultation process right through the design and construction and opening of the school.
2. The dual naming of the school and associated language for wayfinding and naming of rooms and spaces within the school is recommended.

Site strategy and landscape

3. Use tree selection to inform wayfinding, and to create a distinct set of places within the school. Specify different species or groups to define and give identity to different areas.
4. Consider the role of trees in the civic presence of the school and how they might inform entries, pathways and the main axis. Look at opportunities to reference both colonial and Indigenous planting strategies of the Cumberland Plains.
5. Review the appropriateness of using Ecotrihex for the pathways and consider an alternative. Installation of deep pavers can be damaging to root systems.
6. Confirm the removal of *Grevillea robusta* from the planting schedule.
7. Review and revise the material selection of the external furniture, with particular regard for the material selection of the yarning circles. Consider softer and more evocative materials such as rammed earth over concrete.

Architecture

8. The gathering spaces for students, defined by circles in the GLS plans, are close to the entry and egress points in the rooms and not conducive to quiet, reflective, or focused modes of learning. Examine the possibility of locating some of these meeting areas at the ends of rooms or in quiet spaces to support more focused teaching and learning opportunities.
9. Review the appropriateness of concertina doors in the classrooms. Consider alternatives that enable better partial closure and multiple fixed positions.

Sustainability and climate change

10. Ensure the design strategies established to meet the 5-Star greenstar rating, such as regeneration of natural habitats, community use of site, recycled water, roof water harvesting, waste minimisation, 40% lower cement content in concrete, mixed mode ventilation, sun shading, louvers, solar panels etc. are not eroded during design development and construction. Use performance specification to embed these strategies into the project.

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GOVERNMENT ARCHITECT NEW SOUTH WALES

11. Explore the possibility of achieving a 6-star Green Star rating and consider supporting this next level of commitment to sustainability in the project.

The issues outlined above are to be addressed at as part of the RtS.

Please contact GANSW Design Advisor, Barnaby Bennett
(barnaby.bennett@dpie.nsw.gov.au) if you have any queries regarding this advice.

Sincerely,



Carol Marra
Principal Design Advisor
Chair, SDRP

Distribution:

NSW SDRP Panel members	Fiona Young, Stephen Neille, Matthew Taylor, Carol Marra (Chair)
GANSW Design Advisor DPiE	Barnaby Bennett John Doubleday
SINSW	Katy Johnson, Matthew Wood, Helen Mulcahy, Jasna Stanic
PTW	Diane Jones, Maria Berdoukas, Fahim Jalal
McIntosh Phelps	Glen McIntosh
Aecom	Derick Thompson
Jacobs	Vip Patel, Marisa Sidoti

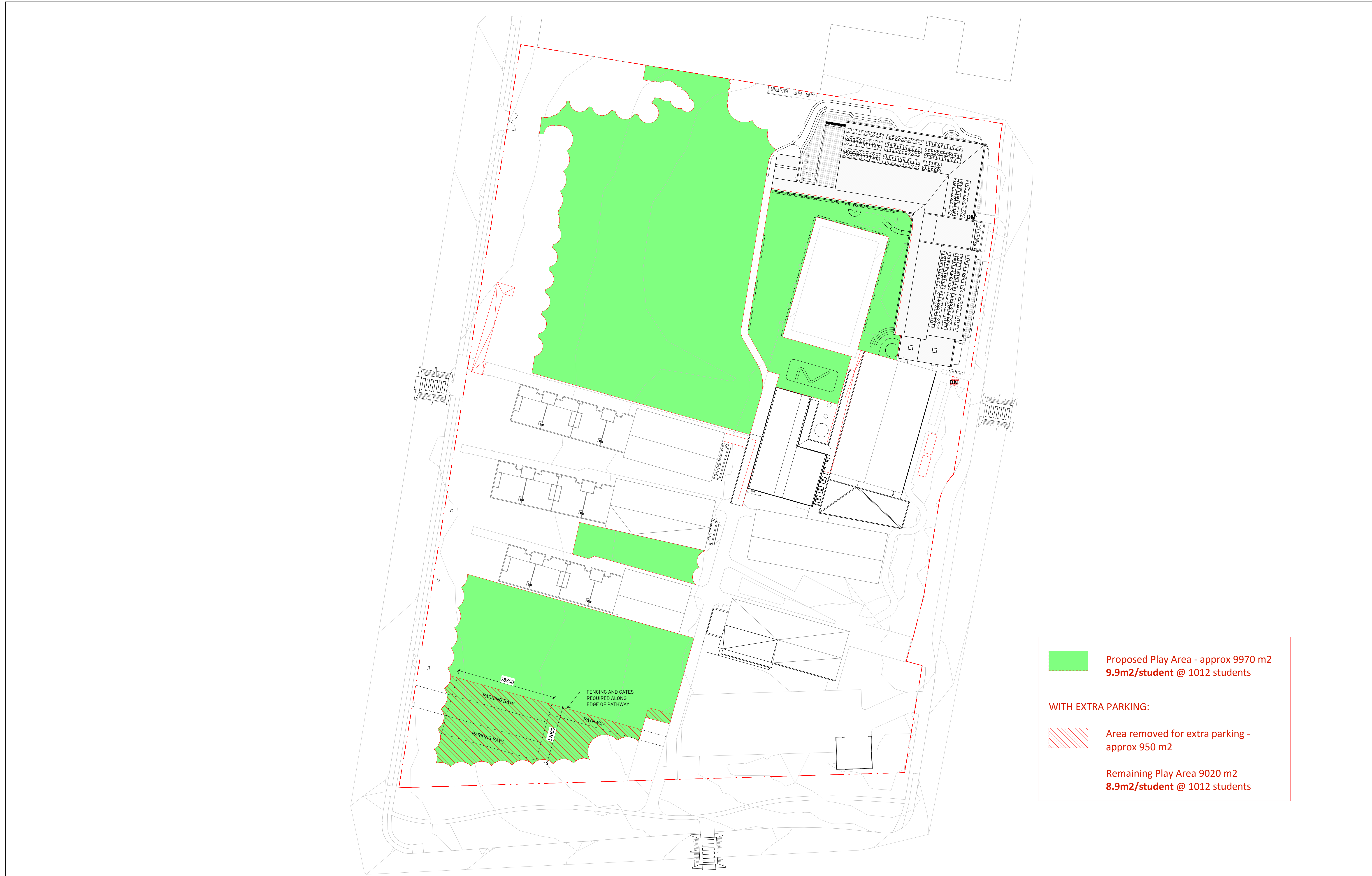
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Proposed Play Area - approx 9970 m2
9.9m2/student @ 1012 students

WITH EXTRA PARKING:

Area removed for extra parking -
approx 950 m2

Remaining Play Area 9020 m2
8.9m2/student @ 1012 students



PLANTING SCHEDULE						
SYM	Botanical Name	Common Name	Height x Width	Pot	Spacing	QTY
Tree Planting						
Fa	<i>Flindersia australis</i>	Crows ash	10m x 8m	100L	As Shown	25
Fp	<i>Fraxinus pennsylvanica</i>	Crimmaron ash	10m x 8m	100L	As Shown	39
Lc	<i>Lophostemon confertus</i>	Brush box	12m x 6m	100L	As Shown	7
Mq	<i>Melaleuca quinquevneria</i>	Paperbark	8m x 4m	100L	As Shown	6
Pc	<i>Platanus chinensis</i>	Chinese pistachio	8m x 6m	100L	As Shown	38
Sg	<i>Syncarpia glomulifera</i>	Turpentin tree	20m+ x 6m+	200L	As Shown	9

Tree Planting (Cumberland Plain Woodland)						
Cm	<i>Corymbia maculata</i>	Spotted gum	15m x 6m	25L	As Shown	35
Ec	<i>Eucalyptus crebra</i>	Ironbark	18m x 8m	25L	As Shown	19
Ef	<i>Eucalyptus fibrosa</i>	Red ironbark	18m x 8m	25L	As Shown	11
Et	<i>Eucalyptus tereticornis</i>	Forest red gum	18m x 10m	25L	As Shown	13

Shrub Planting						
As	<i>Acmena smithii</i>	Lilly pilly	3m x 2m	25L	As Shown	73
Cs	<i>Callistemon salignus</i>	Willow bottlebrush	7m x 4m	25L	As Shown	4
Id	<i>Melaleuca decora</i>	White honeymyrtle	7m x 4m	25L	As Shown	4
Pu	<i>Pittosporum undulatum</i>	Mock orange	8m x 5m	25L	As Shown	3
Ri	<i>Raphiolepis indica</i>	Indian hawthorn	1.5m x 1.5m	25L	800mm	100
Wf	<i>Westringia fruticosa</i>	Coastal rosemary	1.5-2m+ x 1m	25L	800mm	45

Groundcovers						
Dr	<i>Carex inversa</i>	Knob sedge	0.7m x 0.7m	150mm	450mm	1000
Or	<i>Dianella revoluta</i>	Blue berry lily	0.7m x 0.7m	150mm	450mm	700
Lj	<i>Lomandra longifolia</i>	Mat rush	0.7m x 0.7m	150mm	450mm	1200
Ju	<i>Juncus usitatus</i>	Common rush	0.6m x 0.5m	150mm	450mm	1200

Groundcovers / understory (Cumberland Plain Woodland)**						
C	<i>Carex inversa</i>	Knob sedge	0.7m x 0.7m	-	Direct seeded	TOTAL AREA 1920m2
D	<i>Dianella longifolia</i>	Flax lily	0.7m x 0.7m	-	Direct seeded	
L	<i>Lomandra filiformis</i>	Mat rush	0.7m x 0.7m	-	Direct seeded	
P	<i>Poa labillardierei</i>	Tussock grass	0.7m+ x 0.7m	-	Direct seeded	
J	<i>Juncus usitatus</i>	Common rush	0.7m+ x 0.7m	-	Direct seeded	
T	<i>Themeda australis</i>	Kangaroo grass	0.7m+ x 0.7m	-	Direct seeded	

** Indicative species identified above, including suitable cover crop. Develop native seed mix, including planting (seeding) management and techniques with Greening Australia - Cumberland Seed Production Area (SPA): <https://greeningaustralia.org>

TREE REMOVAL SCHEDULE

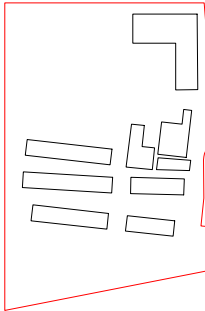
Tree numbers are referenced from the John Palmer Primary School Arboricultural Impact Assessment by Ecological Australia, 30 September 2020

1	<i>Corymbia maculata</i>	Spotted gum *	113	<i>Fraxinus griffithii</i>	Evergreen ash	* <i>Corymbia maculata</i> (Spotted gum) and <i>Eucalyptus</i> spp. are listed in the EFSG, clause DG92 Landscape Softworks, 92.08 - Hazardous Trees / Plants as a tree that may shed large branches. The EFSG states: "If a specimen of a species prone to limb drop exists as a mature tree on site, carefully consider its location relative to the proposed future use of the surrounding area. Review the design and species and assess the suitability for retention, with a view to minimising the potential risk. Consult a qualified arborist to review existing trees and assess the risk, as well as provide management guidelines and measures to reduce stress and the potential for limb drop".
2	<i>Eucalyptus fibrosa</i>	Red ironbark *	114	<i>Fraxinus griffithii</i>	Evergreen ash	
3	<i>Eucalyptus crebra</i>	Narrow-leaved ironbark *	115	<i>Fraxinus griffithii</i>	Evergreen ash	
4	<i>Angophora costata</i>	Smooth-barked apple	116	<i>Fraxinus griffithii</i>	Evergreen ash	
5	<i>Corymbia maculata</i>	Spotted gum *	117	<i>Fraxinus griffithii</i>	Evergreen ash	
6	<i>Corymbia maculata</i>	Spotted gum *	118	<i>Triadica sebifera</i>	Chinese tallow	
7	<i>Eucalyptus crebra</i>	Spotted gum *	128	<i>Eucalyptus crebra</i>	Narrow-leaved ironbark *	
8	<i>Corymbia maculata</i>	Spotted gum *	132	<i>Corymbia maculata</i>	Spotted gum *	
9	<i>Corymbia maculata</i>	Spotted gum *	133	<i>Eucalyptus crebra</i>	Narrow-leaved ironbark *	
10	<i>Corymbia maculata</i>	Spotted gum *				
11	<i>Corymbia maculata</i>	Spotted gum *				** <i>Triadica sebifera</i> (Chinese tallow) is listed on the NSW Department of Primary Industries web site as "fast becoming an invasive environmental weed of water courses and native vegetation areas". https://weeds.dpi.nsw.gov.au/Weeds/Details/38 The Arborist report identifies the trees retention value as "low".
18	<i>Eucalyptus fibrosa</i>	Red ironbark				
19	<i>Corymbia maculata</i>	Spotted gum *				
33	<i>Corymbia maculata</i>	Spotted gum *				
34	<i>Corymbia maculata</i>	Spotted gum *				
35	<i>Corymbia maculata</i>	Spotted gum *				
36	<i>Triadica sebifera</i>	Chinese tallow **				
37	<i>Triadica sebifera</i>	Chinese tallow **				
49	<i>Eucalyptus</i> sp.	Eucalypt sp.				
50	<i>Eucalyptus tereticornis</i>	Forest red gum				
64A - 64G	<i>Melaleuca</i> sp.	Melaleuca				

LEGEND

	SITE BOUNDARY	BBQ	BARBEQUE		EXISTING MAJOR CONTOUR (1m INTERVALS)
	NEW TURF (TF)	BS1	BENCH SEATING TYPE 1		EXISTING MINOR CONTOUR
	NEW TURF, REINFORCED (TFR) FOR VEHICLE ENTRY	BS2	BENCH SEATING TYPE 2		EXISTING CONTOUR REMOVED
	NEW GROUNDCOVER MASS PLANTING (MP)	BS3	BENCH SEATING TYPE 3		EXISTING SPOT LEVEL
	NEW GROUNDCOVER DIRECT SEEDING (DS)	BS4	BENCH SEATING TYPE 4		PROPOSED NEW SPOT LEVEL
	MULCH ONLY TYPE 1 ORGANIC	CE	EDGE, CONCRETE		EXISTING TREE TO BE RETAINED
	MULCH ONLY TYPE 2 INORGANIC	ME	EDGE, METAL		EXISTING TREE TO BE REMOVED. REFER TREE REMOVAL SCHEDULE ABOVE. # REFER ARBORIST REPORT
	PAVING TYPE 1 CONCRETE PAVING	TE	EDGE, TIMBER		NEW TREE PLANTING. Gs Genus species REFER PLANTING SCHEDULE
	PAVING TYPE 2 CONCRETE PAVING WITH APPLIED PAINTED GRAPHICS / ART WORK	FP	FLAG POLE		
	PAVING TYPE 3 CONCRETE PAVING WITH APPLIED PAINTED GRAPHICS / ART WORK	HP	HAND PUMP		
	PAVING TYPE 4 RUBBER SOFTFALL PAVING	HR	HANDRAIL		
	STRUCTURAL SUPPORT SOIL ZONE, (SOIL TYPE 6)	TG	TREE GRATE		
	'DRY CREEK BED' RIP RAP (RR)	WA	NEW MURAL / ART WORK TO EXISTING CONCRETE WALL ALONG NORTHERN BOUNDARY		
	STEPPING STONE TYPE 1, SANDSTONE PLANK	W1	WALL TYPE 1, CONCRETE WALL		
	STEPPING STONE TYPE 2 SANDSTONE ROCK				

Key Plan:



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Note
PTW takes no responsibility for external building elements. Anything connected with any design, materials selection, construction or installation of any cladding, facade or external building element must be checked by and remains the responsibility of others, including suitably qualified experts as may be required.

Rev	Amendment	By	Chk**	Date
A	FOR INFORMATION	GM	GM	21/08/27
B	FOR INFORMATION	GM	GM	21/11/22
C	SCHEMATIC DESIGN FOR INFORMATION	GM	GM	21/11/29

*Registered Architect		
DHJ	Diane H Jones	NSW Arch 4778
**Registered Landscape Architect		
GM	Glenn McIntosh	AILA

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Status
SCHEMATIC DESIGN FOR INFORMATION

Title
LANDSCAPE PLAN

Drawing Number

Revision

LA-02-301

C