Modification of Development Consent

Section 4.55(1A) of the *Environmental Planning and Assessment Act 1979*

As delegate of the Independent Planning Commission, I approve the modification of the development consent referred to in Schedule 1, subject to the conditions in Schedule 2.

David Gibson
Team Leader
Social Infrastructure

Sydney 23 June 2025

SCHEDULE 1

Development Consent

Approval: **SSD-13619238** granted by the Independent Planning Commission on 28 March 2024

For the following: Greenwich Hospital Redevelopment – Detailed Design, comprising the design, staged construction and operation of the hospital and integrated healthcare campus, including:

- hospital and aged care building (with integrated basement carpark);
- two serviced seniors housing buildings (with integrated basement carpark);
- respite care facility;
- use of 'Pallister House' for research and administrative functions;
- demolition works and remediation;
- site facilities, services and infrastructure works;
- pedestrian and vehicle access and circulation;
- landscaping, including bushland regeneration; and
- signage.

Modification 1

Modification: **SSD-13619238-Mod-1:** minor design changes to plant and additional louvres to address bushfire safety

Applicant: Hammondcare

Consent Authority: Independent Planning Commission

The Land: 95-115 River Road, Greenwich
(Lots 3 and 4 DP584287)

SCHEDULE 2

1. Schedule 2 Part A – Administrative conditions, condition A2 is amended by the insertion of the **bold and underlined words/numbers** and deletion of the ~~struckout~~ words/numbers as follows:

A2. The development may only be carried out:

(a) in compliance with the conditions of this consent;

(b) in accordance with all written directions of the Planning Secretary;

(c) generally in accordance with the EIS, Response to Submissions and responses to RFIs;

(d) **generally in accordance with SSD-13619238-Mod-1; and**

(e) in accordance with the approved plans in the table below:

Architectural Drawings prepared by *Bickerton Masters*			
Dwg No.	**Rev**	**Name of Plan**	**Date**
DD-SW-0101	~~P23~~ **P24**	Proposed Site Plan	~~27.06.2023~~ **7.04.2025**
DD-SW-0120	P15	Staging Plan	27.06.2023
DD-SW-0121	~~P11~~ **P12**	Stage 1 Plan – Early Works	~~27.06.2023~~ **7.04.2025**
DD-SW-0122	~~P12~~ **P13**	Stage 2.1 Plan – Demolition	~~27.06.2023~~ **7.04.2025**
DD-SW-0123	~~P15~~ **P16**	Stage 2.2 Plan – Construction	~~27.06.2023~~ **7.04.2025**
DD-SW-0124	~~P15~~ **P16**	Stage 3.1 Plan – Demolition	~~27.06.2023~~ **7.04.2025**
DD-SW-0125	~~P16~~ **P17**	Stage 3.2 Plan – Construction	~~27.06.2023~~ **7.04.2025**
DD-SW-0126	P15	Stage 4 Plan – Construction	27.06.2023
DD-SW-0110	~~P18~~ **P19**	Site Elevations & Sections – Sheet 1	~~27.06.2023~~ **7.04.2025**
DD-SW-0111	P18	Site Elevations & Sections – Sheet 2	27.06.2023
DD-SW-0112	P18	Site Elevations & Sections – Sheet 3	27.06.2023
DD-SW-0113	P18	Site Elevations & Sections – Sheet 4	27.06.2023
DD-SW-0114	P18	Site Elevations & Sections – Sheet 5	27.06.2023
DD-HST-0100	~~P27~~ **P28**	H&C – Overall Plan – L1	~~27.06.2023~~ **7.04.2025**
DD-HST-0101	~~P26~~ **P27**	H&C – Overall Plan – L2	~~27.06.2023~~ **7.04.2025**
DD-HST-0102	~~P29~~ **P30**	H&C – Overall Plan – L3	~~27.06.2023~~ **7.04.2025**
DD-HST-0103	~~P26~~ **P27**	H&C – Overall Plan – L4	~~27.06.2023~~ **7.04.2025**
DD-HST-0104	~~P27~~ **P28**	H&C – Overall Plan – L5	~~27.06.2023~~ **7.04.2025**

DD-HST-0105	~~P26~~ **P27**	H&C – Overall Plan – L6	~~27.06.2023~~ **7.04.2025**
DD-HST-0106	~~P25~~ **P26**	H&C – Overall Plan – L7	~~27.06.2023~~ **7.04.2025**
DD-HST-0107	~~P24~~ **P25**	H&C – Overall Plan – L8	~~27.06.2023~~ **7.04.2025**
DD-HST-0108	~~P24~~ **P25**	H&C – Overall Plan – L9	~~27.06.2023~~ **7.04.2025**
DD-HST-0109	~~P24~~ **P25**	H&C – Overall Plan – L10	~~27.06.2023~~ **7.04.2025**
DD-HST-0110	~~P24~~ **P25**	H&C – Overall Plan – L11/Roof	~~27.06.2023~~ **7.04.2025**
DD-HST-0500	~~P19~~ **P20**	H&C – External Elevations – Sheet 1 (Overall)	~~27.06.2023~~ **7.04.2025**
DD-HST-0501	~~P19~~ **P20**	H&C – External Elevations – Sheet 2 (Overall)	~~27.06.2023~~ **7.04.2025**
DD-SL-0100	~~P18~~ **P19**	SL – Overall Plan – L1	~~27.06.2023~~ **10.03.2025**
DD-SL-0101	~~P18~~ **P19**	SL – Overall Plan – L2	~~27.06.2023~~ **10.03.2025**
DD-SL-0102	P18	SL – Overall Plan – L3	27.06.2023
DD-SL-0103	P18	SL – Overall Plan – L4	27.06.2023
DD-SL-0104	~~P18~~ **P19**	SL – Overall Plan – L5	~~27.06.2023~~ **10.03.2025**
DD-SL-0105	~~P18~~ **P19**	SL – Overall Plan – L6	~~27.06.2023~~ **10.03.2025**
DD-SL-0106	~~P9~~ **P10**	SL – Overall Plan – Roof	~~27.06.2023~~ **10.03.2025**
DD-SL-0500	~~P10~~ **P11**	SL – External Elevations (Overall)	~~27.06.2023~~ **10.03.2025**
DD-SL-0501	~~P10~~ **P11**	SL – External Elevations (Overall)	~~27.06.2023~~ **10.03.2025**
DD-RS-0200	P7	RS – General Arrangement Plan – L1	24.08.2022
DD-RS-0201	P7	RS – General Arrangement Plan – L2	24.08.2022
DD-RS-0202	P7	RS – General Arrangement Plan – L3	24.08.2022
DD-RS-0203	P6	RS – Roof Plan	24.08.2022
DD-RS-0500	P8	RS – External Elevations – Sheet 1	12.09.2022
DD-SW-0901	P5	Signage Details – Location Plan	27.06.2023
DD-SW-0900	P4	Signage Details	27.06.2023
Landscape Drawings prepared by *TaylorBrammer*			
Dwg No.	**Rev**	**Name of Plan**	**Date**
LA-001	B	Tree Retention and Removal Plan	17.05.2022
LA-100	D	Landscape Masterplan	09.10.2023
LA-101	D	Overall Site Plan 1/4	09.10.2023

LA-102	D	Overall Site Plan 2/4	09.10.2023
LA-103	D	Overall Site Plan 3/4	09.10.2023
LA-104	D	Overall Site Plan 4/4	09.10.2023
LA-HST-202	D	H&C – Level 2	09.10.2023
LA-HST-203	D	H&C – Level 3	09.10.2023
LA-HST-204	D	H&C – Level 4	09.10.2023
LA-HST-205	D	H&C – Level 5	09.10.2023
LA-HST-206	D	H&C – Level 6	09.10.2023
LA-HST-207	D	H&C – Level 7	09.10.2023
LA-HST-208	D	H&C – Level 8-10	09.10.2023
LA-PAL-200	D	Pallister House	09.10.2023
LA-SL-201	D	Senior Living Podium	09.10.2023
LA-SL-203	D	Senior Living Level 3-4	09.10.2023
LA-SL-204	D	Senior Living Level 5-6	09.10.2023
LA-SL-205	D	Senior Living Green Roof	09.10.2023
PL-000	D	Plant Schedule	09.10.2023
PL-101	D	Overall Planting Plan 1 of 4	09.10.2023
PL-102	D	Overall Planting Plan 2 of 4	09.10.2023
PL-103	D	Overall Planting Plan 3 of 4	09.10.2023
PL-104	D	Overall Planting Plan 4 of 4	09.10.2023
PL-HST-202	D	Planting Plan H&C – Level 2	09.10.2023
PL-HST-203	D	Planting Plan H&C – Level 3	09.10.2023
PL-HST-204	D	Planting Plan H&C – Level 4	09.10.2023
PL-HST-205	D	Planting Plan H&C – Level 5	09.10.2023
PL-HST-206	D	Planting Plan H&C – Level 6	09.10.2023
PL-HST-207	D	Planting Plan H&C – Level 7	09.10.2023
PL-HST-208	D	Planting Plan H&C – Level 8-10	09.10.2023
PL-PAL-200	D	Planting Plan Pallister House	09.10.2023
PL-SL-201	D	Planting Plan Senior Living Level 2	09.10.2023
PL-SL-203	D	Planting Plan Senior Living Level 3-4	09.10.2023
PL-SL-204	D	Planting Plan Senior Living Level 5-6	09.10.2023
PL-SL-205	D	Planting Senior Living Roof	09.10.2023
LD01	A	Landscape Details	14.04.2022
LD02	A	Landscape Details	14.04.2022

End of modification

(SSD-13619238-Mod-1)