

Dear neighbour,

The NSW Government is investing \$479 million in the redevelopment of Ryde Hospital to meet the future health needs of the growing community.

The project will deliver a new and expanded emergency department and intensive care unit, new theatres, new purpose-built ambulatory care centre, new paediatric short stay unit, more adult overnight inpatient beds and expanded medical imaging.

First development application approved

We are pleased to advise that the project has reached a major milestone with the Department of Planning and Environment (DPE) approving the first of two State Significant Development Applications (SSDA). Development approval allows the project team to progress the early works as outlined below, which will commence in the coming weeks.

You can view the approved plans and consent conditions here: <https://www.planningportal.nsw.gov.au/major-projects/projects/ryde-hospital-redevelopment-concept-stage-1>

Early works activities

The early works will include:

- Site establishment to clear and prepare the construction zones. This will involve the installation of hoarding and temporary fencing around work areas and installation of site amenities within the work zones for contractor use
- Removal of some trees and shrubs as approved by the Department of Planning and Environment
- Installation of a new walkway behind the existing Graythwaite Rehabilitation Centre connecting the hospital to the PRP Diagnostic Imaging
- Demolition of buildings within the footprint of the first stage of the redevelopment.

Before demolition, the contractor will disconnect all services and facilitate the safe removal of hazardous material such as asbestos. Asbestos containing material is commonly found in buildings built before the 1990s including in the roofing, guttering, vinyl flooring, wall sheeting and many other products. Licensed specialists will remove the material before demolition works start and follow all controls required by Australian legislation. Ensuring the health and safety of our patients, visitors, staff and community is our first priority. Learn more about the safe removal of asbestos containing material in the asbestos factsheet on our website.

Demolition will involve the use of heavy machinery such as excavators and the nature of the work could mean it is noisy at times.

The project has developed a Construction Environmental Management Plan (CEMP) which addresses how we will manage construction impacts to nearby residents, including noise and vibration. You can view the CEMP via the above planning portal or contact the redevelopment team at rydehospitalredev@health.nsw.gov.au with any specific questions.

Construction hours

Work hours will be between 7am and 6pm Monday to Friday and between 8am and 1pm on Saturdays. There will be no work on Sundays or public holidays without prior notification.

More information

Read more about the planning process, safe management of asbestos, and early works in our online fact sheets: <https://rydehospitalredevelopment.health.nsw.gov.au/latest-news/fact-sheets>

Frequently Asked Questions

How will construction impacts be managed?

Health Infrastructure is committed to ensuring work is completed safely and efficiently and with minimal impact to staff, patients and the local community. The site will be subject to air quality monitoring and noise and dust will be appropriately managed throughout construction in accordance with the consent conditions. Noise levels on site will be managed in accordance with the noise control guidelines that are outlined in the EPA Environmental Noise Control Manual for construction and demolition works. Noise will be kept to a minimum as best as possible during the construction period. The redevelopment team will endeavour to provide advance notice of work to the local community, particularly when anticipating high noise generating works.

Will the Blue Gum High Forest be impacted?

Health Infrastructure has engaged a qualified bush regeneration specialist to carry out regeneration work in the forest. *Lantana Camara*, a non-native plant species, and other weeds will be removed to help restore the forest to its natural state and improve the local biodiversity and ecosystem.

An Asset Protection Zone (APZ) will be created within the forest to protect the hospital from potential bush fires. The APZ will be established sensitively to minimise impact to the forest and related biodiversity.

Has a main works contractor been appointed?

No, the main works contractor will be appointed in late 2023, following the completion of a competitive tender process. Main works construction is expected to start shortly after, pending the necessary planning approvals.

How will traffic and parking be managed?

Traffic studies have been completed to provide information about existing traffic conditions on Denistone Road, Ryedale Road and surrounding streets.

A Construction Traffic and Pedestrian Management Plan has been prepared which outlines the measures taken to ensure public safety. The plan will include construction vehicle movements and traffic control procedures.

Disruption to staff, visitors and the community will be minimised by:

- Encouraging construction workers to use public transport to access the hospital.
- Moving materials within the site boundary where possible.
- Managing the movement of large vehicles such as cranes and trucks when entering and exiting the hospital to minimise impacts, including having off site holding zones when required.
- Placing traffic controllers onsite where required.
- Providing temporary alternative off-site parking for Ryde Hospital staff.

What safety measures will be in place?

The safety of the staff, patients and the community is our highest priority. Safety measures will be in place to separate the construction site from hospital areas. There will be no access to the construction area by staff, patients or the community and the redevelopment team will regularly consult with the hospital executive team to discuss construction progress.