

Appendix F Sun Protected Public Spaces

Sun Protected Public Spaces

Purpose of the study

The most significant of the height controls in Central Sydney are those that protect sunshine to important public parks and places. Maintaining sunlight to important public parks and places is a critical objective in order to maximise amenity and enjoyment of the city by the community. There are two types of controls (for further detail see Appendix H Height of Buildings Study) which address this issue:

1. Sun Access Planes (SAP)
2. No Additional Overshadowing (NAO)

These controls support into the City Form Principles in terms of:

- Limiting further overshadowing from future development
- Increasing sunlight to protected spaces, when sites redevelop below the SAP
- Establishing an appropriate Street Frontage Height to define the space
- Maintaining sunlight to the facades of buildings that:
 - reflect light back into the space
 - contribute to the aesthetic quality of the space through their illumination; or
 - require direct sunlight access for conservation purposes (ie heritage items)

Survey and analysis indicates that people's use and enjoyment of parks and places has a direct relationship with the extent of direct sunlight. People typically seek out the sun throughout most of the year, only seeking out shade in public places for a short period within summer. It is therefore necessary to retain and strengthen the Sun Protection control framework to ensure continued enjoyment of important parks and public places in Central Sydney.

The purpose of this study is to document each of the identified sun protected public spaces in terms of their existing usage, solar access and amenity levels.

The information collected in this study has been used to inform the proposed controls contained in Appendix M Growth Strategy: Detailed Provisions.

Methodology

'All open space should be considered important, although on a spectrum, parks should be considered more important than other types of open space. This relates to their special amenity and qualities, relative scarcity in the CBD and the lack of opportunities to establish new parks.'

'The amenity attached to many open spaces within the CBD relates directly to the plant material in that open space. In some instances, such as parks, the plants actually define the open space.... if the amenity and function of open spaces are to be maintained, the plant material must be given every chance to achieve healthy growth.' (1988 City form Study)

Methodology

The existing protected open spaces have each been documented to understand the existing SAP/NAO controls. A photographic analysis and solar shadow study has been undertaken for each site to understand the existing amenity.

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The sites include:

- | | |
|----------------------------|----------------------------------|
| 1. Royal Botanic Gardens | 9. Sydney Square and TH Steps |
| 2. The Domain | 10. Martin Place |
| 3. Wynyard Park | 11. Macquarie Place |
| 4. Hyde Park | 12. Pitt Street Mall |
| 5. Belmore Park | 13. First Government House Place |
| 6. Prince Alfred Park | 14. Lang Park |
| 7. Martin Place West (GPO) | 15. Chifley Square |

Note:

For documentation on the overshadowing of The Domain and Royal Botanic Gardens sites, reference is made to *Planning Proposal: AMP Circular Quay Precinct; Sydney Development Control Plan 2012 – AMP Circular Quay Precinct*

Australia Square

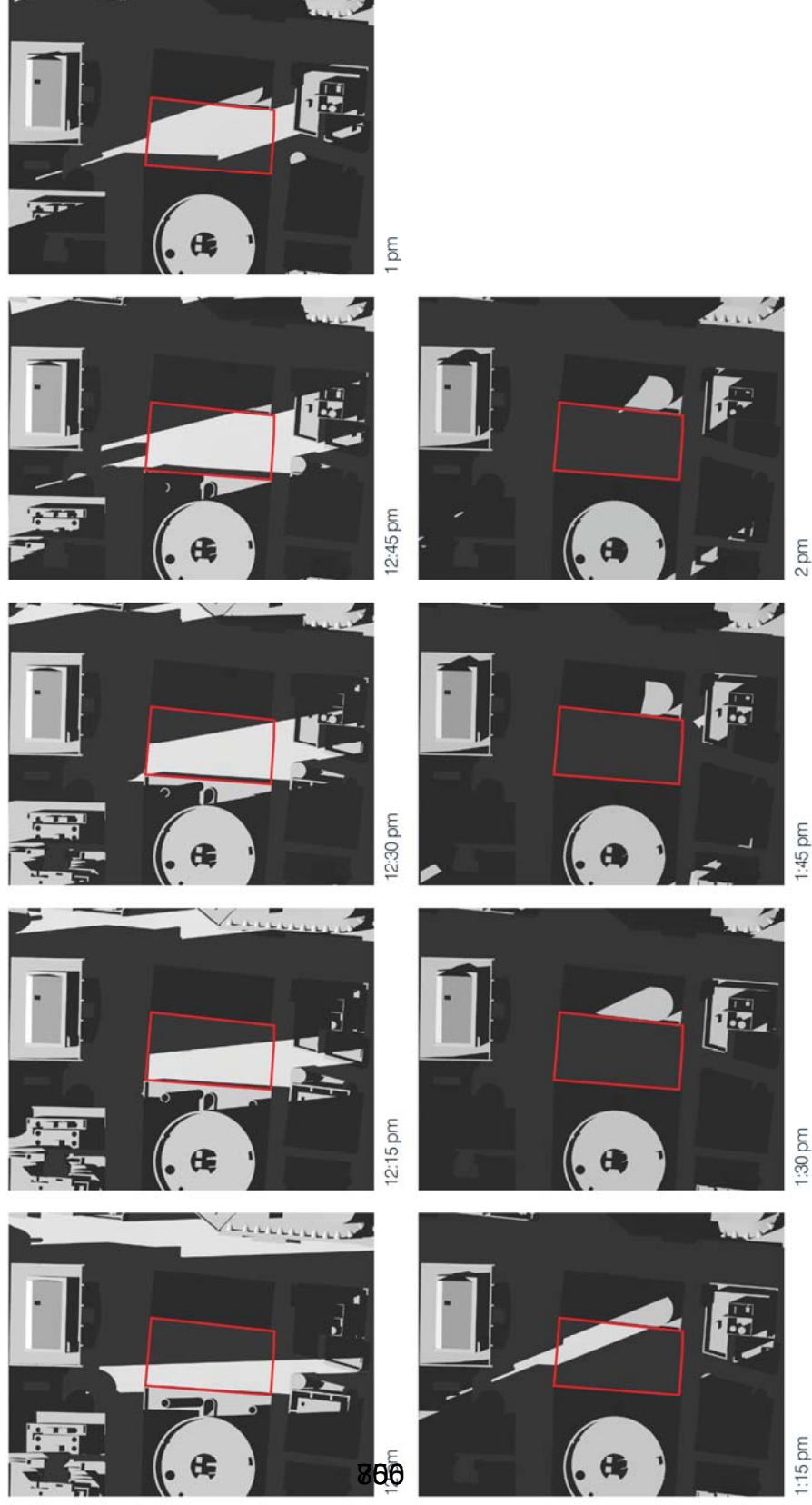
Australia Square is defined as the area between the Bond Street and Curtain Place at the foot of Australia Tower. As well as the significant lunchtime use of the Square, as seen in the following photographic study, it receives extensive pedestrian usage all day. The following solar studies illustrate the small window of time over the lunchtime period where the square receives solar access.

Australia Square is currently subject to existing NAO controls with dates set for between 14 April and 31 August between 12pm-2pm.



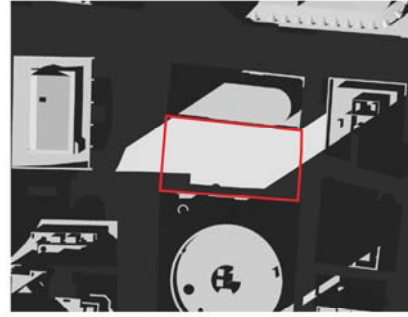
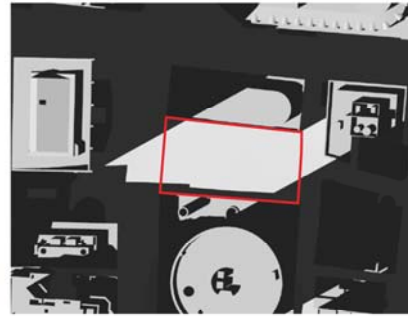
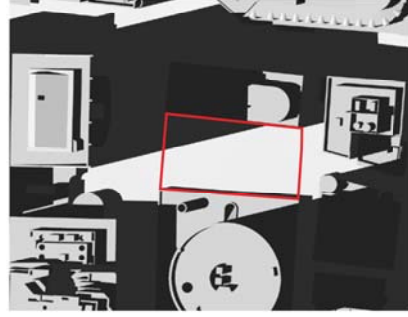
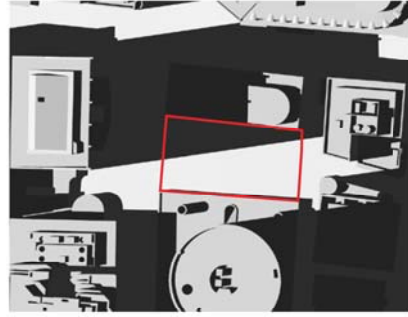
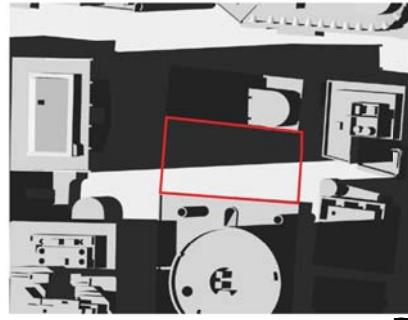
Australia Square

21 June 12pm-2pm



Australia Square

31 August 12pm-2pm



Australia Square

Site Photographs



Australia Square

Site Photographs



Belmore Park

Belmore Park is a formally landscaped park in the southern part of Central Sydney adjacent to Central Railway Station. It is extensively used throughout the day by many different user groups. The 1988 City Form Study identified a number of considerations for protecting sunlight to Belmore Park which are still relevant including:

- Provision of green open space in the CBD
- Maintenance of vegetation that provides amenity (eg lawn for recreation and trees for shade)
- Sunlight to Central Railway Station heritage facade (image and impact of historic building on open space)

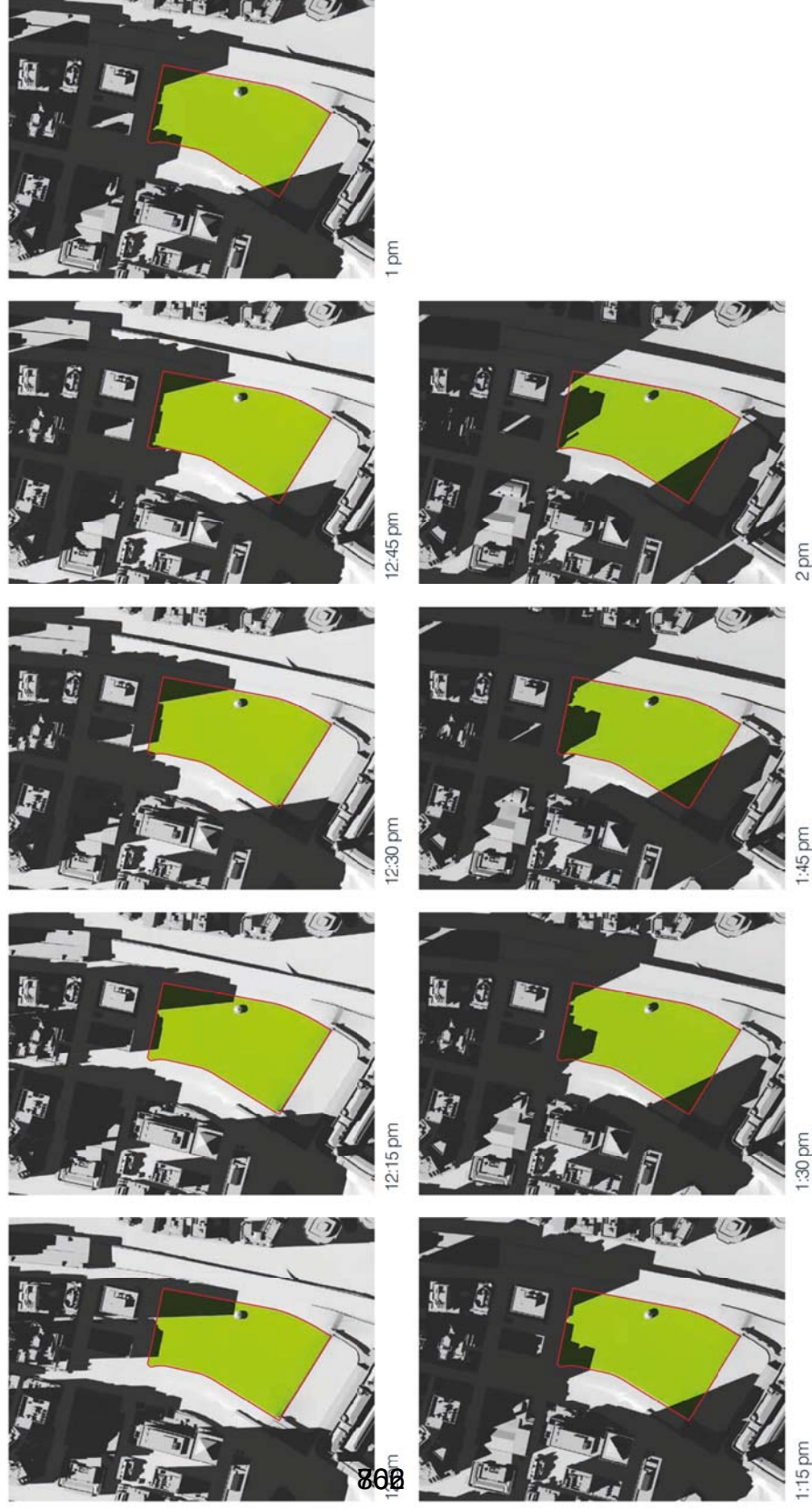
Belmore Park is currently subject to SAP controls.

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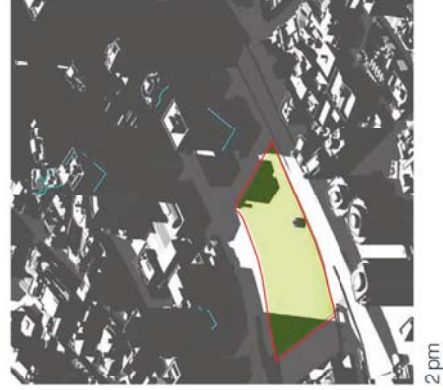
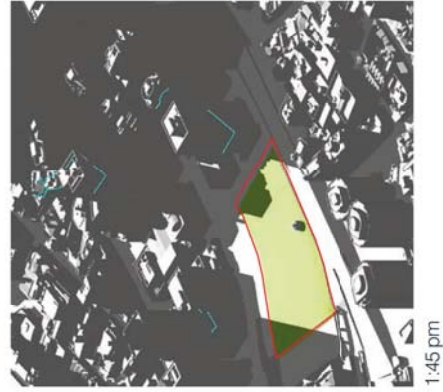
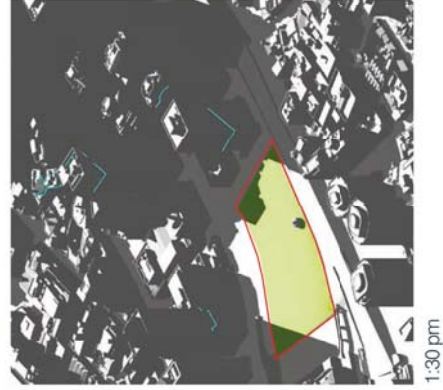
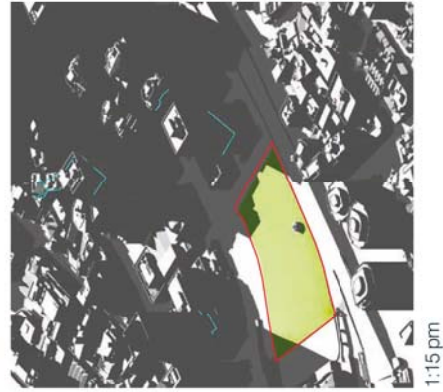
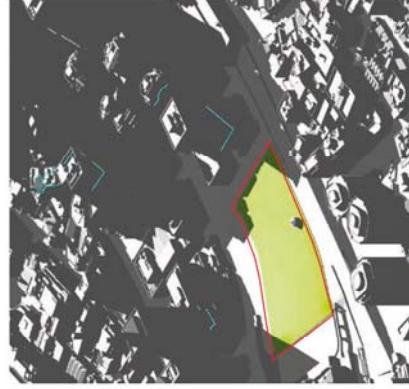
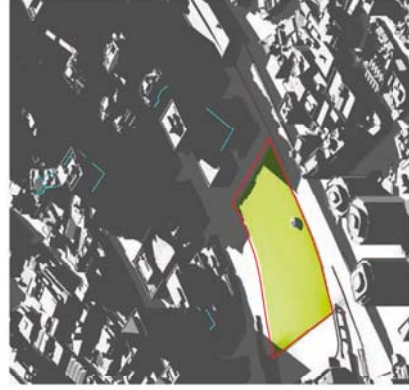
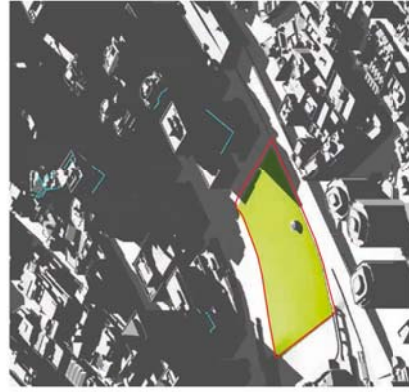
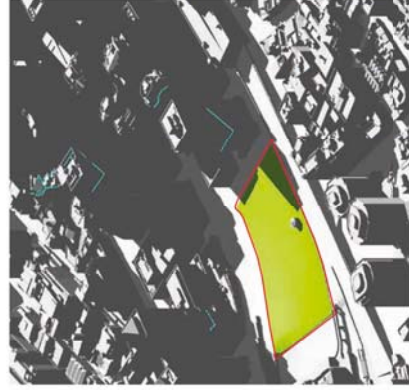
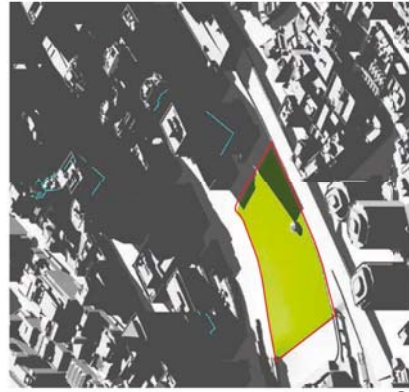
Belmore Park

21 June 12pm-2pm



Belmore Park

SAP Midwinter 12pm-2pm



Belmore Park

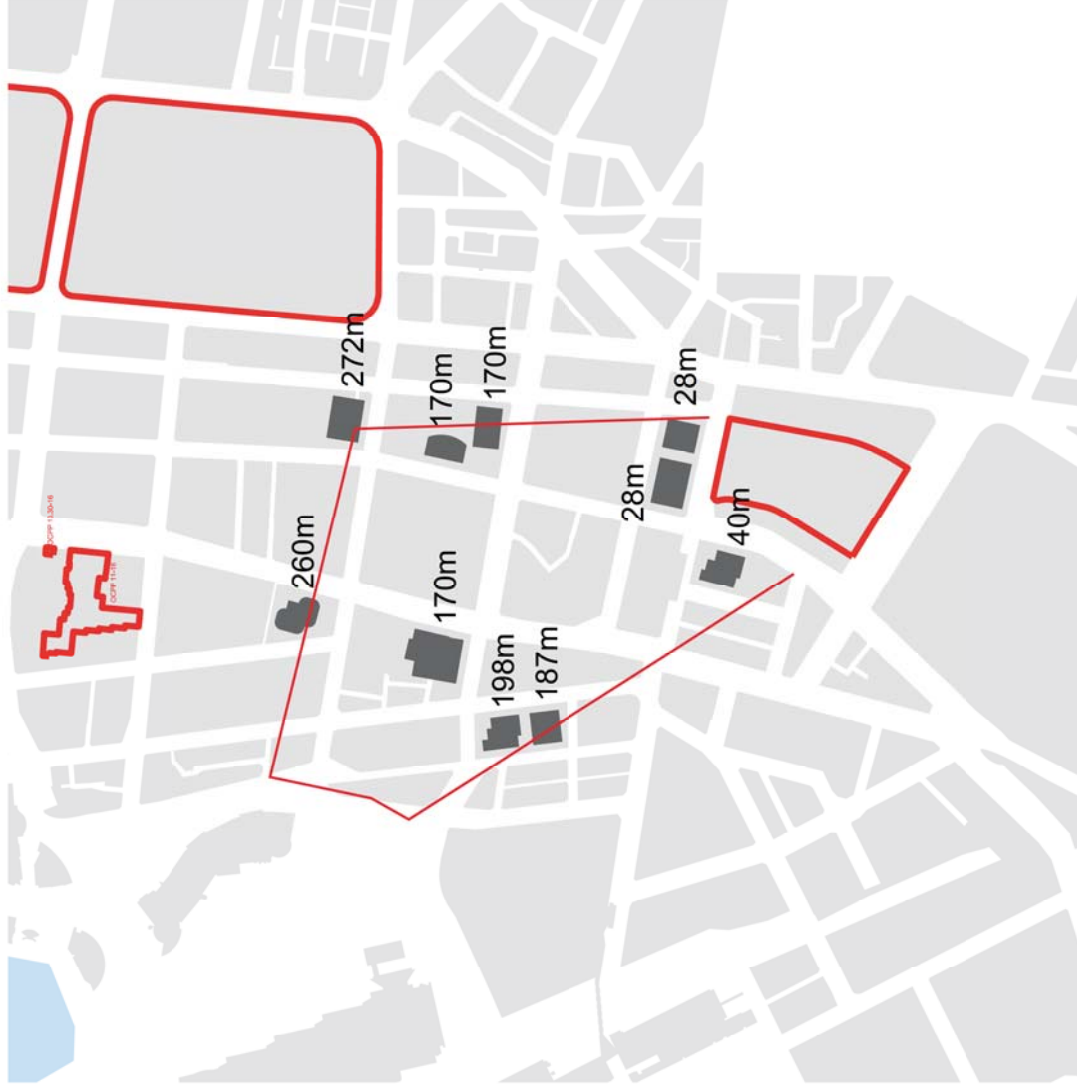
SAP Breaks

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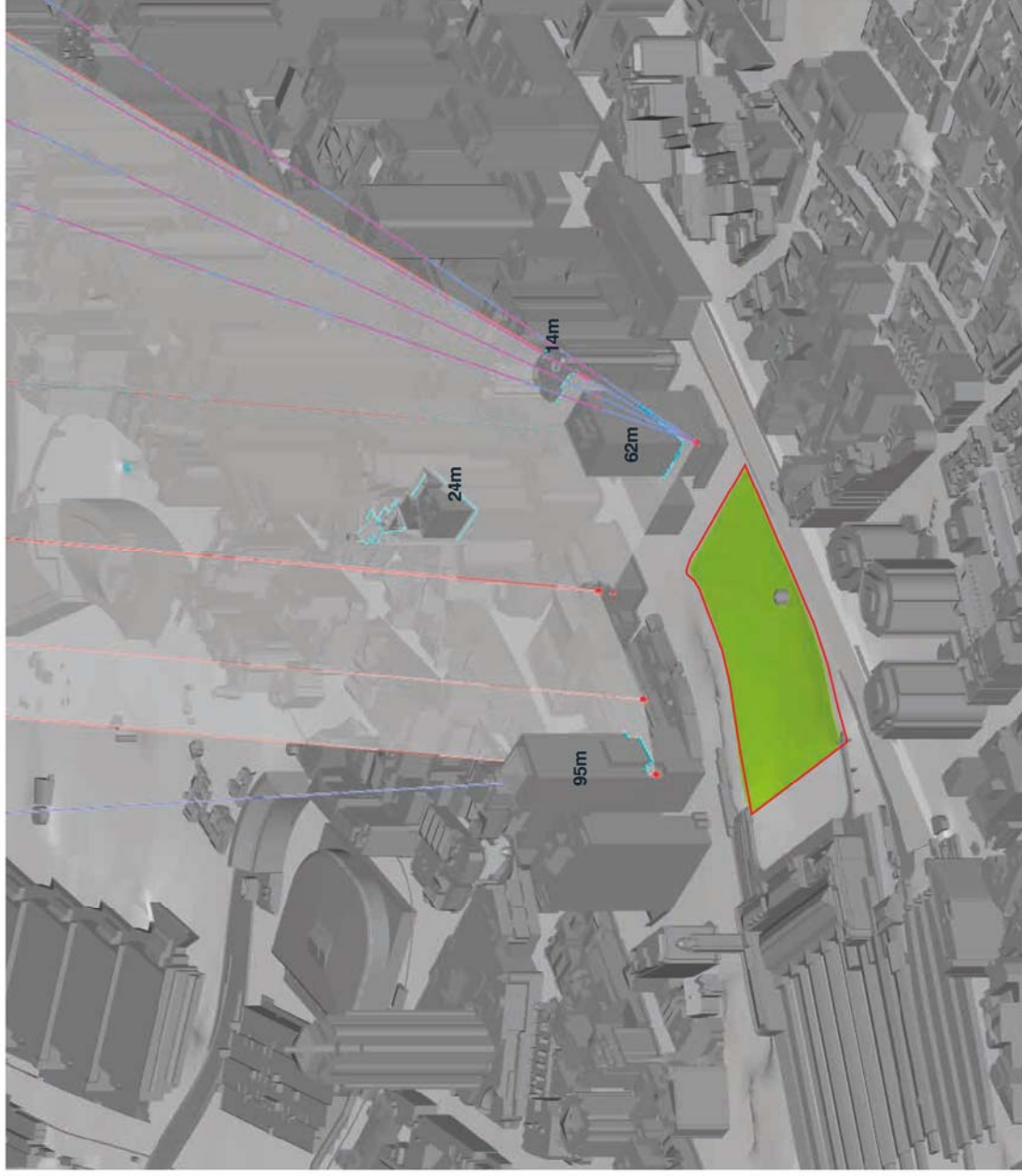
Belmore Park

Future towers under SAP



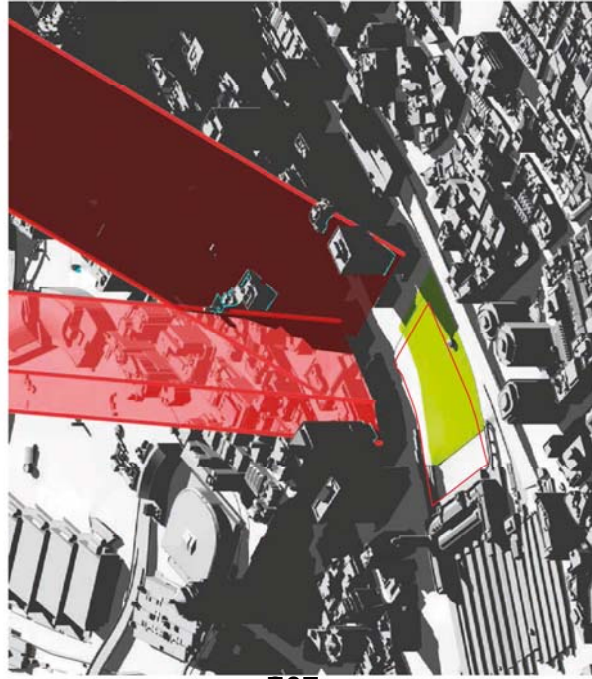
Belmore Park

SAP Breaks



Belmore Park

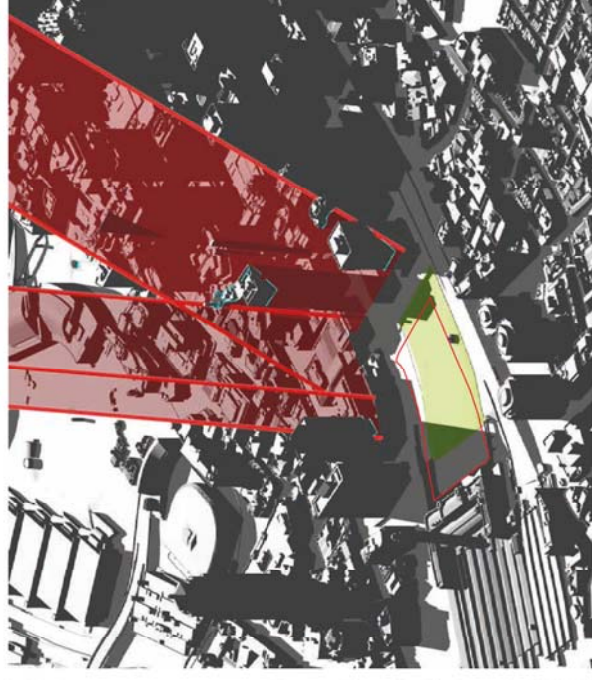
SAP Breaks



June 21, 12pm



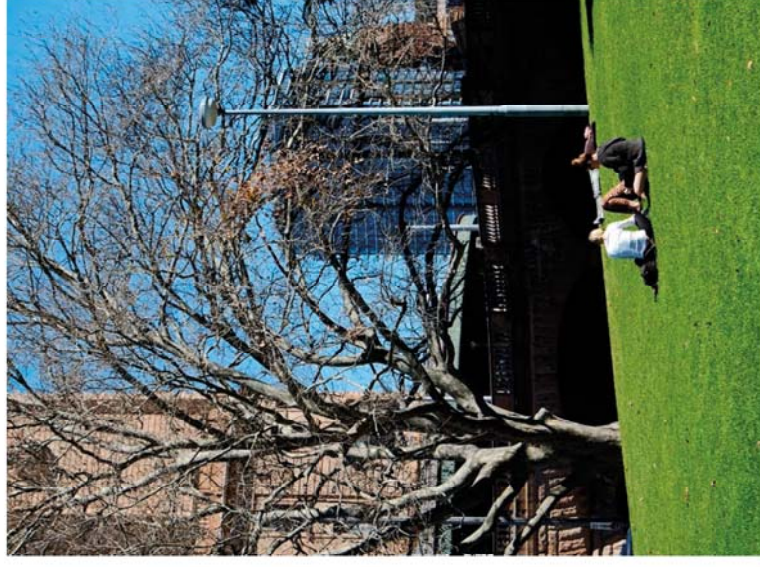
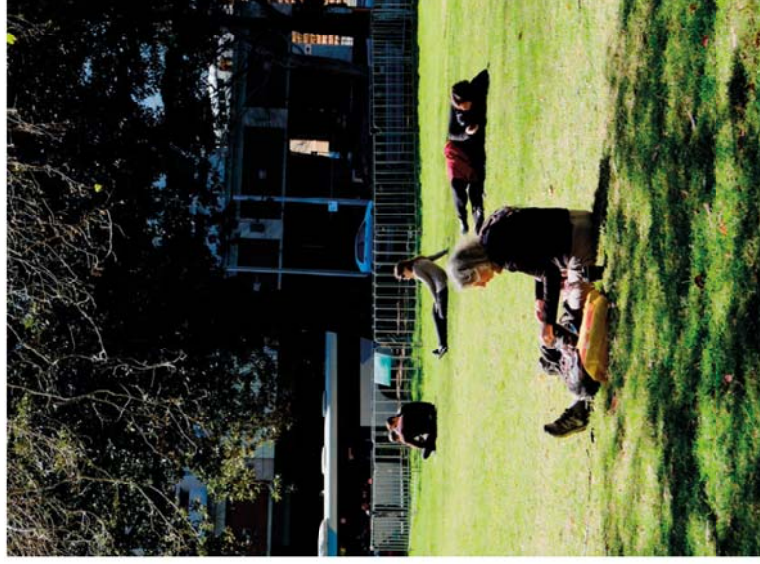
June 21, 1pm



June 21, 2pm

Belmore Park

Site Photographs

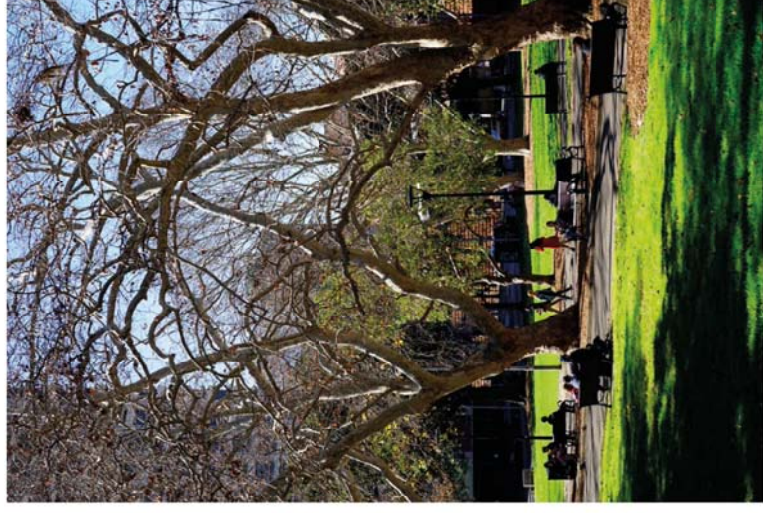
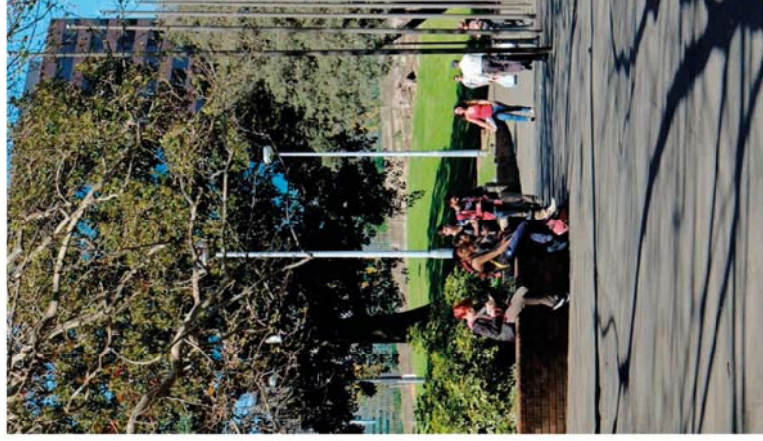
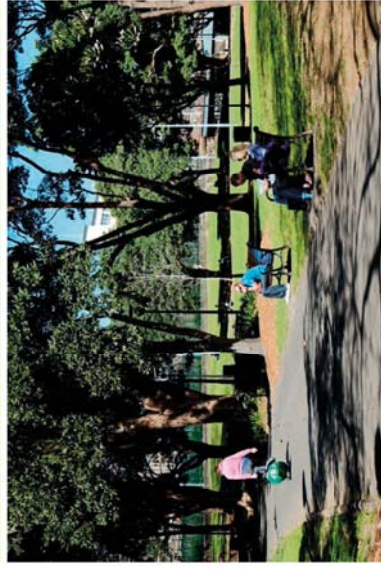


Belmore Park

Site Photographs



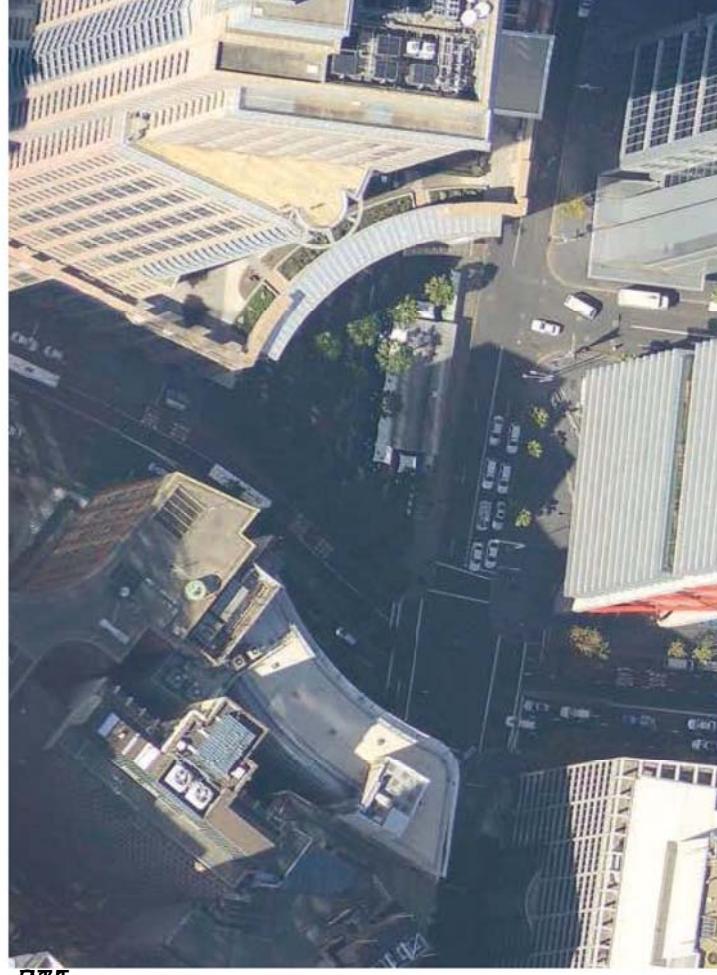
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Chifley Square

Chifley Square is defined as the area between Elizabeth Street and Hunter Street at the foot of Chifley Plaza. It services extensive lunchtime workers as well as being a major pedestrian thoroughfare leading into the Plaza as seen in the following photographic analysis. The following solar studies show the limited window for solar access to the square in mid winter.

Chifley Square is currently subject to NAO controls but no SAP controls.

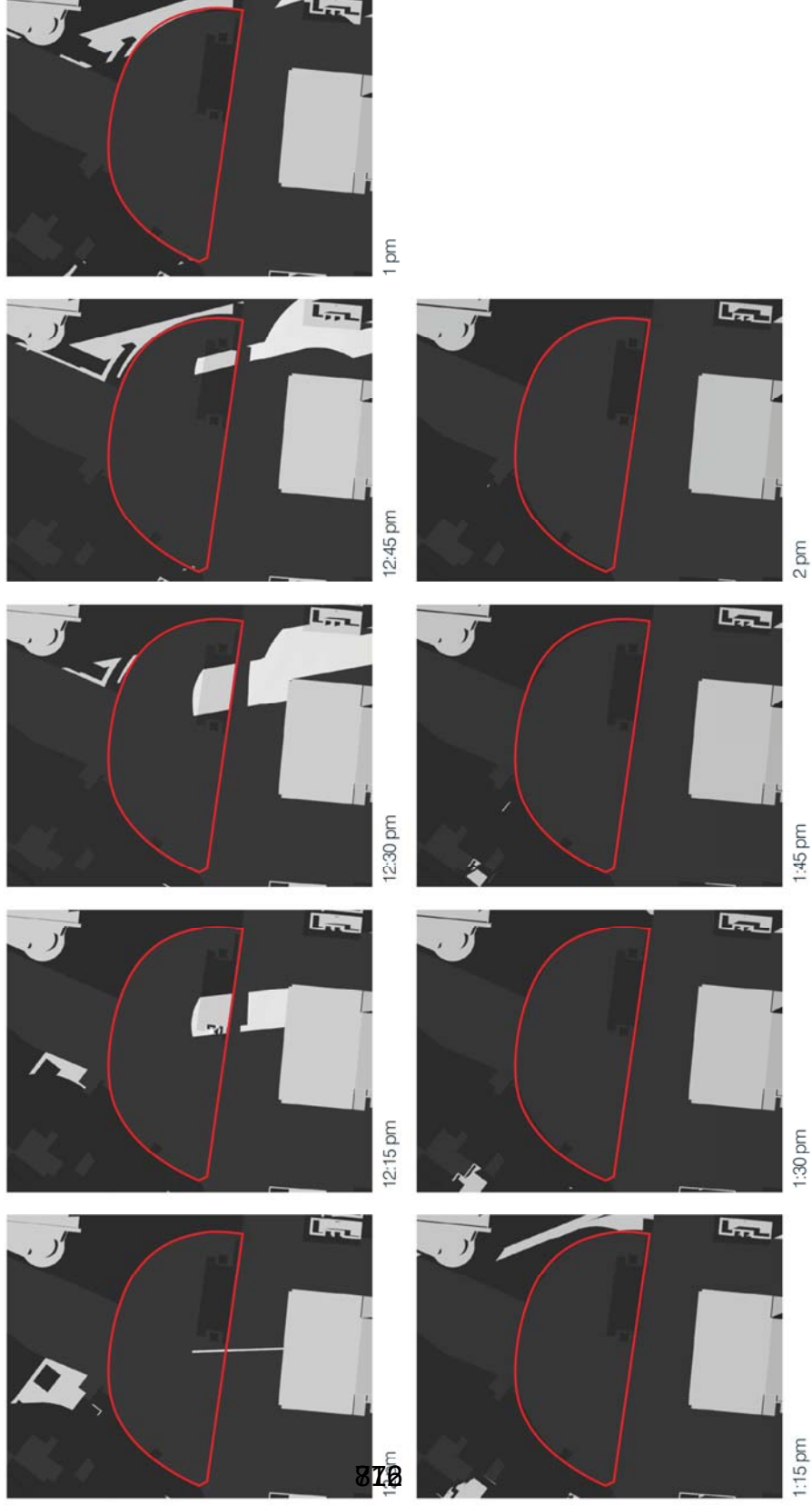


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Chifley Square

21 June 12pm-2pm



Chifley Square

31 August 12pm-2pm



12 pm



12:15 pm



12:30 pm



12:45 pm



1 pm



1:15 pm



1:30 pm



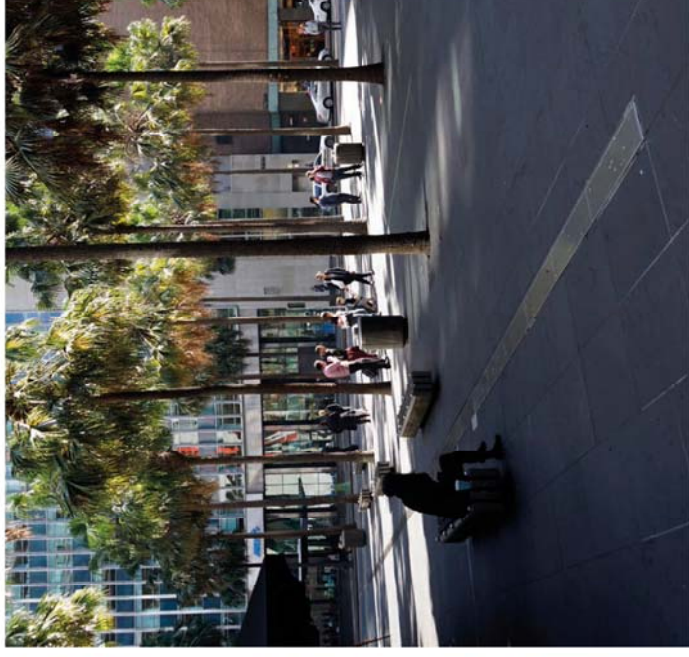
1:45 pm



2 pm

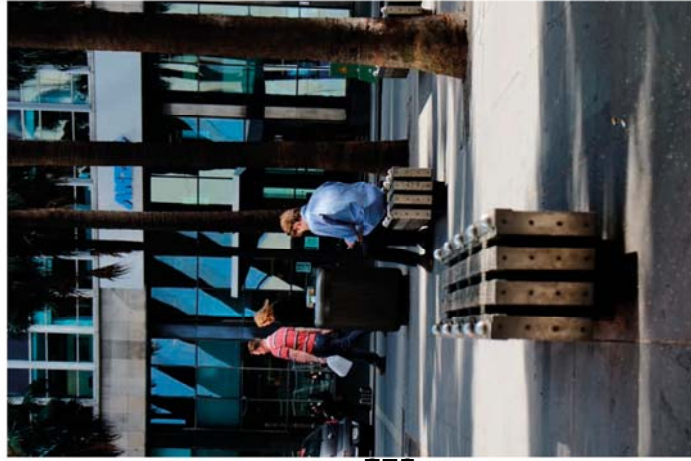
Chifley Square

Site Photographs



Chifley Square

Site Photographs



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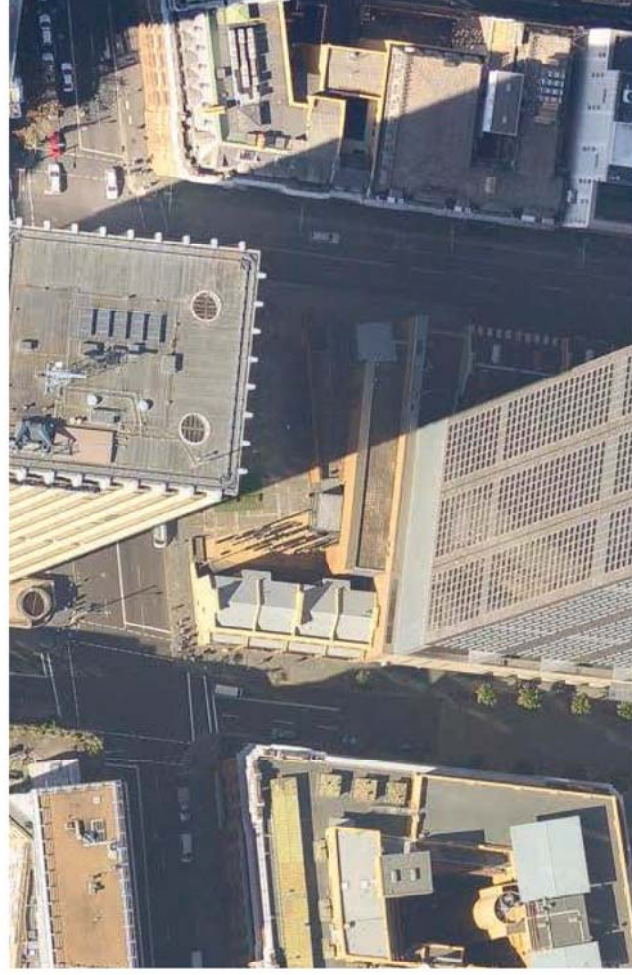
First Government House Place

First Government House Place is defined as the area between Bridge Street and Phillip Street at the base of the Museum of Sydney, formerly the site of Australia's first Government House. The site serves as an important forecourt to the Museum as well as gathering place for city workers as seen in the following photographic study. The following solar studies illustrate the small window of time over the lunchtime period where the square receives solar access.

First Government Place is currently subject to existing NAO controls with dates set for between 14 April and 31 August between 12pm-2pm.

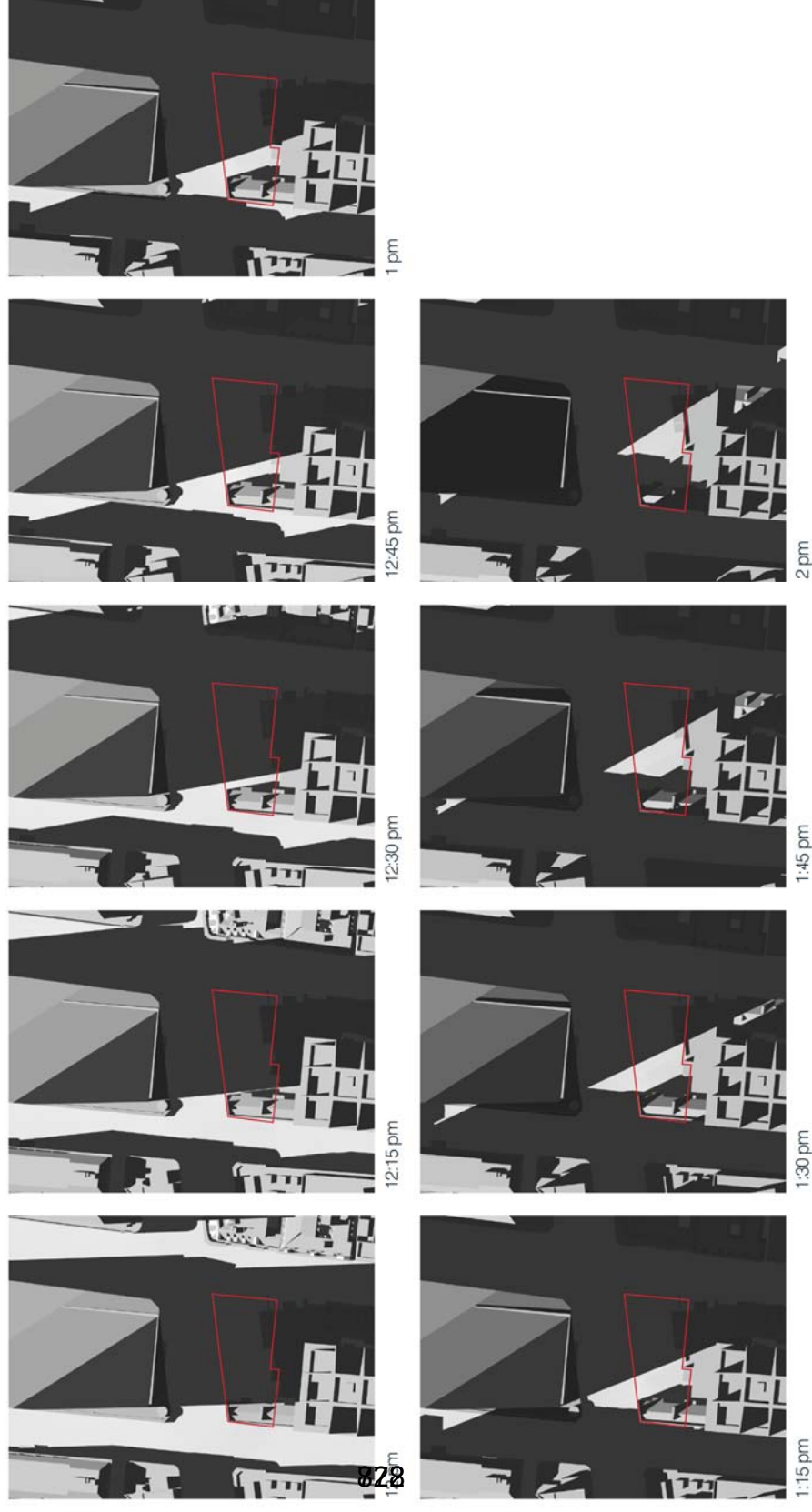
The site is not subject to any existing SAP controls.

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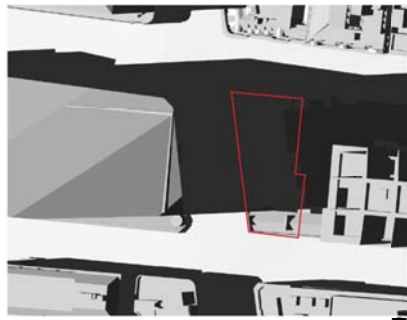
First Government House Place

21 June 12pm-2pm



First Government House Place

31 August 12pm-2pm



12 pm



12:15 pm



12:30 pm



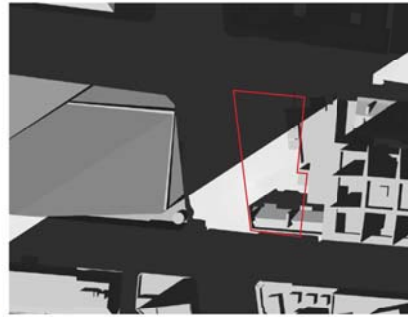
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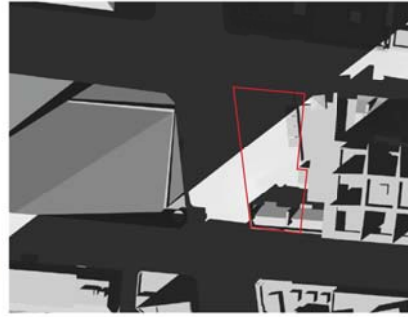
1 pm



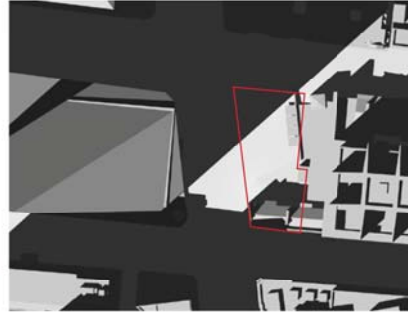
1:15 pm



1:30 pm



1:45 pm



2 pm

First Government House Place

Site Photographs



