

28 June 2017

Director Key Sites Assessments
Planning Services, Department of Planning and
Environment
GPO Box 39
Sydney, NSW 2001



Australian Institute of Architects

Dear Sir/Madam

Macquarie Group Martin Place Metro and Station Proposal

The Institute regrets that this proposal has been accepted by the NSW Government as an unsolicited proposal.

We have no comment on the merits of the design concept or the design quality procedures outlined in the proposal documentation. We object, however, to the mechanism that enables such a major development to be put forward for assessment outside the design excellence framework of the City of Sydney Council.

State significant development at a key city site and transport node such as Martin Place should be undertaken through a tender process following the production of a concept plan that outlines the options for proponents' consideration. Other developers should have had an opportunity to submit proposals for the Martin Place Metro and Station precinct on a competitive basis.

We also consider that the City of Sydney is the best qualified authority to review the acceptability of any variation to the planning controls sought by any development proposal for this highly significant precinct.

Regardless of the merits of the Macquarie Group project, in the Institute's view the unsolicited proposal process is an inferior method of achieving well-considered city making and an enhanced public domain.

Yours faithfully

Andrew Nimmo
NSW Chapter President