

## **THE BAYS PRECINCT URBAN RENEWAL PROGRAM**

### *Frequently asked questions*

#### **What is The Bays Precinct, Sydney?**

The Bays Precinct, Sydney is located 2km from the Sydney CBD and includes Blackwattle Bay (including Sydney Fish Market), Rozelle Bay, Rozelle Rail Yards, Glebe Island, White Bay, White Bay Power Station and surrounds. It is a 5.5km strip of waterfront with 80ha of land and 94ha of Sydney Harbour. Through a holistic government approach, The Bays Precinct Sydney will be revitalised as a world class, iconic waterfront destination, and will deliver vibrant and dynamic places including residential, commercial, cultural, maritime and recreational spaces for the city and the State.

#### **What is The Bays Precinct Urban Renewal Project Team?**

The Bays Precinct Urban Renewal Project Team, led by UrbanGrowth NSW, is an integrated project team consisting of key government agencies including; Sydney Harbour Foreshore Authority, Planning & Environment, Government Property NSW, Transport for NSW, Roads & Maritime Services, Sydney Ports and NSW Trade and Investment.

#### **What is The Bays Precinct Urban Renewal Strategy?**

The Bays Precinct Urban Renewal Strategy is a 30-year strategy that will focus on the renewal of 2.6km of waterfront, including 50 hectares of largely underutilised land. The Urban Renewal Strategy is an overarching framework that will set the future of the entire 80 hectare Bays area, including White Bay and the White Bay Power Station, Rozelle Bay, Rozelle Rail Yards, Blackwattle Bay, including the Sydney Fish Market, Glebe Island and the Glebe Island Bridge. This is to ensure that a positive urban renewal outcome is achieved and to prevent a 'piecemeal' approach to the urban renewal.

#### **How will The Bays Precinct Urban Renewal Strategy be developed?**

A major two-day international summit will be held in Sydney later this year to inform the development of the Strategy, as well as community consultation, and extensive research on world's best practice urban renewal.

#### **What sort of urban renewal will the government be looking at to guide the development of the Strategy?**

There are a number of urban renewal projects that can help to inform the Strategy, including a number of projects in London such as Battersea Power Station, New York's Hudson Yards, Melbourne's Victoria Harbour and Docklands, Sydney's own Barangaroo, and urban regeneration in the cities of Toronto and Portland.

**Will the government be selling off land to build high rise properties?**

The Bays Precinct, Sydney will draw on the traditional uses of the area, as well as the waterfront location and strong heritage values to create new opportunities for investment and renewal. The result will be a mix of open space and public realm, commercial, retail and residential to boost jobs and accommodate Sydney's expanding population.

**How is this different from previous announcements?**

The Government is committed to the renewal of The Bays Precinct, Sydney, and it has put in place a governance framework that will ensure it can be achieved through a whole of Government approach by bringing the planning and development work together into one office so there is one voice and one plan in Government.

Future planning will acknowledge and build on the past contribution from the local community and take into account their thinking and planning for The Bays Precinct over the past 10 years.

**What action was taken on the recommendations made by The Bays Precinct Taskforce?**

Full consideration of the 30 recommendations will be taken into account in the future planning of The Bays Precinct.

**Are there any considerations for public access to parts of The Bays Precinct Sydney?**

A key objective is to have a continuous foreshore walk around the entire Bays precinct. As the urban renewal of waterfront land continues, the foreshore will be progressively opened up to public access and, where appropriate, new larger waterfront open spaces will also be created.

**How is it different from Barangaroo?**

Encompassing 80 hectares of land, The Bays Precinct is four times the size of Barangaroo (22ha).

On the edge of the Sydney CBD, Barangaroo is a different proposition from The Bays Precinct, which sits between the Sydney CBD and residential areas.

**What are the plans for the Sydney Fish Market?**

Sitting in Blackwattle Bay, the Sydney Fish Market is part of The Bays Precinct, along with Rozelle Bay, Rozelle Rail Yards, White Bay Power Station and surrounds. It is far too early to say what the plans are for the Fish Market – or any other discrete part of the precinct. The point of The Bays Precinct Urban Renewal Strategy is that the future of the entire 80 hectare Bays area will be developed through a holistic government approach to prevent a 'piecemeal' approach to the development of land.

**How does The Bays Precinct Urban Renewal Strategy compare with other urban renewal projects in Australia and around the world?**

Australia

<b>URBAN RENEWAL PROJECT</b>	<b>SIZE</b>
Sydney Olympic Park - 640 hectares	640ha
Melbourne Docklands	150ha land (+ 40 ha water)
Victoria Harbour, Melbourne Docklands	30ha
RNA Showgrounds Regeneration, Brisbane	22ha
Barangaroo	22ha
Green Square Town Centre	14ha

International

<b>URBAN RENEWAL PROJECT</b>	<b>SIZE</b>
Nine Elms on the South Bank, London	195ha, 3km of Thames riverfront
Hudson Yards, New York	28 acres/ 11.3ha
Dockside Green, Victoria, Canada	12ha
Central Waterfront, Toronto, Canada	2.5km waterfront
Portland Downtown Waterfront	233 acres/ 94ha