

2 April 2026

Reference: E32850Plet2

Forest Road Holdings Pty Ltd
Level 10, 6 Mount Olympus Boulevard
Wolli Creek NSW 2205

Attention: Mr Mark Taouk

PROPOSED MIXED USE DEVELOPMENT
105 FOREST ROAD & 1A HILL STREET, HURSTVILLE, NSW

1 INTRODUCTION

Forest Road Holdings Pty Ltd (the client) commissioned JK Environments (JKE) to review recent changes to the development proposal.

We understand from review of the latest architectural drawings by Design Workshop Australia that the proposed development has changed from a thirteen-storey building over four levels of basement car parking to a twenty-storey building over five levels of basement car parking.

JKE is of the opinion that the additional basement level subject to this amended DA meets the provisions of Clause 4.6 of *State Environmental Planning Policy (Resilience and Hazards) 2021* and the site is suitable for the proposal.

This letter has been prepared for the project described and no responsibility is accepted for the use of any part of this letter in any other context or for any other purpose. Copyright in this letter is the property of JKE.

JKE has used a degree of care, skill and diligence normally exercised by consulting engineers/scientists in similar circumstances and locality. No other warranty expressed or implied is made or intended. Subject to payment of all fees, the client alone shall have a licence to use this letter.

Please contact the undersigned if you have any questions.

Kind Regards



Brendan Page
Director/Principal | Environmental Scientist
CEnvP SC

T: +61 2 9888 5000

115 Wicks Road, Macquarie Park, NSW, 2113 : PO Box 976 North Ryde BC, NSW, 1670