

18 June 2021

Mr Jim Betts
Secretary
Department of Planning, Industry and Environment
4 Parramatta Square
12 Darcy Street
Parramatta NSW 2150

Attention – Anthony Witherdin, Director Key Sites Assessment

Dear Mr Betts,

RE: Letter of Support – Atlassian Central – SSD-10405

As the long-term lease holders of 2-8 Lee Street, also known as Block C of the Western Gateway sub-precinct, TOGA provide this letter of in-principle support with respect to the design amendments proposed to the Atlassian Central SSDA on Block A of the Western Gateway Precinct.

Throughout the rezoning of the Western Gateway sub-precinct and the preparation of the Western Gateway Design Guide the three proponents of Block A, B and C have undertaken extensive consultation and are engaged in ongoing coordination of the respective proposals. The successful redevelopment of the Tech Central precinct is our shared mission, and we are united in delivering an exemplary public realm and development outcome that supports the ongoing economic role of Sydney within the global technology climate.

TOGA wish to provide their support for the Atlassian Central development as a partner in driving the success of the precinct. There are clear synergies between our proposals, and we also acknowledge the vital relationship that exists between our two projects in the success of Tech Central.

We understand that in response to submissions received and following further design development a number of changes are included in the detailed design for the Atlassian Central development and will be detailed in the Response to Submission for the Atlassian SSDA (SSD 10405). It is acknowledged that some of these changes result in minor variations to the prescribed building envelope within the draft Western Gateway Design Guide.

The proposed amendments that we provide our in-principle support for are:

- The lowering of the overall tower soffit by 1m, from RL40 to RL39.
- Minor design amendments with respect to the southern and western cantilever zones for Block A.

We acknowledge that the Atlassian Central development does not maximise the approved envelope and that whilst these changes result in minor protrusions outside of the approved envelopment, they retain sufficient articulation and building separation between Block A and Block C.

TOGA's support is provided on the condition that it is demonstrated that the above design amendments do not result in additional impacts to the Block C site or its proposed redevelopment, including in respect of the pedestrian wind environment, view corridors or any other adverse outcomes.

We would be happy to discuss any of the above in greater detail if it assists in DPIE's assessment of the application.

Kind regards,
TOGA Group of Companies



Fabrizio Perilli
Chief Executive Officer, Development & Construction