

Our ref: Shop-top housing - 120-122 Smith Street, Wollongong (SSD-122745741)

Mr Chris Ferriera

Head of Planning

Blaq Projects No. 27 Pty Ltd & Mave Developments Pty Ltd & TJ Smith Developments Pty Ltd

Suite 110, Level 1, 180-186 Burwood Road

Burwood, NSW 2134

16 July 2026

Subject: Response to Submissions

Dear Mr Ferriera

The exhibition of the development application and environmental impact statement (EIS) for Shop-top housing - 120-122 Smith Street, Wollongong (SSD-122745741) ended on 07 Jul 2026.

We have placed all submissions on the NSW Planning Portal at

<https://www.planningportal.nsw.gov.au/major-projects/projects/shop-top-housing-120-122-smith-street-wollongong>.

We now require a written response to issues raised in the submissions, as required under section 59(2) of the Environmental Planning and Assessment Regulation 2021.

The written response must be in the form of a submissions report that has been prepared having regard to the *State Significant Development Guidelines including Appendix C - Preparing a Submissions Report*.

We also require a response to the issues raised by agencies in their advice. This response should be incorporated into the submissions report.

The Department is preparing a Request for Information (RFI) letter that will be issued shortly. The Department requires a consolidated response to the submissions and RFI by Friday 11 September 2026 via the NSW Planning Portal <https://majorprojects.planningportal.nsw.gov.au/>.

Note that the time between the date of this letter and the date the Planning Secretary receives your response is not included in the 'assessment period' under section 94(1) of the Environmental Planning and Assessment Regulation 2021.

If you have any questions, please contact Paula Bizimis, on 0292746254 or via email at paula.bizimis@planning.nsw.gov.au.

Department of Planning, Housing and Infrastructure



Yours sincerely,

A handwritten signature in black ink, appearing to read "Suzannah Byers".

Suzannah Byers

Team Leader Housing Delivery Assessments

as delegate for the Planning Secretary