

Our ref: Mixed-use development with in-fill affordable housing, 164 - 194 William Street, Woolloomooloo (SSD-80211463)

Mr John Fitzgerald
Senior Development Manager
William Street Residential Pty Ltd
Level 8, 123 Pitt Street
SYDNEY NSW 2000

29 June 2026

Subject: Response to Submissions

Dear Mr Fitzgerald,

The exhibition of the Amendment Report to the development application and environmental impact statement (EIS) for the mixed-use development with in-fill affordable housing located 164 - 194 William Street, Woolloomooloo (SSD-80211463) ended on 26 June 2026.

We have placed all submissions on the NSW Planning Portal at <https://www.planningportal.nsw.gov.au/major-projects/projects/mixed-use-development-fill-affordable-housing-164-194-william-street-woolloomooloo>.

The Department of Planning, Housing and Infrastructure (the Department) has not yet received advice from Transport for New South Wales and the Marine Coast, Estuaries and Floodplain Team of the Department of Climate Change, Energy, Environment and Water. These responses will be provided to you once received.

The Department is also considering the proposal as outlined in your EIS and will separately forward you a list of the key issues to be addressed.

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 also received feedback from the community (outside of the exhibition process). The Department considers these issues raised in the feedback to be significant and requires a response

on how the issues will be addressed. Please provide a response to these issues in the submissions report. A copy of the feedback will be separately forwarded to you.

Please lodge your submissions report by 28 August 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 Michelle Niles, on 9274 6272 or via email at michelle.niles@dphi.nsw.gov.au.

Yours sincerely,

A handwritten signature in black ink, appearing to read "Keith Ng".

Keith Ng

Team Leader

Affordable Housing Assessments

as delegate for the Planning Secretary