

Tocomwall Pty Ltd – Appendix Z

Based on the data in this report, I oppose SSD- 30759158. (I haven't made any reportable donations)

Page 1. **1.1 Project Background**

Why is there no mention of the before and after school care in this introduction?

1 Introduction

1.1 Project Background

This Connecting with Country report has been prepared by Tocomwall on behalf of the Minarah College (**the Applicant**). It accompanies an Environmental Impact Statement (EIS) in support of State Significant Development Application (**SSD-30759158**) for Minarah College Catherine Field at 268 and 278 Catherine Fields Road, Catherine Field (**the site**).

Minarah College Catherine Field will be a co-educational K-12 school accommodating 1,580 students, 840 in primary school and 660 in high school. There will also be an Early Learning Centre (ELC) for 60 students and a School for Specific Purpose (SSP) for 20 students. The new school will be constructed in stages, growing in line with growth in the local population.

Page 35. **Appendix 3 – Meeting with AECG**

A total of 1,560 students which directly contradicts the Project Background. Again, no mention of before and after school care

Minarah College CWC

14 December 2021

10am

Microsoft Teams

Meeting called by:	Cassie Chivers	Type of meeting:	CWC Discussion
Facilitator:	Cassie Chivers	Note taker:	Danielle Mitchell
Timekeeper:	Danielle Mitchell		
Attendees:	Cassie Chivers, Danielle Mitchell, Toby James, Vicki Bowen, Lesley Marks, Peter Tonkin, Julian Dolk, Iman Ali, Kamar Warwar, Mohammad Yaub, Jay Halal		
Apologies:	Wolfgang Ripberger, Ian Thompson		
Agenda item:	Acknowledgement of Country	Presenter:	Danielle Mitchell
Discussion: I begin today by acknowledging the Traditional Custodians of the lands on which we gather today and pay my respects to their Elders past and present. I extend that respect to Aboriginal and Torres Strait Islander peoples here today.			
Agenda item:	Introductions	Presenter:	Cassie Chivers
Discussion: Attendees of the meeting had an opportunity to introduce themselves and discuss their role in the project.			
Agenda item:	Overview of Minarah College	Presenter:	Toby James
Discussion: <ul style="list-style-type: none">Kindergarten to year 12 school, including a preschool for 3-5 year olds1560 students overallEncompasses special purposesWill be a staged construction, built over a period 15-20 yearsHave carried out a separate consultation process with an organisation called APA.			
Agenda item:	Overview of new school	Presenter:	Jay Halal
Discussion: <ul style="list-style-type: none">Current campus has near 1200 studentsThe need for a new campus is high with an increasing number of enrolments.			

Appendix DD – Disability Access Report

Based on the conflicting data in this report, I oppose SSD- 30759158. (I haven't made any reportable donations)

Page 6. Introduction

1.1 Report Background

- Site access from Catherine Fields Road at two points with a bus zone, 30 kiss and drop car parking spaces, and car parking;
- Consolidation of the allotments;
- Associated site landscaping and public domain improvements;
- An on-site car park for 123 parking spaces; and
- Construction of ancillary infrastructure and utilities as required.

I also note: 123 parking spaces. This directly contradicts Appendix AA page ii where it mentions 138 parking spaces as well as Appendix L on page 7 where it mentions 138 car parking spaces not to mention Appendix FF page 5 referring to 138 car parking spaces.

Appendix Y – ACHAR

Based on the information on page 34, I oppose SSD- 30759158. (I haven't made any reportable donations)



Figure 12: Image showing the boundary of the study area in red and the yellow hatched area showing the archaeological survey coverage. Aerial image source Six Maps © Department Finance, Services and Innovation, NSW Government.

Appendix L – Transport & Accessibility Impact

Based on the information on pages 24- 25 and also on page 80, I oppose SSD- 30759158. (I haven't made any reportable donations)

3.2.2 Surveyed Traffic Volumes

At the time of writing, the greater metropolitan area is undergoing a **pandemic** event, which in turn has impacted the level of background traffic in the road network. This has a potential impact on the integrity and

consistency of any traffic surveys undertaken during this period. Accordingly, existing baseline traffic volumes adopted for the traffic assessment have been derived from a variety of sources, including TfNSW SCATS detector counts, as well as historical surveys sourced prior to 2020. Reference should be made to the assumptions and considerations made in Section 8.1.1.

Notwithstanding, traffic count data has been assessed to define natural traffic peak periods that coincide with typical school bell times in the AM and PM Peaks. Accordingly, background peaks formed during the following hours and thus form the basis of assessment:

- Due to the current Covid-19 restrictions, Ason Group has relied on 2021 SCATS volumes at the Camden Valley Way/ Catherine Fields intersection extrapolated to intersections further north based on the 2018 intersection survey turning proportions to establish the existing baseline performance of the surrounding road network. An assessment of the school peak periods (AM peak - 7:30 am-8:30 am and PM peak - 3:00 pm-4:00 pm) demonstrates that generally, traffic performance is satisfactory, demonstrating LoS B at worst for each assessed period.

Also, based on the data on page 66, I oppose SSD- 30759158. (I haven't made any reportable donations)

The detailed SIDRA results for Scenario 7A are presented in **Appendix E**.

In summary, the above assessments concluded that:

- all key intersections (except for Camden Valley Way/ Catherine Fields Road intersection) will operate acceptably with the School
- the Camden Valley Way/ Catherine Fields Road intersection will operate at LoS F in Year 2031 without the proposed School
- a right-turn restriction will be proposed at the School exit in Year 2040 as part of the Stage 5 development to ensure that the intersection will operate acceptably.

Appendix L – Transport & Accessibility Impact (continued)

Based on the information on page 29, I oppose SSD- 30759158. (I haven't made any reportable donations)

3.2.6 Road Safety

A review of the TfNSW *Centre for Road Safety* database has been undertaken to establish the crash history within the immediate vicinity of the Site. The results are based on crashes over a five-year period between 2015 and 2019. Locations of recorded crashes are shown in **Figure 13** and details summarised in **Table 9**.

Appendix FF – Noise & Vibration Report

Based on the information on page 13, I oppose SSD- 30759158. (I haven't made any reportable donations)

The places of worst possible annoyance are the nearby residential dwellings. These locations are shown in the Site Plan on Figure 1 as 'R1' to 'R2' and 'R4' to 'R11'. The times of worst possible annoyance will be during the day when the construction is occurring.

Ambient noise levels were measured in 278 and 268 Catherine Fields Road, shown as Locations 'A' and 'B', respectively, on Figure 1, for the following periods:

- Location 'A'
 - Friday 15 October to Friday 22 October 2021.
- Location 'B'
 - Wednesday 25 August to Wednesday 1 September 2021;
 - Thursday 2 September to Friday 10 September 2021; and
 - Friday 15 October to Friday 22 October 2021.

Note, a noise logger was placed near Location 'A' (circa 25 meters to the north) on Wednesday 25 August 2021. During an inspection on 2 September 2021 to replace the batteries, it was discovered the noise logger had been removed by a third party – at the time of writing this report, the noise logger and associated data have not been recovered.

Appendix AA – Social Impact Assessment

Based on the information on page v, I oppose SSD- 30759158. (I haven't made any reportable donations)

7.0 CONCLUSION

The proposed Minarah College Catherine Field development at 368-378 Catherine Fields Road, Catherine Field has been assessed in social impact terms in this report.

2.3 Area likely to be affected by the proposed development

It is likely that the area most likely to be affected by the proposed development is the area immediately surrounding the subject sites, in particular, the residential properties immediately adjoining the two sites.

Typical impacts associated with schools include noise emissions (school bells, PA systems and children playing) and noise intrusion (road noise); and increased traffic on local streets, particularly around peak pick-up and drop-off times.

Appendix AA – Social Impact Assessment (continued)

Principle 1 – Surveillance

The attractiveness of crime targets can be reduced by providing opportunities for effective surveillance, both natural and technical.

The proposed school buildings and school grounds will include the installation of electronic surveillance of all building entrances and exits, and entrances and exits to car parking areas in the form of 24 hour CCTV monitoring.

Casual surveillance to surrounding properties and Catherine Fields Road will be improved due to the increased activity on the site, and from upper levels.

Appendix U- Wastewater Management

Based on the information on page 17, I oppose SSD- 30759158. (I haven't made any reportable donations)

4 Brief Wastewater Options Assessment

4.1 Introduction

This assessment considered three wastewater management options for the proposed school development as follows:

- Pump to Sydney Water reticulated sewer;
- Collection and storage of site wastewater with periodic pump out; and,
- On site collection, treatment and reuse of wastewater for irrigation.

Each of the options is discussed briefly as follows.

4.2 Pump to Sydney Water reticulated sewer

This option involves the collection of all site wastewater to a single pump-station and transfer of wastewater to the nearest Sydney Water reticulated sewer. A Sydney Water assessment of the feasibility of such a scheme (and connection of the site to reticulated water supply) has been lodged however at the time of reporting this was still being processed. However, based on initial correspondence from Sydney Water we understand that connection to town sewer option is not feasible for the site within the next five years minimum and is therefore not considered further in this assessment.

Appendix U- Wastewater Management

Also, page 54, I oppose SSD- 30759158. (I haven't made any reportable donations)



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ANALYSIS REPORT

PROJECT NO: EW200934

Location: P1907128 - Denham Court

CLIENT SAMPLE ID	7128/BH106/0.0-0.2	7128/BH105/0.5-0.6		
	DEPTH			

Given so much misleading data has been provided. I strongly object to Minarah College.