

3 April 2019

WM Project Number: 18276
Our Ref: MG 030419 rts.docx

Melissa Gaspari
Lend Lease
Level 14, Tower Three, International Towers Sydney
EXCHANGE PLACE, 300 BARANGAROO AVENUE, BARANGAROO NSW 2000

Dear Melissa

Re: D14 - Response to Submissions - Noise

In response to issues raised by the EPA in submissions from the Department of Planning for the SSD we provide the additional information.

Noise Monitoring at Nearest Residential Receivers

Noise monitoring was conducted at the nearest affected residence which is the student accommodation to the north the proposed site. These are not owned by the Uni and as such have had site specific noise criteria or trigger levels applied in accordance with the Noise Policy For Industry. As a result assessment has been conducted at the nearest affected residential receivers based on 7 days of noise monitoring.

Residences to the south east are some 350 metres from the project site and also separated by intervening buildings which shield any site noise from these residences. There are no proposed construction activities that will occur on site that will adversely impact on the residences to the south east. Construction noise is likely to be inaudible at these residences noting that there will be at least 75 dBA noise reduction of construction and operational noise due to distance and shielding by intervening buildings.

Operational Noise

In the case of operational noise, site specific noise criteria, or trigger levels has been established, at the nearby student accommodation and educational facilities which are the nearest affected receivers. Compliance with this criteria at these nearby receivers will ensure that the acoustic amenity of more remote receivers to the South East is adequately protected.

In the case of mechanical plant a detailed design assessment of mechanical plant can not be conducted at the project application stage as the design and selection has not been completed (this is stated in our assessment and is consistent with all project applications as detail design does not occur at Project Application Stage.). An assessment will be conducted at the detailed design stage to meet established project noise criteria consistent with normal practice and noise control measures will be adopted where required.

Construction Noise and Vibration

The proposed construction of the development does not include demolition or major excavation works. As such activities, such as the use of rock breakers which are particularly annoying, will not occur on site.

It is recognised that demolition and excavation activities generate the loudest contrition noise however as there is there is no demolition and a small amount of excavation (There is no basement) noise from construction will have less impact at surrounding receivers. As such, construction for the full Saturday period is proposed as this will result in a reduced construction period and resulting impact on surrounding receivers. Construction for the full Saturday period is not uncommon and has been approved by the Department on a number of Sydney Projects.

In the case of construction activities at upper levels of the development it is noted that this is a timber building (Figure 1 shows a similar Building) which involves different less noise producing construction activities than standard concrete structure buildings. The main noise producing activity at the upper levels will be associated with operation of the Site Crane.

Figure 1 Example of a Timber CLT Building similar to the D14 Proposal



I trust this information is sufficient. Please contact us if you have any further queries.

Yours faithfully

WILKINSON MURRAY

A handwritten signature in black ink, reading "Brian Clarke". The signature is fluid and cursive, with the first name "Brian" and last name "Clarke" clearly distinguishable.

Brian Clarke

Senior Associate