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Our Ref: **08.240**

Date: **17 June 2011**

Attn: Cameron Sargent
Department of Planning
23-33 Bridge Street
SYDNEY NSW 2000

Dear Cameron

RE: JONES BAY WHARF MARINA EXPANSION MP09_0205
Addendum 2 – Response to Submissions

We refer to your email correspondence of 9 June 2011 and thank you for the opportunity to submit a further addendum to the proposal following feedback received in relation to the first addendum dated 21 March 2011.

The amendments to the proposal are listed below and a set of the amended plans accompanied by a berthage schedule is attached to this letter.

1. The existing lease area on the eastern side of the wharf now remains unchanged with the exception of the following modifications:
 - a. An increase in width at the northern end of the wharf to allow berthage of one additional 45m boat supported by a small single floating finger pontoon.
 - b. The extension of the parallel berthage further south than the existing lease but only to the extent of the original proposal.
2. The only construction now proposed on the eastern side of the wharf would be an extension of the existing parallel pontoon to the south by 18m and a single perpendicular finger to accommodate the 2 boats at the north end.
3. The variable vessel lengths that can currently be accommodated parallel to the eastern side of the wharf are now to be retained. The only exception to this is the 2 x 45m berths which are located at the northern end of the wharf. These berths will only accommodate vessels up to 45m in length.
4. The western berthage lease area has been reduced so that it now limits the size of all vessels to 22m except for the northern most berth which accommodates a vessel up to 23m in length.
5. The timber boardwalk that was originally proposed at the southern end of the bay on the eastern side of the wharf has been removed.
6. Due to the reduction in the number of berths proposed, the construction of new sewage infrastructure on the wharf apron is no longer necessary. The existing sewage pump out facility will be upgraded in its current location.

The revised proposal provides a berthage capacity of around 31 vessels (see schedule attached) while addressing the higher demand for berthage of larger commercial vessels and enabling

flexibility with berthage alongside a longitudinal pontoon. A combination of smaller and larger commercial boats can be accommodated on the eastern side depending on the demand at the time. The Department may wish to include a condition on any recommendation to prevent the rafting of vessels within the eastern lease area.

NSW Maritime have confirmed that the previous landowners consent still applies to the amended proposal with a reduced lease area.

We trust that this information assists with your continued assessment of the proposal. If you have any further queries or would like to discuss any of the amendments to the proposal, please do not hesitate to contact the writer.

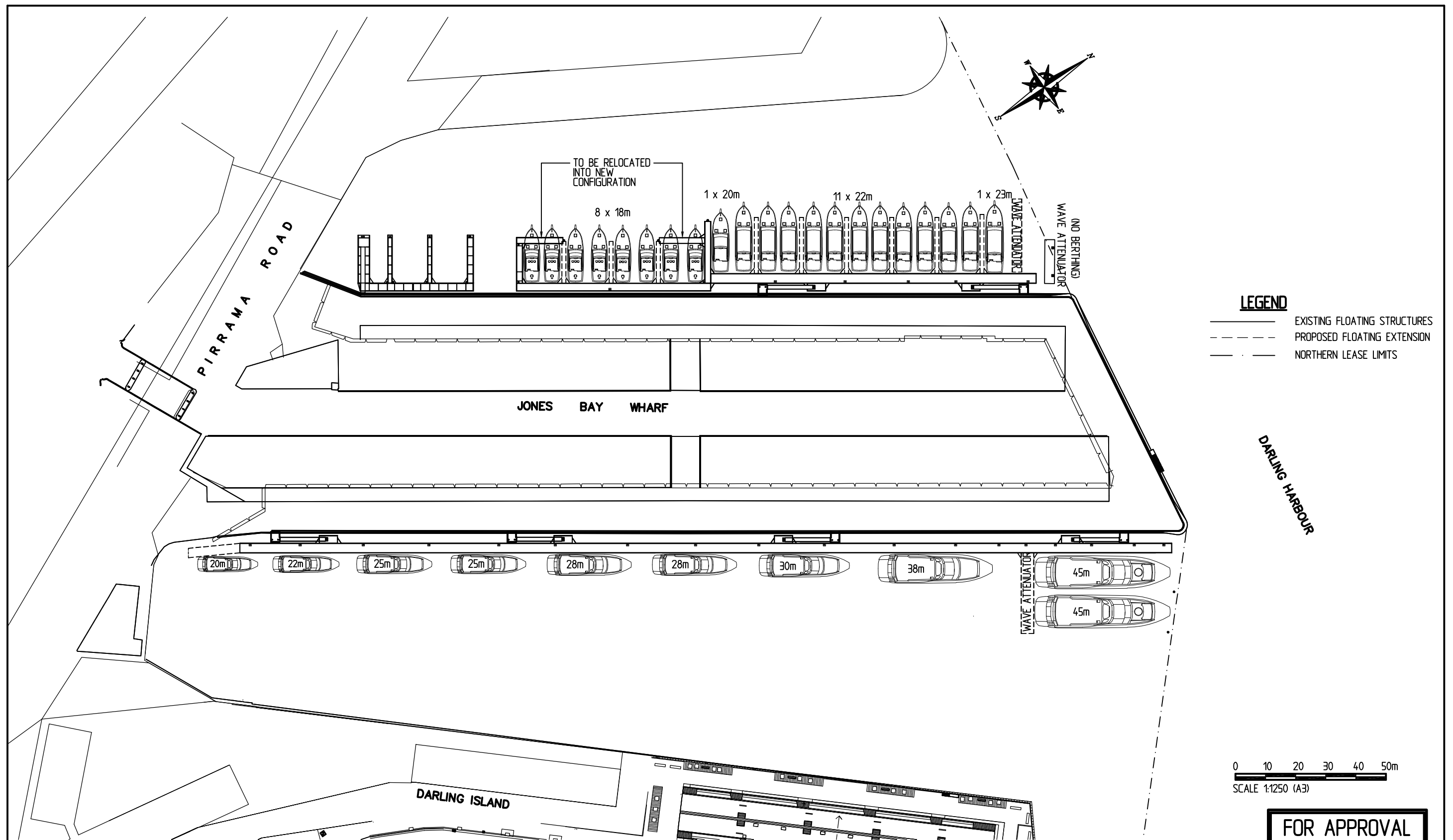
Yours sincerely
RPS

A handwritten signature in black ink, appearing to read 'Tim Moore'.

Tim Moore
General Manager

enc: Attachment A - Amended Plans
 Attachment B - Berthing Schedule

Attachment A - Amended Plans



LEGEND

- EXISTING FLOATING STRUCTURES
- PROPOSED FLOATING EXTENSION
- NORTHERN LEASE LIMITS

0 10 20 30 40 50m
SCALE 1:1250 (A3)

FOR APPROVAL

NOTES:

- ALL DIMENSIONS ARE SHOWN IN METRES U.N.O.

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Client:
TOGA GROUP

Project:
JONES BAY MARINA
EXPANSION

Title:
PROPOSED MARINA LAYOUT

Revision:
U 22/03/11 GENERAL REVISION
V 14/04/11 ISSUED FOR APPROVAL
DIMENSIONS & TIMBER BOARDWALK
AREA ADDED
W 7/06/11 LAYOUT, BERTH SCHEDULE AND
LEASE AREAS REVISED
X 9/06/11 LAYOUT, BERTH SCHEDULE REVISED
/BOARDWALK REMOVED
Y 16/06/11 LAYOUT REVISED

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Date: 4/09/08

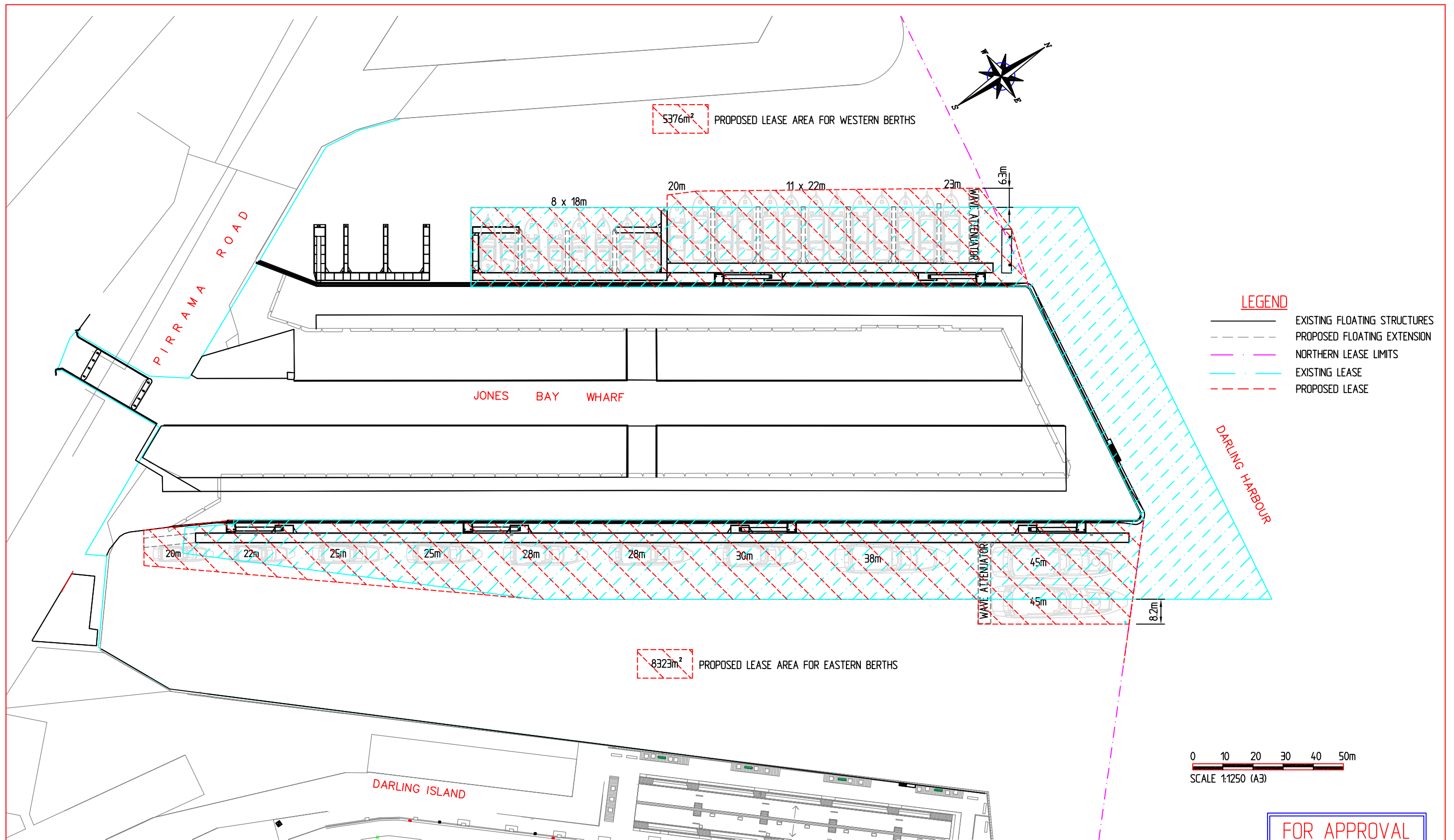
Drawing No.: 3671-01/Y

Scale: 1:1250 (A3)

Drawn By: W.L.

Designed By:

Approved By:



NOTES:

1. ALL DIMENSIONS ARE SHOWN IN METRES U.N.O.

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Client:
TOGA GROUP

Project:
**JONES BAY MARINA
EXPANSION**

Title:
INDICATIVE BERTH LAYOUT

Revision:
A 16/06/11 LAYOUT & LEASE AREA REVISED

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Date: 8/06/2011

Drawing No.: 3671-SK3/A

Scale: 1:1250 (A3)

Drawn By: W.L.

Designed By:

Approved By:

Attachment B - Berthing Schedule

Berthage Schedule (as per drawing 3671-01/X)

Western Berthage

Length	Number	Fixed/Variable
18	8	Fixed
20	1	Fixed
22	11	Fixed
23	1	Fixed

Eastern Berthage

Length	Number	
20*	1	Variable
22*	1	Variable
25*	2	Variable
28*	2	Variable
30*	1	Variable
38*	1	Variable
45	2	Fixed

Total	31
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NB. Rafting of vessels is not permissible on either side of the wharf.

***** With the exception of the 2 x 45m vessels which are fixed, the parallel eastern berthage is flexible and it is possible for a larger number of smaller vessels to be accommodated in parallel depending on demand.