



6 February 2020

The Executive Director  
Key Sites Assessments  
Department of Planning, Industry & Environment  
320 Pitt Street  
Sydney NSW 2000

Attention: Marcus Jennejohn

Dear Sir/Madam,

**REQUEST FOR SEARS FOR THE NEW POWERHOUSE  
30B PHILLIP ST, PARRAMATTA**

Reference is made to The Department of Planning and Environment referral dated 20 January 2020, regarding the abovementioned application which was referred to the former Roads and Maritime Services (Roads and Maritime) now Transport for NSW (TfNSW) to provide details of key issues and assessment requirements regarding the abovementioned development for inclusion in the Secretary's Environmental Assessment Requirements (SEARs). On 1 December 2019 legislation came into effect to bring Roads and Maritime and TfNSW together as one organisation.

TfNSW have reviewed the submitted information and request the following issues to be addressed as part of the traffic and transport impact assessment of the proposed development:

1. Daily and peak traffic movements likely to be generated by the proposed development including the impact on surrounding road network intersections.

The assessment shall determine the need for any road network improvements that may be required to support the development and provide traffic and transport specific recommendations.

2. Potential cumulative impacts associated with the potential overlap with construction of the Parramatta Light Rail will need to be considered.
3. Details of the proposed site access and parking provisions associated with the proposed development including compliance with the requirements of the relevant Australian Standards (i.e. turn paths, sight distance requirements, aisle widths, etc.)
4. Details of vehicle circulation, proposed number of car parking spaces and compliance with the appropriate parking codes.

5. Details of light and heavy vehicle movements (including vehicle type and likely arrival and departure times), including service vehicle movements.
6. An assessment of the accessibility of the development by public and active transport.

For more information, please contact Vic Naidu, A/Senior Land Use Planner, by email at [development.sydney@rms.nsw.gov.au](mailto:development.sydney@rms.nsw.gov.au)

Yours sincerely,

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

**Brendan Pegg**  
**A/Senior Manager Land Use Assessment**  
**South East Precinct Greater Sydney Division**