



Tia Mills  
Department of Planning, Housing and Infrastructure  
via NSW Major Projects Portal

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**State Environmental Planning Policy (Transport and Infrastructure) 2021**  
**State Significant Development Application - SSD-79658964**  
**270 Pacific Highway, Crows Nest**

9 September 2025

Dear Tia Mills,

Sydney Metro refers to State Significant Development Application SSD-79658964 (SSD) submitted by Silvernight (Crows Nest) Land Owner Pty Ltd (Applicant) that has been referred to Sydney Metro via the NSW Major Projects Portal on 06 August 2025, in accordance with section 2.98 of the State Environmental Planning Policy (Transport and Infrastructure) 2021 (T&ISEPP).

Transport for NSW (TfNSW) has delegated its rail authority functions in relation to the Sydney Metro City & Southwest rail corridor to Sydney Metro. Therefore, Sydney Metro is the relevant rail authority for the Sydney Metro City & Southwest rail corridor for the purpose of the T&ISEPP.

**Assessment requirements under the T&ISEPP**

Sydney Metro has reviewed the SSD documents that were uploaded onto the NSW Major Projects Portal on 06 August 2025. Sydney Metro has assessed the development proposed by the SSD having regard to section 2.98 and Sydney Metro's requirements.

Sydney Metro has no comments and does not require the imposition of any conditions in relation to the SSD.

**Next steps**

If, at any point, the SSD is amended prior to the consent authority's determination, please ensure that the amended SSD and any new or amended supporting documents are provided to Sydney Metro for further assessment. Any amendments to the SSD may alter the impacts of the proposed development on the Sydney Metro City & Southwest rail corridor assessed by Sydney Metro, so Sydney Metro may need to make further comments in relation to the DA or request that conditions are imposed.

Sydney Metro thanks DPHI for its assistance.

Please contact Peter Bourke, Senior Manager – Corridor Protection or Joshua Murray, Planner – Corridor Protection via [sydneymetrocorridorprotection@transport.nsw.gov.au](mailto:sydneymetrocorridorprotection@transport.nsw.gov.au) should you have any further enquiries on this matter.

Sincerely,

**Stuart Phillips**  
A/Executive Director,  
Northwest & City Operations  
SSD-79658964 – 270 Pacific Highway, Crows Nest

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OFFICIAL

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