

Our ref: SSD-49653211-Mod-2

Ms Selena Nguyen  
Development Manager  
MIRVAC RETAIL SUB SPV PTY LIMITED  
51-53 MURRAY STREET  
PYRMONT 2009

24 March 2026

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**Subject:** Request for Additional Information

Dear Ms Nguyen

I refer to the Harbourside Shopping Centre Redevelopment - Public Domain and Bridges-Mod-2 (SSD-49653211-Mod-2). After careful consideration, the department is requesting that you provide additional information. You are requested to submit additional information that effectively addresses the issues at **Attachment 1**.

You are requested to provide the information, or notification that the information will not be provided, to the department by Tuesday 31 March 2026. If you cannot meet this deadline or do not intend to provide the additional information, please advise the department via the NSW planning portal.

The assessment period ceases to run between the date of this letter and the date you provide the additional information (or notification that the information will not be provided), in accordance with Part 4 Division 4 of the Environmental Planning and Assessment Regulation 2021.

If you have any questions, please contact Thomas Piovesan on (02) 9274 6158 or via email at [thomas.piovesan@dpie.nsw.gov.au](mailto:thomas.piovesan@dpie.nsw.gov.au).

Yours sincerely,



David Glasgow

Team Leader

Key Sites and TOD Assessments

## Attachment 1 – Request for Additional Information

### Noise management levels

- Provide further justification that the proposed noise management levels (NML's) for the Novotel and Ibis hotel receivers are appropriate, having regard to *AS 2107 Acoustics – Recommended design sound levels and reverberation times for building interiors*. This should include:
  - identification of the relevant room category
  - the recommended internal noise levels applicable to the room
  - details of the assumed internal room conditions used in the assessment
  - an explanation of how the NML's have been derived and why they are appropriate for those receivers

### Sleep disturbance

- Provide an assessment of the likely sleep disturbance impacts at sensitive receivers associated with the proposed out-of-hours works

### Mitigation measures

- Provide details of all reasonable and feasible measures proposed to mitigate construction noise impacts on nearby residential and tourist and visitor accommodation receivers during the out-of-hours works. This should include consideration of:
  - respite periods
  - notification procedures
  - scheduling of noisier works as part of the overall construction program
  - scheduling noisier works to coincide with periods of lower occupancy (including off-peak or off-season periods)
  - temporary relocation of affected residents where warranted
  - measures developed in consultation with nearby tourist and visitor accommodation operators, including limiting bookings for affected rooms during works.

Please also confirm which measures are proposed to be implemented, and whether they will be incorporated into the Construction Noise and Vibration Management Sub-Plan required by Condition C21.