



Mrs Poonam Chauhan  
Development Manager  
DEICORP CONSTRUCTION PTY LTD  
UNIT 4 161  
REDFERN STREET  
REDFERN NSW 2016

18/01/2021

Dear Mrs Chauhan

**Tallowong Station Precinct South Stage 2 (SSD-10425) and (SSD-9063-MOD-1)  
Request for Additional Information**

I refer to the Response to Submissions for the Tallowong Station Precinct South Stage 2 SSD and Modification Application. After careful consideration, the Department requests that you provide the following additional information:

- resolve the outstanding issues with TfNSW for the proposed works at the corner of Schofields Road and Cudgegong Road and for any other structures and connections to and/or across public lands with the relevant landowner
- confirm Council's acceptance of the proposed arrangement for public open space
- provide terms and details on securing public access, operation and maintenance for the proposed public open space to be covered by a separate voluntary planning agreement and the associated planning proposal for amendments to the Land Reservation Acquisition Map
- reconsider the proposed car parking provision, in particular for the residential uses and address matters raised in the Department's request for RtS
- submit a comprehensive Parking Strategy to maximise the efficiency of car parking spaces including the consideration of sharing use of car spaces between land uses as required under Condition B12(a) of SSD 9063
- submit the Green Travel Plan referred to in the submitted Traffic and Parking Impact Assessment Report
- review and amend the architectural plans to reflect the indicative tenancy size and mix presented in the Retail and Commercial Land Use Strategy
- amend the Traffic and Parking Impact Assessment Report to remove inconsistencies relating to the proposed number of visitor spaces (page 23 and 29 states 1space/35 units to be provided, whereas 1space/10 units will be provided)
- amend the Addendum Urban Design Report - 4.2 Private Road Design to correctly identify "private shared street"

- amend the RtS for the Modification Application to correct the total number of submissions received.

You are requested to provide the information, or notification that the information will not be provided, to the Department by 5 February 2021. If you are unable to provide the requested information within this timeframe, you are requested to provide, and commit to, a timeframe detailing the provision of this information.

Please note the Department will consult with key agencies including Council and TfNSW. Any comments/advice received during the consultation process will be forwarded to you for a response when it becomes available.

If you have any questions, please contact Paula Bizimis, who can be contacted on 0292746254 or at [paula.bizimis@planning.nsw.gov.au](mailto:paula.bizimis@planning.nsw.gov.au).

Yours sincerely,



Anthony Witherdin  
Director  
Key Sites Assessments