

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

26/02/2021

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 and subsequent Request for Information 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:

- provide an updated Parking Strategy which maximises the efficiency of car parking spaces, including consideration of sharing car parking spaces between different land uses. The submitted Parking Strategy focused on market considerations for the Applicant and does not adequately address the requirements of Condition B12(a)
- review and revise car parking provision to address the specific planning objectives and requirements identified in the Department's RtS request dated 29 July 2020

Note: The Department will further consult with TfNSW on the proposed provision of car parking spaces

- resolve the outstanding issues raised in the submission by TfNSW relating to:
 - owner's consent/land acquisition for the proposed stormwater works at the corner of Schofields Road and Cudgegong Road
 - the width of footpaths on Conferta Avenue
- submit an updated Flood Impact Assessment addressing discrepancies in flood levels and response to flood events as identified in the submission from the DPIE Biodiversity and Conservation Division
- assess the potential impacts of the proposal on the Rouse Hill Switch Station as required by Endeavour Energy
- 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
- submit revised stormwater plans and supporting information in response to Council's submission and as agreed at your meeting with Council on 18 February 2021.

You are requested to provide the information, or notification that the information will not be provided, to the Department by Friday 26 March 2021. If you are unable to provide the 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.

Yours sincerely,

A handwritten signature in black ink, appearing to read 'A. Witherdin', written in a cursive style.

Anthony Witherdin
Director
Key Sites Assessments