

Our ref: SSD-10436 PA-58, PA-56, PA-41

Miss Grace Macdonald
Senior Planner
ESR Developments (Australia) Pty Ltd
Level 24 88 Phillip Street
SYDNEY NSW 2000

17 June 2022

**ESR Horsley Logistics Park (SSD-10436)
Staging of operational management plans
Lot 202 Landscape Plans and Operational Environmental Management Plan**

Dear Miss Macdonald

I refer to your submissions requesting the Secretary's approval in relation to the following:

- Letter dated 17 June 2022 seeking approval to stage the submission of operational environmental management plans (OEMPs) under Condition A14 of development consent SSD-10436
- Request dated 14 June 2022 seeking approval of the landscape plans and specification for Lot 202 under Condition B1
- Application dated 15 March 2022 seeking approval for the Operational Environmental Management Plan for Lot 202 under Conditions C5 and C6.

Staged Submission of Management Plans (Condition A14)

The Department acknowledges you are proposing to stage the submission of OEMPs and associated sub-plans for the development as follows:

- Stage 1 – Lot 202
- Stage 2 – Lot 201
- Stage 3 – Lot 204
- Stage 4 – Lot 206

The Department agrees to the staged submission of OEMPs and relevant sub-plans on a progressive basis under Condition A14(a) of development consent SSD 10436.

Please be reminded that for future stages (Stages 2 to 4) you will need to submit a separate OEMP and relevant sub-plans to the Planning Secretary for approval at least one month prior to commencement of operation of the nominated stage.

Stage 1 (Lot 202) Landscape Plans Approval (Condition B1)

The Department has reviewed the following landscape plans for Stage 1 (Lot 202) and is satisfied they meet the terms of the relevant conditions of consent:

- SI-LA-204-000 – Cover Sheet (07) dated 15/06/2022
- SI-LA-204-101 – Landscape Plan (07) dated 15/06/2022
- SI-LA-204-102 – Landscape Plan (06) dated 22/04/2022
- SI-LA-204-103 – Landscape Plan (06) dated 22/04/2022

- SI-LA-204-501 – Landscape Details (04) dated 07/03/2022
- SI-LA-204-701 – Landscape Areas Plan (03) dated 15/06/2022
- Lot 202, Horsley Logistics Park Landscape Specification (03) dated 15/06/2022
- Design Certification Lot 202, Horsley Logistics Park dated 15/06/2022

Accordingly, these plans are approved pursuant to Condition B1 (a), (c) and (d) in Schedule 2 Part B of the above consent, in so far as they relate to the Stage 1 (Lot 202) Landscape Management Plan within the Stage 1 (Lot 202) OEMP. Please be reminded that Condition B1(b) has not been approved and must be satisfied in conjunction with the submission of the Stage 2 OEMP for Lot 201.

Stage 1 (Lot 202) OEMP Approval (Conditions C5 and C6)

The Department has reviewed the Stage 1 (Lot 202) OEMP and is satisfied it addresses Conditions C5 and C6. As such, the following plans are approved:

- Operational Environmental Management Plan Lot 202 DP 106143 Horsley Logistics Park (v.2.0) prepared by SLR Consulting dated 27/05/2022
- Landscape Management Plan Lot 202 (revision 04) prepared by Site Image dated 03/05/2022
- Loading Area Management Plan Lot 202 (Issue II) prepared by Ason Group dated 29/04/2022
- Green Travel Plan Lot 202 (Final I) prepared by Ason Group dated 29/04/2022
- Stormwater Management Plan Lot 202 (revision B) prepared by Costin Roe dated 30/05/2022
- Community Consultation Plan ESR Horsley Park dated 28/04/2021 prepared by Urbis
- Outdoor Lighting Management Plan Lot 202 (revision 1) prepared by Alland Group dated 23/03/2022

Please ensure that all recommendations and measures outlined in the Stage 1 (Lot 202) OEMP and the relevant sub-plans are fully implemented.

Should you have any further enquiries, please contact Susanna Cheng on 9274 6026 or at susanna.cheng@dpie.nsw.gov.au.

Yours sincerely



Pamela Morales
Acting Team Leader
Industry Assessments
As delegate for the Planning Secretary