

From: [Tim Colless](#)
To: [Simon Truong](#)
Cc: [Amy Watson](#)
Subject: RE: ECRC s.96 (SSD-5175)
Date: Tuesday, 15 March 2016 3:42:08 PM

Hi Simon,

Please accept the issued economic letter as final (my mistake, I didn't realise that it had been signed).

Regarding the interface of PAD 2, please refer to the following Response to Submissions documentation:

- BULK EARTHWORKS PLAN (CO12693.00-DA30 Issue B) and BULK EARTHWORKS SECTIONS SHEET 1 (CO12693.00-DA35 Issue B) propose batters at the north-west corner of Lot 2 with levels generally similar to those on Beggs Road and at the private residence.
- The 'Response to Submissions' letter from JBA (January 2016) advises :

"It is proposed to increase the height of PAD 2 from an average RL43 to an average RL44. The proposed PAD level is generally consistent with the existing ground levels in the area close to the remnant bushland (refer to the Site Survey prepared by Land Partners, submitted with the initial SSD application) and is not expected to generate any additional impacts beyond those considered during the original assessment."

Basically the retaining was removed.

If you require any further clarifications, please let me know.

Regards

Tim Colless | Project Manager

Parramatta Park & Western Sydney Parklands Trusts

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From: Simon Truong
Sent: Tuesday, 15 March 2016 1:19 PM
To: Tim Colless
Cc: Amy Watson
Subject: RE: ECRC s.96 (SSD-5175)

Hi Tim,

Thanks for the draft report. The economic report addresses the Department's concerns. Can you please submit the final version when available.

Also I confirm, the additional information surrounding PAD 2 is as per JBA's summary of Council's concerns.

Happy to discuss further if required.

Regards

Simon Truong

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From: Tim Colless
Sent: Tuesday, 15 March 2016 11:55 AM
To: Simon Truong
Subject: ECRC s.96 (SSD-5175)

Hi Simon,

Are you happy to review a draft report for the economic impacts (attached)? We have remodelled and the HillPDA (engaged by WSPT) assessment matched the SGS (by DPE) assessment at 8.0% for Evans Road which is reassuring. We have reduced the transfer of supermarket to specialty to a maximum of 500m² (previously 2,000m²) which has an impact of 8.9%. We could have pushed this to the "generally acceptable" 10% but are comfortable with 500m².

Can you please advise if you have any issues with the approach and/or the letter from HillPDA.

I am still chasing further info for you regarding PAD 2 as requested. Can you please confirm your request relates to the below (JBA's summary of Council's concern):

PAD 2 may have a significant impact on the Beggs Road pedestrian link alignment and the remaining cottage located adjacent to the remnant bushland in the centre of the site. Consideration should therefore be given to adjusting the boundary alignment of the 1.5m -3m high retaining wall, in the north west corner of PAD 2, so that a better transition is provided adjacent to the remnant bushland.

Cheers, Tim

Tim Colless | Project Manager

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