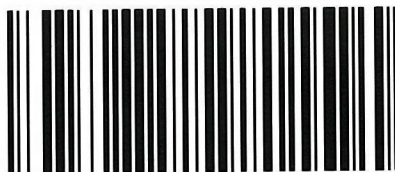




**Transport
for NSW**



PCU54816

Amy Watson
Team Leader
Key Sites and Social Projects
Department of Planning & Environment
GPO Box 39
Sydney NSW 2001

Department of Planning
Received
5 AUG 2014
Scanning Room

Attn: Simon Truong

Dear Ms Watson

Mixed Use Development for Student Accommodation and a Residential Flat Building, 175-177 Cleveland Street, Redfern (SSD 6371)

Thank you for your letter dated 7 July 2014 requesting Transport for NSW (TfNSW) comment on the above development application. Roads and Maritime Services (RMS) will provide its comments separately.

The proposed development includes the following components:

- 13 one bedroom residential apartments.
- 40 student accommodation rooms.
- Administration and managers office.

The proposed development provides a total of 21 bicycle parking spaces (13 spaces for residents and 8 spaces for student accommodation based on *Affordable Housing for all Rental Housing 2009*).

TfNSW recommends that at least one bicycle space be provided for each one bedroom residential apartment as well as for each student room. This bicycle provision will contribute to:

- NSW Government's goal (Goal 8) to double cycling trips within the Sydney area by 2016 (as stated in *NSW 2021 Plan*) as well as contributes to Sydney's Cycling Future to improve the bicycle network and to increase the culture of bike riding.
- Reduction of vehicle congestion as residents and students are able to ride to the University of Sydney, Sydney CBD, inner western suburbs and transport interchanges.
- Storage of individual's bikes in safe and secure areas.

In addition to the above, the applicant needs to provide bicycle parking for the administration and managers office and visitors to the site based on the *Sydney DCP 2012*:

Based on the above requirements, TfNSW requests that applicant provides the following bicycle parking:

- Residential apartments – 13 spaces.
- Student accommodation – 40 spaces.
- Administration and managers office – 1 space.
- Visitors parking – 6 spaces (2 space for residential apartments and 4 spaces for student accommodation).

The student bicycle parking provision, in addition to that initially proposed (8 spaces), can be taken up within each individual room should adequate space and provisions be made available. Additionally, all visitor spaces shall be located close to the development entrance in a safe and accessible area.

TfNSW also requests that secure bike parking facilities be provided in accordance with the following:

- Class 1 bike lockers for occupants of residential building.
- Class 2 bike facilities for staff/employees of any land use.
- Class 3 bike rails for visitors of any land use.

Thank you again for the opportunity to provide comments on the development application. If you require clarification of any comments, please don't hesitate to contact me on 8202 2198.

Yours sincerely



Mark Ozinga
**Manager, Land Use and Transport Planning
Planning and Programs**

CD14/13125
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