

Department of Planning, Industry and Environment  
4 Parramatta Square, 12 Darcy Street  
Parramatta NSW 2150

14 October 2021

Dear Sir / Madam

**One Sydney Harbour, Building R4A Barangaroo South – Section 4.55(1A) Modification  
Application for State Significant Development SSD 6964 (Traffic and Transport)**

## **1. Introduction**

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JMT Consulting has been engaged by Lendlease to prepare a traffic and parking statement to support the Section 4.55(1A) for State Significant Development SSD 6964, Building R4A Barangaroo South.

This modification application seeks to relocate existing car parking spaces and storage cages within the approved basement footprint as shown on the associated parking allocation plans. The proposed changes are as follows:

- Level B2: Locational swap of 5 x spaces with Building R5 and associated storage cages
- Level B3: Locational swap of 3 x spaces with Building R5

The following section of the document describes the traffic and transport implications of the modification.

## 2. Assessment

### 2.1 Proposed parking provision

The modification proposal will not result in any change in the number of parking spaces allocated to Building R4A, with the overall number of 375 spaces being maintained. This parking provision is less than the maximum number of permissible spaces under the rates specified in the Barangaroo Concept Plan as summarised in Table 1 below.

Table 1 Apartment mix and parking numbers

Apartment type	Barangaroo Concept Plan parking rate (spaces / unit )	Currently approved scheme		Proposed Modification		
		No. of apartments	No. of parking spaces	No. of apartments	Maximum no. of parking spaces under the Concept Plan	No. of parking spaces
1b	0.5	107	<b>375</b>	107	54	<b>375</b>
2b	1.2	104		104	125	
3b	2	64		64	128	
4b	2	38		38	76	
5b	2	2		2	4	
<b>Total</b>		<b>315</b>		<b>315</b>	<b>387</b>	

The proposed changes relate to the location of parking spaces within Levels B2 and B3 of the basement car park as summarised below:

#### Level B2:

Locational swap of 5 x spaces with Building R5 and associated storage cages (see Figure 1)

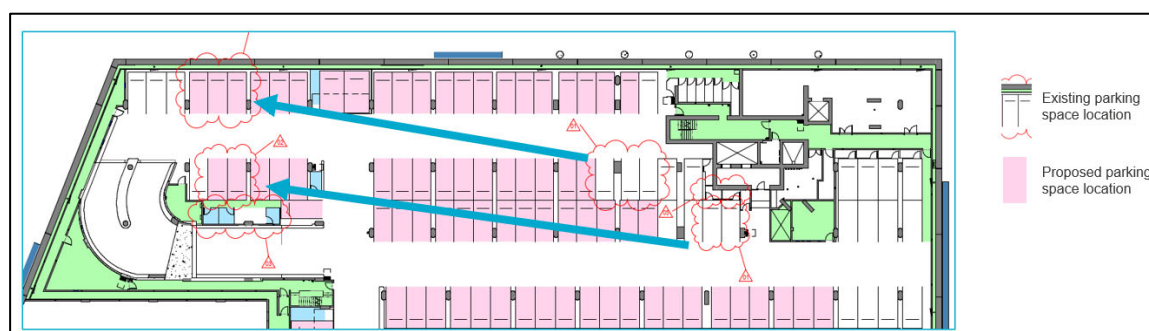


Figure 1 Proposed parking changes – B2

**Level B3:**

Locational swap of 3 x spaces with Building R5 (see Figure 2)

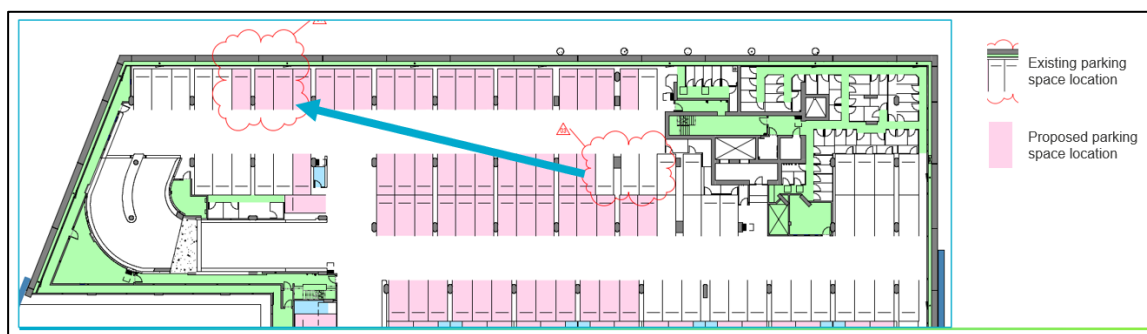


Figure 2 Proposed parking changes – B3

## 2.2 Transport implications of the proposal

The modification does not involve any change in apartment numbers nor the number of parking spaces to be provided for the R4A building, rather an adjustment in the location of spaces on the associated parking plans. In this context the modification will not alter the number of traffic movements generated by the site. The findings of the most recent transport assessment undertaken for the Barangaroo R4A building in relation to the operation of the traffic and transport network remain unchanged as a result of the proposed modification.

## 3. Summary

Given the proposal does not involve any changes to the number of apartments or parking spaces provided in the R4A building the modification will not impact the operation of the transport network nor change the findings of the original traffic study undertaken for the site.

Please do not hesitate to contact the undersigned should you have any questions.

Your Sincerely

**Josh Milston**

Director | JMT Consulting

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