

# Appendix CC – Response to SDRP Feedback

Item	Project Response
<b>Session 1 – 20 November 2025</b>	
<b>Connecting With Country</b>	
<p><b>1. In addition to ongoing engagement, ensure the project is informed by key relevant documents such as the Cumberland Plain Conservation Plan and the Connecting with Country Framework.</b></p>	<p>This comment relates primarily to the future development and ongoing management of the site, which is outside the scope of the Bulk Earthworks SSDA (SSD-97711727). SSD-97711727 is limited to remediation, quarrying and bulk earthworks only and does not authorise built form, public domain works or long-term land use outcomes.</p> <p>Within the scope of SSD-97711727, the EIS demonstrates that bulk earthworks and landform design have been informed by statutory Aboriginal cultural heritage consultation documented in the Aboriginal Cultural Heritage Assessment Report (ACHAR) and by consideration of Recognise Country and Connecting with Country principles to the extent relevant to site preparation and rehabilitation works.</p> <p>The Internal Works SSDA (SSD-97688711) will address the application of the Connecting with Country Framework, CPCP considerations (if applicable), and Country-led design and governance outcomes through detailed built form, landscape, and public domain proposals.</p>
<p><b>2. Provide clarity on the restoration plans and ongoing management for the two waterway corridors of Badgerys Creek and Wianamatta Creek, including:</b></p> <p><b>a. plans for ongoing use and management by local elders to practice and maintain their culture and stewardship of Country</b></p> <p><b>b. access arrangements to prevent inappropriate use of culturally sensitive spaces.</b></p>	<p>This comment relates to long-term restoration, access, cultural programming and governance of riparian corridors, which are not authorised under SSD-97711727. The Bulk Earthworks SSDA is limited to construction-phase protection, stabilisation and avoidance of higher-order waterways, as assessed in the EIS, Riparian Lands Assessment and Surface Water Impact Assessment.</p> <p>Under SSD-97711727, riparian corridors along Badgerys Creek and Wianamatta–South Creek are retained, with construction-phase controls implemented to avoid permanent modification, maintain water quality and protect cultural and environmental values.</p> <p>Detailed restoration, access arrangements, cultural stewardship and long-term management of riparian corridors will be addressed under the Internal Works SSDA (SSD-97688711).</p>

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<p><b>3. Develop a robust system of governance of the site Country, outlining how the connecting with Country process will be embedded across the site throughout the design process and through to ongoing site stewardship.</b></p>	<p>This comment relates to project-wide governance, design integration and long-term stewardship, which extends beyond the scope of SSD-97711727. The Bulk Earthworks SSDA does not establish governance structures for future land use or operation.</p> <p>Within SSD-97711727, Aboriginal cultural heritage governance is addressed through the statutory consultation process documented in the ACHAR and through project-specific conditions governing archaeological investigation, salvage and management of Aboriginal objects.</p> <p>The Internal Works SSDA (SSD-97688711) will establish the Connecting with Country governance framework across detailed design, construction and long-term site stewardship.</p>
<p><b>4. Ensure the design considers the health and wellbeing of all elements of Country. Consider all forms of ecosystems and their different stratum (soil microbes, ground cover, understorey, canopy etc.) and not just visible fauna.</b></p>	<p>This comment primarily relates to landscape, ecological restoration and operational land management, which are not part of SSD-97711727. The Bulk Earthworks SSDA assesses ecological impacts associated with site preparation only, including soil disturbance, vegetation removal and construction-phase mitigation, as documented in the BDAR, Groundwater Assessment and Riparian Lands Assessment.</p> <p>SSD-97711727 supports a stable, non-polluting final landform that enables future ecological restoration by retaining riparian corridors and limiting disturbance to previously modified land where practicable.</p> <p>The Internal Works SSDA (SSD-97688711) will address ecosystem restoration across soil, understorey, canopy and long-term ecological health through detailed landscape and vegetation management plans.</p>
<p><b>5. Reconsider the proposal to create an underground or covered community space. Evaluate whether this will produce the best value for Country and community or whether these resources could produce more meaningful outcomes for Country through other means.</b></p>	<p>This comment relates to public domain and community facilities, which are not proposed under SSD-97711727. The Bulk Earthworks SSDA does not include active open space, community infrastructure or public facilities.</p> <p>SSD-97711727 does not respond to this comment beyond ensuring that earthworks and rehabilitation do not preclude future land use opportunities contemplated by the Precinct Plan.</p> <p>The Internal Works SSDA (SSD-97688711) will determine the location, form and appropriateness of community and open space facilities as part of the detailed masterplan and public domain design.</p>

**Site Strategy and Structure Plan**

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<p><b>6. Demonstrate that the active transport network required within the site by the Western Sydney Aerotropolis Precinct Plan will be delivered. These include ‘Principal regional cycle paths’ along the interfaces with both riparian corridors, and within the Eastern Ring Road, as well as ‘Cycle paths on collector roads’ for both north–south collector roads. As these connections form regional links across western Sydney, it is on the onus of each individual site to deliver their required component.</b></p>	<p>These comments relate to active transport delivery, public access, street layout and future subdivision, which are not authorised under SSD-97711727. The Bulk Earthworks SSDA is limited to establishing bulk earthworks levels and a rehabilitated landform.</p> <p>SSD-97711727 responds only by ensuring that the proposed landform, flood behaviour and earthworks do not preclude delivery of the transport and street networks identified in the Precinct Plan.</p> <p>The Internal Works SSDA (SSD-97688711) will address the detailed design and delivery of active transport networks, public interfaces and local streets.</p>
<p><b>7. Ensure the ‘Principal regional cycle path’ along the interface with Wianamatta Creek will have a safe crossing with the Primary Arterial Road.</b></p>	
<p><b>8. Provide public interfaces for the full extent of both riparian corridors, to allow for both maintenance and balanced public access.</b></p>	
<p><b>9. Demonstrate that all removed local streets within the Western Sydney Aerotropolis Precinct Plan could be delivered by future redevelopment and/or subdivision of the proposed combined lots without regrading or removal of retaining walls.</b></p>	
<p><b>10. Consider creating a single urban design lead to guide the development of the master plan and better integrate the different disciplines.</b></p>	<p>These comments relate to urban design coordination, public activation and open space planning, which fall outside the scope of SSD-97711727.</p>
<p><b>11. Demonstrate how the overarching project vision and objectives are being carried throughout the design and development of each component.</b></p>	<p>SSD-97711727 establishes a stable, flood-resilient and developable landform that supports future urban design outcomes but does not propose or assess built form, open space or activation.</p>

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<p><b>12. Provide clarity on the types of active recreation to be located within the open space.</b></p>	<p>The Internal Works SSDA (SSD-97688711) will demonstrate how project vision, public spaces and activation are delivered through detailed design and staging.</p>
<p><b>13. Explore shifting active recreation uses elsewhere, potentially dispersed across the site, in favour of more passive recreation uses adjoining the riparian corridor.</b></p>	
<p><b>14. Ensure there is sufficient opportunity for activity across the site on accessible public land. The site is very large and there needs to be capacity for public activation across the site as it evolves and develops over time.</b></p>	
<p><b>Landscape and Ecology</b></p>	
<p><b>15. Meet the minimum requirements for tree canopy cover and deep soil, as specified within Western Sydney Aerotropolis Precinct Plan, Western Sydney Aerotropolis Development Control Plan, Western Sydney Street Design Guidelines, and the 40% canopy cover target within the Region Plan.</b></p>	<p>These comments relate to landscape design metrics and public domain outcomes, which are not approved under SSD-97711727.</p> <p>Within SSD-97711727, the EIS confirms that bulk earthworks have been designed to maximise reuse of site-won material, minimise unnecessary disturbance and retain riparian corridors, enabling future landscape and canopy outcomes.</p> <p>The Internal Works SSDA (SSD-97688711) will address canopy targets, deep soil, car park design and urban heat mitigation in accordance with the DCP and Precinct Plan.</p>
<p><b>16. As a minimum, demonstrate how the proposal aligns with the following targets:</b></p> <p><b>a. Large format industrial and light industrial – 25% minimum tree canopy (WSADCP, 2.4.1, Table 2)</b></p> <p><b>b. Large format industrial and light industrial – 15% minimum deep soil (WSADCP, 2.4.1, Table 2)</b></p> <p><b>c. Open space(s) – 45% minimum tree canopy (WSADCP, 2.4.1, PO1)</b></p> <p><b>d. Street types:</b></p> <p><b>Sub-arterial Roads and Collector Streets – 40% minimum tree canopy (WSAPP, 4.5.3, BG3)</b></p>	

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<p><b>Western Sydney Street Design Guidelines and WSADCP for other street types.</b></p>	
<p><b>17. Demonstrate how all of the site contributes to the targets in the Region Plan of 40% tree canopy cover across the Aerotropolis by 2036 (WSAPP, 4.5.3, BG02).</b></p>	
<p><b>18. Maximise connected deep soil across the site to improve biodiversity, canopy, water systems, and drought resilience.</b></p>	
<p><b>19. Explore how carparks can be redesigned to reduce the extent of hardstand, a significant contributor to urban heat and water run-off, and provide more opportunities for connected deep soil and canopy. Consider the following:</b></p> <ul style="list-style-type: none"> <li><b>a. consolidating car parks into hubs, shared by multiple sites</b></li> <li><b>b. multi-storey carparks</b></li> <li><b>c. basement and/or semi-basement carparks.</b></li> </ul>	
<p><b>20. Demonstrate how earthworks have been minimised to maintain existing landforms such as the north south ridgeline and respect the natural topography of Dharug Country.</b></p>	<p>This comment relates to the way bulk earthworks respond to the Site’s existing, highly disturbed landform. SSD-97711727 is limited to remediation, quarrying and bulk earthworks only and does not seek to recreate pre-disturbance landforms, deliver public domain outcomes or implement long-term landscape or cultural restoration measures.</p> <p>In response, SSD-97711727 directly addresses this comment by adopting a balanced cut-and-fill rehabilitation strategy that is informed by the Site’s current topography following historic quarrying and brick-making activities approved under MPI0_0014. The EIS confirms that the Site contains deep pit voids (up to approximately 30 metres below former ground levels) and that the proposed earthworks minimise additional landform disturbance by reusing site-won material to backfill pits, reduce reliance on imported fill, limit off-site export and avoid unnecessary rehandling of material, while delivering a stable, flood-resilient final landform consistent with the Precinct Plan.</p>

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	<p>The Internal Works SSDA (SSD-97688711) will address how this rehabilitated landform is subsequently expressed through lot layout, building interfaces, landscape design and Country-led public domain outcomes.</p>
<p><b>21. Provide for connectivity between each deep soil area, to link undisturbed soil systems through to disturbed areas, for better soil health and resilience.</b></p>	<p>These comments relate to fauna corridors, crossings, detailed landscape connectivity and interfaces between development lots, which are not proposed or approved under SSD-97711727.</p>
<p><b>22. Explore how level changes can be incorporated within each site and/or building, to reduce the extent of significant level changes adjoining streets, open spaces and between sites.</b></p>	<p>SSD-97711727 responds only by retaining higher-order waterways, avoiding permanent modification of riparian corridors and establishing a landform capable of supporting future ecological connectivity and connected deep soil across the site.</p> <p>The Internal Works SSDA (SSD-97688711) will assess and deliver fauna corridors, crossings and landscape connectivity through detailed ecological and civil design.</p>
<p><b>23. Minimise the use of retaining walls, instead utilising sloped embankments, allowing for connected deep soil that maximises biodiversity and canopy tree potential. Where retaining walls cannot be avoided, utilise single retaining walls instead of terraced to increase the area of deep soil for canopy trees on either side.</b></p>	
<p><b>24. Demonstrate how water will be captured and returned to soil throughout the site. Include systems for all scales, from regional infrastructure through to point-of-source approaches that work with Country.</b></p>	
<p><b>25. Provide vigorous testing utilising locally sourced data that the location, dimensions, configuration, and landscaping of the fauna corridor will provide an effective connection for all species to cross the site. This should include options analysis demonstrating that the selected location outperforms other options.</b></p>	

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<p><b>26. Demonstrate how fauna crossings will be designed along the fauna connection for each road that bisects it.</b></p>	
<p><b>27. Demonstrate how fauna will be protected from vehicle impacts along the interfaces with the riparian corridors and the fauna connection. This should include consideration of direct and indirect vehicle impacts, such as noise, lighting, and vehicle strikes.</b></p>	
<p><b>28. Clearly illustrate a minimum of two and preferably three creek-to-creek connections connection over the ridgeline and across the site.</b></p>	
<p><b>29. Revise the interface with the adjoining IPG site to reflect the intended 'creek to creek connection' along the site boundary (refer IPG Badgerys Creek Road Master Plan, p. 23, Figure 8). This interface should integrate with infrastructure such as the planned riparian corridor and include consideration of building orientation, on-site vehicle circulation/parking, setbacks, and so forth.</b></p>	
<p><b>Architecture</b></p>	
<p><b>30. Explore the possibility of engaging one or more Indigenous landscape architects. Given the site is the size of the Sydney CBD, covering a ridgeline and two creek areas, the landscape is sufficiently large and diverse to warrant multiple authors and expressions of Country.</b></p>	<p>These comments relate to architectural design and public interface outcomes, which are not within the scope of SSD-97711727.</p> <p>SSD-97711727 does not include buildings or architectural elements and therefore does not respond to these matters beyond enabling a developable landform.</p> <p>The Internal Works SSDA (SSD-97688711) will address architectural design, design governance and Indigenous collaboration.</p>
<p><b>31. Develop a robust design guide/framework that outlines how each site can apply the architectural</b></p>	

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<p><b>design principles to deliver diverse and varied built form. Ensure the following:</b></p> <p><b>a. The architecture of the warehousing shares a language, while creating differentiation between each building.</b></p> <p><b>b. Each arrival experience and key public area has a distinct sense of place</b></p> <p><b>c. Landscape is used to create unique and varied environments between each site and across the wider precinct, responding to local microclimates.</b></p>	
<p><b>32. Develop key locations and places on site and identify how views of Country, landscape, arrival, public activity, and wayfinding work together to create diversity.</b></p>	
<p><b>33. Demonstrate how the design guide/framework could be applied to the various buildings to meet differing tenant briefs/requirements.</b></p>	
<p><b>Sustainability and climate change</b></p>	
<p><b>34. Maximise the use of rooftop solar systems and provide appropriate roof structures to allow for future expansion.</b></p>	<p>These comments relate to operational buildings and energy systems, which are not part of SSD-97711727.</p> <p>The Bulk Earthworks SSDA generates no operational energy demand and does not include buildings or services infrastructure beyond gas main relocation.</p>
<p><b>35. Provide the necessary infrastructure and spatial allowance within each building for batteries/substations capable of supporting fully electrified freight and transport by 2050.</b></p>	<p>The Internal Works SSDA (SSD-97688711) will address energy, EV infrastructure and emissions targets as part of its detailed assessment.</p>
<p><b>36. Illustrate how the project will contribute to NSW's Net Zero emissions goal by 2050. Refer to 'NSW, DPIE, Net Zero Plan, Stage 1: 2020-2030' for further information.</b></p>	

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<p><b>Additional info required for the next SDRP session</b></p>	
<p><b>37. In demonstrating canopy provide the percentage of planned canopy cover for each of the following items:</b></p> <ul style="list-style-type: none"> <li><b>a. each street type</b></li> <li><b>b. each individual lot</b></li> <li><b>c. fauna corridor/green link(s)</b></li> <li><b>d. open space(s)</b></li> <li><b>e. riparian corridors</b></li> <li><b>f. along with the overall canopy coverage for the entire site (Project Maverick / 225-245 Martin Rd, Badgerys Creek).</b></li> </ul>	
<p><b>38. Provide sections to illustrate the site configuration. As a minimum:</b></p> <ul style="list-style-type: none"> <li><b>a. street cross-sections</b></li> <li><b>b. building sections (particularly from façade to streets)</b></li> <li><b>c. site wide sections (from creek to creek, north to south, etc.)</b></li> <li><b>d. retaining wall sections.</b></li> </ul>	
<p><b>39. Proposed earthworks plans, including cut and fill and any changes to water flow.</b></p>	
<p><b>Session 2 – 5 March 2026</b></p>	
<p><b>Connecting to Country</b></p>	
<p><b>1 Continue engagement with the First Nations community so the design of the primary active open space can meet the needs for cultural practice now and into the future.</b></p>	<p>This comment relates to the design, programming and long-term use of active open space, which is not within the scope of the Bulk Earthworks SSDA (SSD-97711727). SSD-97711727 is limited to remediation, quarrying and bulk earthworks and does not authorise active open space, public domain works or cultural facilities.</p> <p>Within SSD-97711727, engagement with Registered Aboriginal Parties has informed the assessment and management of Aboriginal cultural heritage through the ACHAR and has guided</p>

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	<p>avoidance and mitigation measures associated with bulk earthworks and landform design only.</p> <p>The Internal Works SSDA (SSD-97688711) will address the design and ongoing engagement for active open space to support cultural practice now and into the future.</p>
<p><b>2 Ensure the design response of the landscape and architecture are embedding all the identified country-led design principles holistically.</b></p>	<p>This comment relates to integrated landscape and architectural design outcomes, which are not proposed under SSD-97711727. The Bulk Earthworks SSDA does not include buildings, public domain or landscape design beyond construction-phase mitigation.</p> <p>SSD-97711727 responds only by establishing a rehabilitated landform and retaining key riparian corridors that enable Country-led design outcomes to be realised under subsequent development stages.</p> <p>The Internal Works SSDA (SSD-97688711) will demonstrate how Country-led principles are embedded holistically across landscape and architecture.</p>
<p><b>3 Explore how the use of local materials such as the clay soils can be utilised to provide physical connection to the layered history of the site and offer greater material diversity (e.g., local clay brick/tile pavement and walls).</b></p>	<p>This comment relates to material selection and architectural expression, which fall outside the scope of SSD-97711727. The Bulk Earthworks SSDA does not authorise buildings, pavements or material finishes.</p> <p>Within SSD-97711727, clay and shale materials are managed solely in the context of quarrying, remediation and bulk earthworks, including reuse of site-won material where suitable to achieve a stable final landform.</p> <p>The Internal Works SSDA (SSD-97688711) will address material selection and cultural appropriateness of materials through detailed architectural and landscape design.</p>
<p><b>4 Investigate opportunities for observation points along natural highpoints in the topography or within the architecture, to ensure the historic observatory function of the ridgeline can continue in some form.</b></p>	<p>This comment relates to built form, elevated access and public vantage points, which are not included in SSD-97711727. The Bulk Earthworks SSDA does not propose buildings, elevated structures or public access to ridgelines.</p> <p>SSD-97711727 responds only by rehabilitating a heavily disturbed landform resulting from historic quarrying and establishing bulk earthworks levels consistent with the Precinct Plan and flood constraints.</p> <p>The Internal Works SSDA (SSD-97688711) will consider opportunities for outlook and observation within the constraints of built form, access and operational requirements.</p>

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<p><b>5 Demonstrate how the ongoing governance structure for the connecting with Country process is to be embedded in the design process, outlining ongoing site stewardship now and beyond the current planning applications.</b></p>	<p>This comment relates to long-term governance, stewardship and cultural programming, which are outside the scope of SSD-97711727. The Bulk Earthworks SSDA does not establish operational governance structures.</p> <p>Within SSD-97711727, Aboriginal cultural heritage governance is addressed through statutory consultation, project-specific conditions and implementation of the ACHAR for archaeological management during earthworks.</p> <p>The Internal Works SSDA (SSD-97688711) will establish and document the ongoing governance framework for Connecting with Country through design, construction and operation.</p>
<p><b>Site Strategy and Structure Plan</b></p>	
<p><b>6 Adjust the configuration of the northern fauna corridor to provide meaningful habitat outcomes.</b></p> <p><b>a. Ensure there is the minimum required 10m wide ‘vegetated riparian zone’ either side of the waterway channel per the Western Sydney Aerotropolis Development Control Plan 2021 (WSADCP) for the Riparian Street component of the corridor (between the Eastern Ring Road and Badgerys Creek).</b></p> <p><b>b. Improve the diversity and quantity of habitat, by providing more generous areas of unrestricted planting between the roadway and the Sydney Water floodway/trunk drainage corridor.</b></p> <p><b>c. Ensure there is connected habitat linking either side of the fauna corridor to the habitat along the two waterways (Badgerys Creek and Wianamatta-South Creek).</b></p> <p><b>d. Increase the width of the corridor wherever possible.</b></p>	<p>This comment relates to detailed ecological corridor design and habitat outcomes, which are not authorised under SSD-97711727. The Bulk Earthworks SSDA does not propose fauna corridors, riparian streets or habitat design.</p> <p>SSD-97711727 responds by retaining higher-order waterways, avoiding permanent modification of riparian land and delivering a landform that does not preclude future ecological corridors.</p> <p>The Internal Works SSDA (SSD-97688711) will address the detailed configuration, width and habitat quality of the northern fauna corridor.</p>
<p><b>7 Continue to progress the design of the southern fauna corridor to provide meaningful habitat outcomes.</b></p>	<p>This comment relates to fauna crossings, fencing controls and habitat design, which are outside the scope of SSD-97711727.</p>

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<p><b>a. Provide fauna crossings for each roadway that bisects the corridor.</b></p> <p><b>b. Guarantee that no fences will sever the corridor where it passes through private lots.</b></p> <p><b>c. Provide additional habitat opportunities along the trunk drainage corridor adjoining Warehouse 5.</b></p> <p><b>d. Increase the width of the corridor wherever possible.</b></p>	<p>SSD-97711727 responds only by ensuring bulk earthworks and remediation do not permanently sever riparian corridors or constrain future fauna connectivity.</p> <p>The Internal Works SSDA (SSD-97688711) will deliver the detailed design of the southern fauna corridor and associated crossings.</p>
<p><b>8 Provide an additional habitat corridor through the centre of the site to improve permeability for wildlife by exploring the following:</b></p> <p><b>a. Swap Warehouse 9A and Warehouse 9B to better align the side boundary with that between Warehouse 10 and 11, and between Warehouse 6A and 6B.</b></p> <p><b>b. Revise the configuration of the through site link and trunk drainage corridor between Warehouse 10 and Warehouse 11 to provide more space for habitat, naturalised waterway opportunities and a more generous pedestrian connection.</b></p> <p><b>c. Increase the side boundary setbacks between the three pairs of warehouses to provide a wider, more biodiverse corridor.</b></p> <p><b>d. Provide additional habitat opportunities along the corridor, such as around car parks and street interfaces.</b></p> <p><b>e. Connect the corridor through to the waterways on either side.</b></p> <p><b>f. Provide additional habitat crossing solutions, such as underpasses or aerial crossings (e.g., rope ladders to provide continuous linkages between tree canopies).</b></p>	<p>This comment relates to warehouse layout, drainage corridors and biodiversity permeability, which are not part of SSD-97711727.</p> <p>The Bulk Earthworks SSDA establishes bulk earthworks levels and drainage interfaces only and does not determine warehouse locations or ecological corridors.</p> <p>The Internal Works SSDA (SSD-97688711) will assess additional habitat corridors, crossings and layout options within the developed estate.</p>

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<p><b>9 Clearly demonstrate how future local streets and through site linkages would be developed, in line with the Precinct Plan. Ensure these will be embedded into clear guidance or future-proofed locations to provide a framework for subsequent developments.</b></p>	<p>This comment relates to street layout and future subdivision, which are not proposed under SSD-97711727.</p> <p>SSD-97711727 responds by ensuring the rehabilitated landform can accommodate the street network identified in the Precinct Plan without requiring re-excavation.</p> <p>The Internal Works SSDA (SSD-97688711) will demonstrate how future streets and linkages are delivered in accordance with the Precinct Plan.</p>
<p><b>Landscape and Ecology</b></p>	
<p><b>10 Continue to push for more canopy on the individual sites to reach the minimum targets as set in the WSADCP. Explore the following:</b></p> <p><b>a. Converting some of the at-grade parking to landscaping by providing some of the car parking in multi-level facilities, stacked, mechanical, and/or as basements/semi-basements beneath the warehouses. Noting the need for extensive earthworks on the site provides a unique opportunity for basement construction.</b></p> <p><b>b. Increasing the number and size of tree pits within all car parking areas to 1 medium tree for every 5 at grade car spaces, per the WSADCP (2.4.4, PO6, p.29).</b></p> <p><b>c. Providing opportunities for connected soil to isolated tree pits for greater tree health and size potential, through pervious pavement, engineered vaults and so forth (refer WSADCP 2.4.4, PO6, p.29 and Greener Neighbourhood Guide, Table 9, p.38 for more information).</b></p>	<p>This comment relates to canopy targets, car parking design and deep soil provision, which are not within the scope of SSD-97711727.</p> <p>SSD-97711727 responds only by retaining ENZ land, minimising unnecessary disturbance and establishing a stable landform capable of supporting future canopy and deep soil outcomes. SSD-97711727 does not include streetscape works or tree planting.</p> <p>The Internal Works SSDA (SSD-97688711) will address canopy targets, car park design and deep soil provision in accordance with the WSADCP and airport safeguarding requirements as well as compliance with street-specific canopy targets.</p>
<p><b>11 Demonstrate that each street will achieve the minimum canopy targets:</b></p> <p><b>a. Sub-arterial Roads and Collector Streets – 40% minimum tree canopy (WSAPP, 4.5.3, BG3)</b></p>	

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<p><b>b. Local Streets and Park Edge Streets – 60% minimum tree canopy (WSSDG, 2.3 Enterprise Streets, p.40; and Greener Neighbourhoods Guide, 6.1, Table 8 New Industrial Street, p.36)</b></p> <p><b>c. Arterial Roads – liaise with TfNSW for maximising canopy in line with the WSSDG and Greener Neighbourhoods Guide.</b></p>	
<p><b>12 Liaise with Sydney Water to ensure all stormwater infrastructure (trunk drainage corridors, stormwater basins) are naturalised and prioritise riparian ecosystems and canopy (per WSAPP, 4.5.1, BGO1, BGO2 and BGO3).</b></p>	<p>This comment relates to operational stormwater infrastructure and landscape integration, which are not authorised under SSD-97711727.</p> <p>SSD-97711727 addresses construction-phase stormwater management only, through sediment basins and controlled discharge assessed in the EIS.</p> <p>The Internal Works SSDA (SSD-97688711) will address naturalisation of permanent stormwater infrastructure in consultation with Sydney Water.</p>
<p><b>13 Explore how the landscape can be used to create varied identity and intuitive legibility across the precinct, while still providing for interconnected biodiverse habitats.</b></p>	<p>This comment relates to landscape character and public domain design, which are outside the scope of SSD-97711727.</p> <p>SSD-97711727 does not propose landscape identity elements beyond construction-phase stabilisation.</p> <p>The Internal Works SSDA (SSD-97688711) will address precinct identity and legibility through detailed landscape design.</p>
<p><b>14. Demonstrate the quality and safety of the public spaces for pedestrians along all street types and riparian corridors.</b></p>	<p>This comment relates to public domain safety and CPTED outcomes, which are not proposed under SSD-97711727.</p> <p>SSD-97711727 addresses construction safety only and does not establish public pedestrian spaces.</p> <p>The Internal Works SSDA (SSD-97688711) will demonstrate public domain safety and accessibility outcomes.</p>
<p><b>15 Revise the configuration of the 6m retaining walls adjoining Wianamatta-South Creek to a sloped embankment, with connected soil structures from the private to EZ landscape areas and improved sightlines to the Principal Regional Cycle Path</b></p>	<p>This comment relates partly to bulk earthworks and partly to landscape interface design. SSD-97711727 directly addresses retaining wall minimisation by adopting a cut-and-fill strategy and limiting retaining walls to what is necessary to achieve a stable, flood-resilient landform, as assessed in the EIS.</p> <p>SSD-97711727 does not determine final landscape treatments or embankment finishes.</p>
<p><b>16 Explore converting single retaining walls to vegetated embankments at</b></p>	

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<b>key locations to minimise significant benching and improve interfaces with streets and wildlife corridors.</b>	The Internal Works SSDA (SSD-97688711) will address the detailed design of embankments, retaining walls and landscape interfaces with riparian corridors.
<b>Architecture</b>	
<b>17 Ensure the ‘kit of parts’ can deliver sufficient diversity within individual buildings and between different buildings.</b>	These comments relate to architectural design and built form relationships, which are not included in SSD-97711727. SSD-97711727 does not propose buildings or architectural elements.
<b>18. Explore additional local material options within the entries and public interfaces of the buildings (refer Item 3 for further guidance).</b>	The Internal Works SSDA (SSD-97688711) will address architectural diversity, materials and building relationships to streets and riparian corridors.
<b>19. Demonstrate how the alignment of individual warehouses and the position of offices relate to the adjacent streets and riparian corridors. Consider how visual relationships to openings in warehouses and the offices can be strengthened and inactive façades recessed through location and landscape design.</b>	
<b>Sustainability and climate change</b>	
<b>20 Increase the provision of EV charging facilities within the staff car parks beyond legislative minimum requirements.</b>	These comments relate to operational infrastructure and energy systems, which are not part of SSD-97711727. SSD-97711727 does not generate operational energy demand and includes no buildings or car parks.
<b>21 Demonstrate how EV charging facilities for trucks (e.g., B-Doubles, Semi-Trailers, HRVs) could be readily provided on each site.</b>	The Internal Works SSDA (SSD-97688711) will address EV charging, freight electrification and precinct-scale energy strategies.
<b>22 Explore developing a microgrid and/or precinct wide energy approach for better resilience and greater opportunities for on-site energy generation.</b>	