



27 May 2019

Department of Planning & Environment
Social and Other Infrastructure Assessments
GPO Box 39
Sydney NSW 2001

Attention: Megan Fu

SSD 9789, NOTICE OF EXHIBITION – NIHON UNIVERSITY NEWCASTLE CAMPUS, 9 CHURCH STREET NEWCASTLE

Reference is made to the Department of Planning & Environments (the Department's) letter dated 20 May 2019, regarding the abovementioned application which was referred to Roads and Maritime Services (Roads and Maritime) for comment.

Roads and Maritime understands the proposal to be for:

- Demolition of the existing Administration Building and Supreme Court Building;
- Site preparation works, including removal of 29 trees, earthworks, remediation works and installation of ancillary services and infrastructure;
- Adaptive re-use of the former Courthouse building for education purposes, including minor internal demolition works and alterations;
- Construction of two new part 3, part 4-storey buildings, including 108 bed student accommodation building; and
- Associated vehicle access arrangements, ground level car park, public domain works and site landscaping, including rooftop open space.

Roads and Maritime Response

Transport for NSW and Roads and Maritime's primary interests are in the road network, traffic and broader transport issues. In particular, the efficiency and safety of the classified road network, the security of property assets and the integration of land use and transport.

Church Street is a local road. Council is the roads authority for this and all other public roads in the area, in accordance with Section 7 of the *Roads Act 1993*. Roads and Maritime has reviewed the information provided and raises no objection to or requirements for the proposed development as it is considered there will be no significant impact on the nearby classified (State) road network.

Advice to the Department

Roads and Maritime recommends that the following matters should be considered by Council in determining this development:

- Roads and Maritime has no proposal that requires any part of the property.
- The Department should ensure that appropriate traffic measures are in place during the construction phase of the project to minimise the impacts of construction vehicles on traffic efficiency and road safety within the vicinity.
- The Department should have consideration for appropriate sight line distances in accordance with Section 3 of the *Austroads Guide to Road Design Part 4A (Unsignalised and Signalised Intersections)* and the relevant Australian Standards (i.e. AS2890:1:2004) and should be satisfied that the location of the proposed driveway promotes safe vehicle movements.

On the Department's determination of this matter, please forward a copy of the Notice of Determination to Roads and Maritime for record and / or action purposes. Should you require further information please contact Marc Desmond on 0475 825 820 or by emailing development.hunter@rms.nsw.gov.au.

Yours sincerely



Peter Marler
Manager Land Use Assessment
Hunter Region