



Mr David Gibson  
Team Leader  
Social Infrastructure Assessments  
Department of Planning and Environment  
GPO Box 39  
Sydney NSW 2001

**Attention:** Megan Fu

Dear Mr Gibson

**UTS Central, Broadway Precinct (SSD 7382)  
Notice of Exhibition**

Thank you for your email message dated 11 May 2016 requesting Transport for NSW (TfNSW) comment on the above development.

TfNSW comments on the development are provided below:

**Future Rail Corridor**

There are concerns about the potential impacts of the proposed development on the structural integrity and the safe, effective operation and maintenance of the CBD Metro as the proposed development is located directly adjoining the proposed future rail corridor. The placing of any foundations, other structures and building loads in or near the proposed rail alignment would affect the structural integrity and operation of the CBD Metro.

**Construction Traffic Management**

The Construction Traffic Management Plan (CTMP) proposes to reopen Jones Street to left in movements to allow access to the phase one construction site. Due to this arrangement, vehicles accessing the site may impact on bus services operating along Broadway, which is a key bus corridor into and out of the CBD. TfNSW requests that the applicant work with the CBD Coordination Office and RMS to determine appropriate access arrangements to the site, which minimise the impact on bus services.

The applicant has provided limited information on the construction details during phase 2 of the works. The utilisation of the existing footpath area and the UTS shuttle bus area in front of Building 1 during phase 2 works is likely to have a significant impact on pedestrians and bus customers. TfNSW requests that further details on the construction management and assessment of the construction staging, access, impact and the development of mitigation measures during the phase 2 works be undertaken.

During stage 6 of the construction works it is estimated that 110 truck movements per day are expected to occur. This may have a significant impact on the operation of the transport network. Further assessment of the impact, including traffic modelling, of the construction vehicles accessing the site should be undertaken and mitigation measure identified. TfNSW requests that safe access for pedestrian and cyclists should be maintained throughout all stages construction.

Swept path analysis for all vehicles accessing the construction site should be provided for both phase 1 and phase 2 in the CTMP.

Several construction projects, including the Sydney Light Rail Project are likely to occur at the same time as this development within the CBD. The cumulative increase in construction vehicle movements from these projects could have the potential to impact on general traffic and bus operations within the CBD, as well as the safety of pedestrians and cyclists particularly during commuter peak periods.

## **Transport Impact Assessment**

### Pedestrian Assessment

The pedestrian movements generated by the proposed development may impact on the pedestrian amenity and cause capacity issues. In addition to the pedestrian safety assessment included in the TIA, TfNSW requests that an assessment of the impact of the additional pedestrian movements on the surrounding pedestrian infrastructure be undertaken.

### Bicycle End of Trip Facilities

Details of end of trip facilities for the proposed development to encourage active transport, such as showers and changing rooms, are not provided in the development application. TfNSW requests that details of end of trip facilities such as showers and changing rooms should be provided.

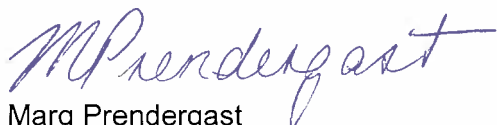
## **Conditions of Consent**

Suggested Conditions of Consent in relation to Future Rail Corridor and Construction Traffic Management are provided in **TAB A**.

TfNSW requests that the applicant consults with CBD Coordination Office within TfNSW in relation to issues identified in this letter. TfNSW would be pleased to consider any further material forwarded from the applicant.

Thank you again for the opportunity to comment on the development application. If you require further clarification regarding this matter, please don't hesitate to contact Mark Ozinga, Principal Manager Land Use Planning and Development on 8202 2198.

Yours sincerely



Marg Prendergast  
**Coordinator General**  
**CBD Coordination Office**

20.6.16

CD16/06690

## **TAB A – Suggested Conditions of Consent**

### **Future Rail Corridor**

TfNSW requests that the applicant be conditioned to the following:

- The following items are to be submitted to TfNSW for review and endorsement prior to the issuing of a Construction Certificate:
  - The design and construction of the basement levels, foundations and ground anchors for the approved development are to be completed to the satisfaction of TfNSW; and
  - Detailed building foundation designs and construction measures.
- No modifications may be made to the approved design without the consent of TfNSW; and
- TfNSW, and persons authorised by it for this purpose, are entitled to inspect the site of the approved development and all structures to enable it to consider whether those structures on that site have been or are being constructed and maintained in accordance with these conditions of consent, on giving reasonable notice to the principal contractor for the approved development or the owner or occupier of the part of the site to which access is sought.

### **Construction Pedestrian and Traffic Management**

TfNSW requests that the applicant be conditioned to the following:

- Update the Construction and Traffic Management Plan (CTMP) in consultation with the CBD Coordination Office within TfNSW. The CPTMP needs to specify, but not limited to, the following:
  - Swept path analysis for all vehicles accessing the construction site;
  - Consultation strategy for liaison with surrounding stakeholders;
  - Any potential impacts to general traffic, cyclists, pedestrians and bus services within the vicinity of the site from construction vehicles during the construction of the proposed works, including phase 2 of the construction works;
  - Cumulative construction impacts of projects including Sydney Light Rail Project. Existing CPTMPs for developments within or around the development site should be referenced in the CPTMP to ensure that coordination of work activities are managed to minimise impacts on the road network; and
  - Should any impacts be identified, the duration of the impacts and measures proposed to mitigate any associated general traffic, public transport, pedestrian and cyclist impacts should be clearly identified and included in the CPTMP.
- Submit a copy of the final plan to the Coordinator General, CBD Coordination Office for approval, prior to the commencement of any work.