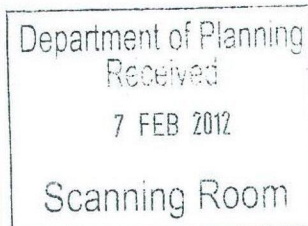




Your reference: MP10_0025 MOD1
Our reference: DOC12/2654
Our contact: Bob Marr

Mr Cameron Sargent
Acting Director Metropolitan & Regional Projects North
Department of Planning
23-33 Bridge St
SYDNEY NSW 2001



Attention: Ray Lawlor

Dear Mr Sargent

The Environment Protection Authority (EPA) refers to your letter dated 18 January 2012 seeking comment on a revised Preferred Project Report relating to *Commercial Building C4 - (MP10_0025) Barangaroo South*. Your letter sought EPA's advice on whether or not the revised PPR satisfactorily addressed the issues raised in EPA's previous submission which centred on air and noise related issues.

EPA has reviewed the revised PPR and the *Response to submissions* document and offers the following comments:

Air

The issues related to air quality management raised by EPA have been adequately addressed in the revised PPR. However, EPA agrees with City of Sydney Comment 14, which is consistent with Section 7.0 of the Air Quality Impact Assessment (AQIA) which states that if substantial changes to pollutant emitting activities during construction are proposed, further modelling may be required to assess the impacts of those changes on local air quality. EPA suggests the Statement of Commitments be revised to include this requirement.

EPA notes two minor errors in the documentation namely:

- Attachment V of the JBA February 2011 PPR is the Traffic Report Confirmation document for the project, not the AECOM AQIA confirmation letter. This error is also present in the February 2011 PPR itself. The correct reference now is the AECOM letter confirming the AQIA dated 30 September 2011 (refer to Appendix O of the Environmental Assessment Report prepared by JBA dated October 2011); and
- Statement of Commitments no. 35 has a typographical error. It refers to Building "B4" rather than "C4".

Noise & vibration

The issues related to noise and vibration management raised by EPA have been adequately addressed in the revised PPR.

In summary EPA has no objection on environmental grounds to DoP&I approving this Approval modification should it decide to do so.

If you have any queries regarding these matters please contact Bob Marr on 9995 6825.

Yours sincerely

 2/2/12

JAMES GOODWIN
Acting Manager Sydney Industry
Environment Protection Authority