

The Ahmadiyya Muslim Association Australia
P.O. Box 89,
Riverstone NSW 2765

8th October, 2014

The Director- Industry, Key Sites and Social Projects
Development Assessment Systems & Approvals
Department of Planning & Environment
GPO Box 39
SYDNEY, NSW 2001

Submission for Proposed Development- Lindt Facility Marsden Park

Applicant No.: SSD 14_6620
Location: Part Lot 16 DP 262886 and Part Lot 100 DP 1169158,
Hollinsworth Road, Marsden Park
Applicant: Qanstruct (Aust) Pty Limited
Council Area: Blacktown City Council

The Ahmadiyya Muslim Association Australia is located at 45 Hollinsworth Road (*Lot 20 in DP 262886*), at Marsden Park. The Ahmadiyya Movement in Islam is an organization that promotes spiritual and moral values among its members. Its motto is '*Love for all hatred for none*'. It was founded in 1889 by Hadrat Mirza Ghulam Ahmad, (on whom be peace) of Qadian (India), international in its scope, with branches in over 200 countries in Africa, North America, South America, Asia, Australasia, and Europe. At present, its total membership exceeds 200 million worldwide, and the numbers are increasing day by day. Our organisation propagates peace, love and harmony among all communities. We carry out regular charity works and assist a number of deprived organisations in need of help.

Our property is located south of the proposed Lindt development and we also own the private Road 28 which is in front of the proposed development off Hollinsworth Road. We have resided at this location for over 30 years and have local membership in thousands.

We support the Marsden Park Precinct and in particular Blacktown City Council's and NSW State Government's initiative for the Sydney Business Park. However, as the neighbouring property to the proposed Lindt development, the Ahmadiyya Muslim Association of Australia does not support this development in its current form as we have concerns on traffic and access issues.

1. Traffic Issues - The traffic report from Colston Budd Hunt & Kafes Pty Ltd provided as part of this development do not provide traffic modelling or analyse the traffic impact on Hollinsworth Road. The recent Costco development provided the following Level of

Service (LoS) at peak traffic flow period for the key intersections with Costco development in 2015:

Richmond Road / Townson Road / Hollinsworth Road LoS of **F**

The traffic report provided as part of this development provides the following Level of Service (LoS) at peak traffic flow period for the key intersections with Costco development in 2025:

Richmond Road / Townson Road / Hollinsworth Road LoS of **F**

Richmond Road / Road 21/ Colebee Road LoS of **F**

Note: LoS A (Best) LoS F (Worst)

The Lindt development will only worsen the level of service/s for the above intersection.

2. Local Access

We raise concerns in regards to the lack of consideration for the access and safety for Road 28 with Hollinsworth Road. This is a heavily used access road into our site and we request that a Roundabout be constructed at Hollinsworth Road with Road 28, which is in front of the proposed development. We believe that the Lindt development will generate additional traffic on Hollinsworth Road which currently does not exist.

Outcomes Requested

We **do not support** this DA in its current and request that the applicant be requested to construct a Roundabout at the intersection of Hollinsworth Road with Road 28

If this request is accommodated, we will generally be satisfied with the concerns raised in our submission.

If you require any further information, please contact Mr. Zulfi Khan on mobile 0419 242 726.

Yours Sincerely,



Nasir M Kahlon
National Vice President