

OAKDALE WEST ESTATE STAGE 2 DEVELOPMENT (SSD-7348-MOD-3 & SSD-10397)
DEPARTMENT OF PLANNING, INDUSTRY AND ENVIRONMENT (DPIE) KEY ISSUES

Traffic and Parking

1. The Department notes the issues raised by TfNSW about construction vehicles on Aldington Road/Abbotts Road. Please respond on how these issues will be resolved.
2. In resolving the issues outlined above, please provide details of meetings/discussions held with the Mamre Anglican School, Trinity Primary School, Emmaus Catholic College and any other key stakeholder regarding the potential use of Bakers Lane for construction traffic. This should include details on any agreed mitigation measures.
3. Please provide a draft traffic management and control plan and any other details of how impacts of construction traffic using Bakers Lane would be managed.
4. The EIS states the Stage 2 development would provide 155 truck parking spaces, whereas the Traffic Impact Assessment Report states a total of 135 truck parking spaces would be provided. Please clarify the discrepancy.

Noise

1. Please confirm timing for completing construction of the noise barrier and confirm this sits within Stage 1 works.
2. Please confirm if proposed concrete pouring works from 3am – 7am would be conducted internal to the constructed building 2B.

Landscaping

1. Please confirm timing for completion of the western landscape bund, including planting.

Visual

1. Confirm if there are any changes to the visual impact assessment (including photomontages), resulting from the reduction in pad levels in Precinct 3 (as part of the revised MOD 1). If the visual impacts change for MOD 3/Stage 2, please update the VIA and photomontages.

Biodiversity

1. Please clarify the total area of decreased native vegetation removal within the area along the western site boundary.