



**Transport
for NSW**

Mr Cameron Sargent
Team Leader
Key Site Assessments
Department of Planning and Environment
GPO Box 39
Sydney NSW 2001

Attention: Ashley Cheong

Dear Mr Cameron

**Remediation, Restoration and Adaptive Re-Use of Campbell's Stores (SSD 7056),
The Rocks and Variation to the Sydney Cove Redevelopment Authority Scheme
Notice of Exhibition**

Thank you for your letter dated 17 November 2015, requesting Transport for NSW (TfNSW) review and comment on the above development application.

TfNSW comments on the above development application are provided below:

Future Rail Corridor

Part of the development site lies within the outlined zone for the future rail corridor. TfNSW will need to provide further comments once receiving the finalised drawings of the development and details of the ground conditions.

TfNSW requests that prior to the issue of a construction certificate the developer and landowner are to consult with TfNSW and Sydney Trains and must provide all relevant design documentation including architectural plans and supporting expert consultant reports to TfNSW and Sydney Trains for their review and acceptance. All supporting design documentation, architectural plans and supporting expert consultant reports shall be prepared to the satisfaction of TfNSW and Sydney Trains.

Sydney Light Rail Project

TfNSW advises that the Sydney Light Rail Project was determined by the Department of Planning and Environment (DP&E) on 4 June 2014. Construction has now commenced and will be carried out in accordance with the existing approvals and any modifications subsequently approved.

Construction Traffic Management Plan

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

TfNSW requests that the applicant be conditioned to the following:

- Prepare Construction Pedestrian and Traffic Management Plan (CPTMP) in consultation with the CBD Coordination Office within TfNSW and Roads and Maritime Services. The CPTMP needs to specify, but not limited to, the following:
 - Location of the proposed work zone;
 - Location of the proposed crane location;
 - Haulage routes;
 - Construction vehicle access arrangements;
 - Proposed construction hours;
 - Estimated number of construction vehicle movements;
 - Construction program;
 - 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;
 - Cumulative construction impacts of projects including Sydney Light Rail Project. 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 endorsement, prior to the commencement of any work.

Bicycle Parking

Section 5.9 of the EIS states the following in relation to bicycle parking to the proposed development:

"The heritage limitations preclude the ability to provide for bicycle storage and end of trip facilities within the building. However, it is anticipated that bicycle parking facilities could be provided within the public domain, if considered necessary."

TfNSW requests that the proponent consult with the staff and identify the demand for bicycle parking and then provide parking within the public domain accordingly.

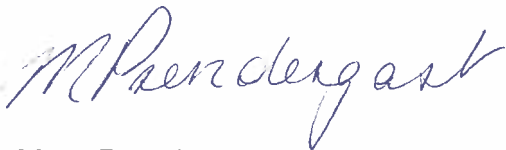
Bus Services

TfNSW advises that with the introduction of the CBD Bus Plan on 4 October 2015, references to the 431 and 433 along George Street to/from Millers Point no longer applies and the closest bus stops to the site are now at Hickson Road, Walsh Bay adjacent to Pottinger Street, or Alfred Street (East) at Circular Quay.

TfNSW acknowledges that the proponent has already commenced consultation with TfNSW in particular on corridor protection issues and requests that the proponent continues to consult in relation to the above issues. TfNSW would be pleased to consider any further material forwarded from the proponent.

Thank you again for the opportunity of providing advice for the above development application. If you require clarification of any issue raised, 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

17.12.15

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