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Annie Leung
Team Leader – Key Sites Assessments
Department of Planning and Environment
GPO Box 39
SYDNEY NSW 2001

By email: annie.leung@planning.nsw.gov.au

Dear Ms Leung,

**REQUEST FOR EPA INPUT ON STATE SIGNIFICANT DEVELOPMENT – MARTIN PLACE
STATION PRECINCT STAGE 2 – NORTH SITE (SSD9270)**

I refer to your letter dated 8 October 2018 requesting EPA input on the above mentioned State Significant Development.

On the basis of the information provided, the development proposal does not constitute a Scheduled Activity under Schedule 1 of the Protection of the Environment Operations Act 1997 (POEO Act). At this stage, the EPA does not consider that the proposal will require an Environment Protection Licence (EPL) under the POEO Act. Additionally, the activity is not proposed to be undertaken by or on behalf of a NSW public authority. The EPA is therefore not the appropriate regulatory authority under the POEO Act for the environmental performance of the development itself.

As an advisory comment, the development will be located above tunnels accommodating current and under construction operational rail lines, for which EPA has a regulatory responsibility. The consent should include acceptable vibration and groundborne noise limits for spaces within the development drawn from the EPA's *Rail Infrastructure Guideline* (EPA, 2013) and *Assessing Vibration: a technical guideline* (DECC, 2006).

Please contact Gordon Downey on (02) 9995 5783 or gordon.downey@epa.nsw.gov.au for any questions or comments in relation to this matter.

Yours sincerely

7.11.18

A handwritten signature in blue ink, appearing to read 'Claire Miles'.

CLAIRE MILES
Unit Head - Metropolitan Infrastructure
Environment Protection Authority