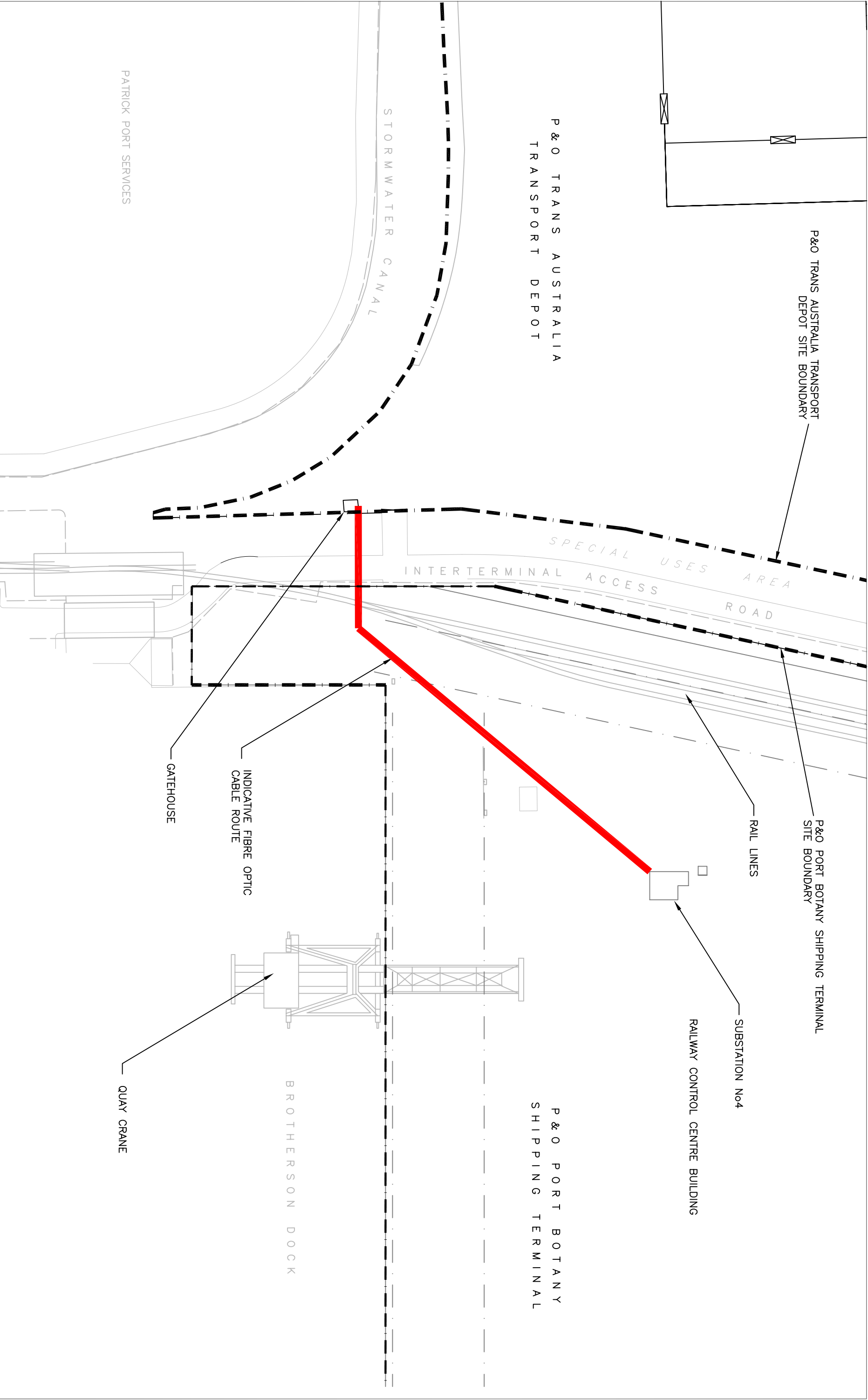
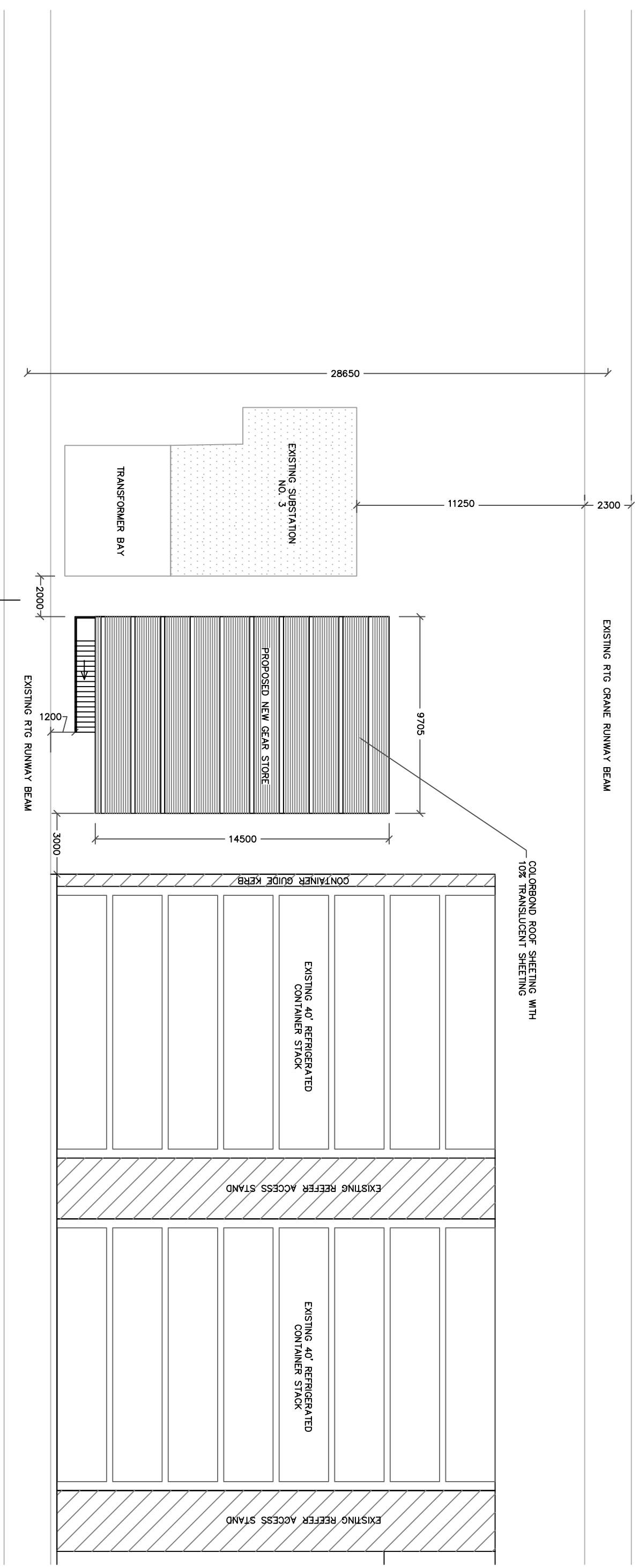
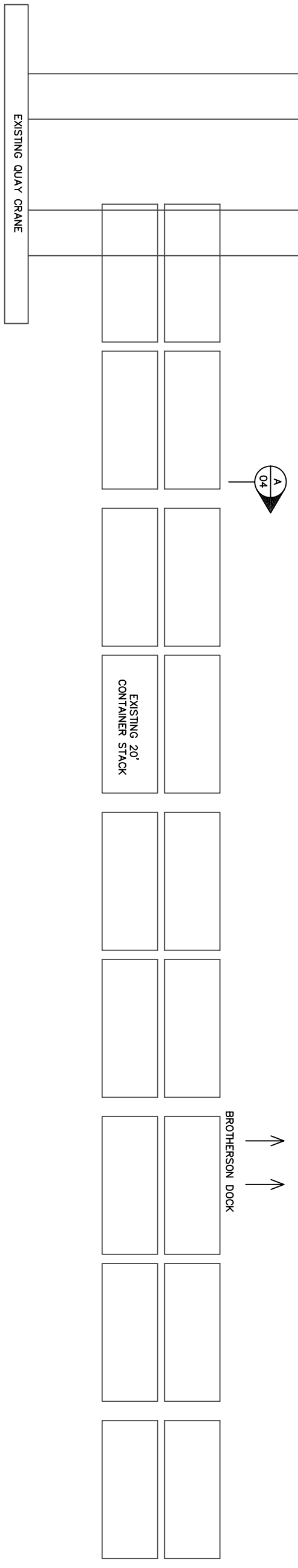



APPENIDX A


Development Drawings



				Prepared By CTB		Signed		Date 1/2/06		Scale NTS		A3	
				Verified By DJM		Signed		Date 1/2/06					
				Approved By DJM		Signed		Date 1/2/06					
				Horizontal Datum									
				Vertical Datum									



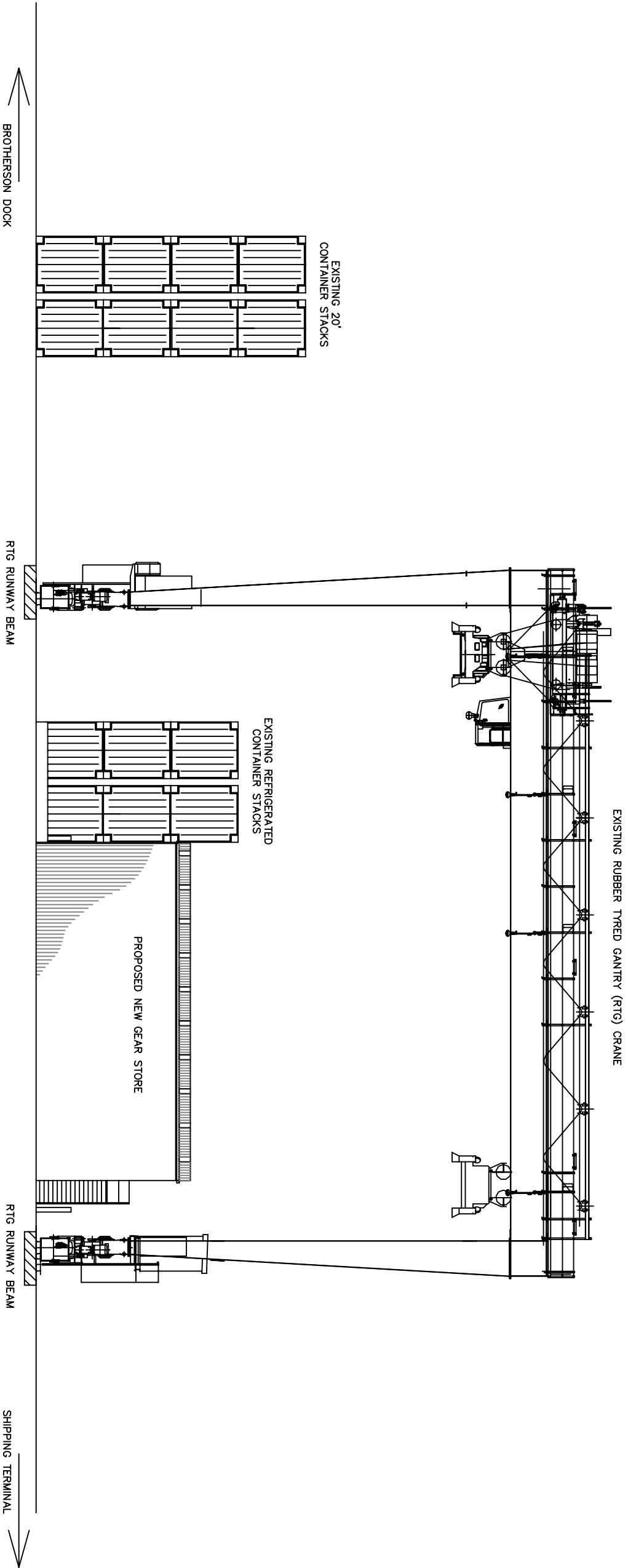
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						Verified By	Signed	Date			
						D/JM	1/11/05				
						Approved By	Signed	Date			
						Horizontal Datum					
						Vertical Datum					
REV	DATE	REVISION DETAILS	BY	Ver.	App.						
REVISIONS AND ISSUES											



James Rose Consulting
ABN 64 175 064 5711

Unit F21, 1-15 Barr Street
BALMAIN NSW 2041
PH 02 9555 8568
FAX 02 9555 8599
mail@jamesrose.com.au
www.jamesrose.com.au

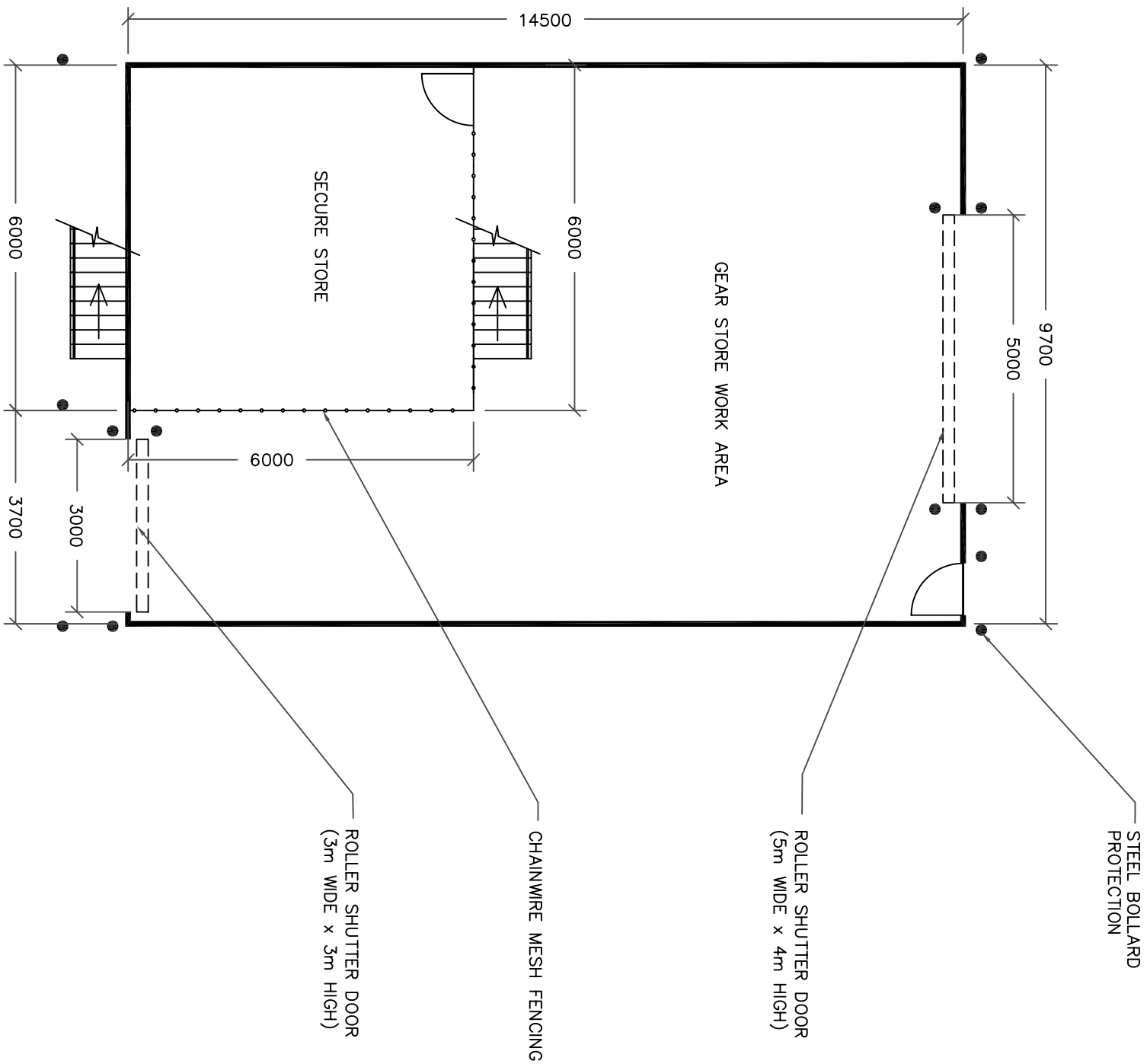
Project P&O PORT BOTANY TERMINAL DEMOLITION & NEW GEAR STORE				
Drawing Title PROPOSED NEW GEAR STORE LOCATION				
Status	Development Application	Project No.	Drawing No.	Rev.
James Rose Consulting	023	D1-03	A	



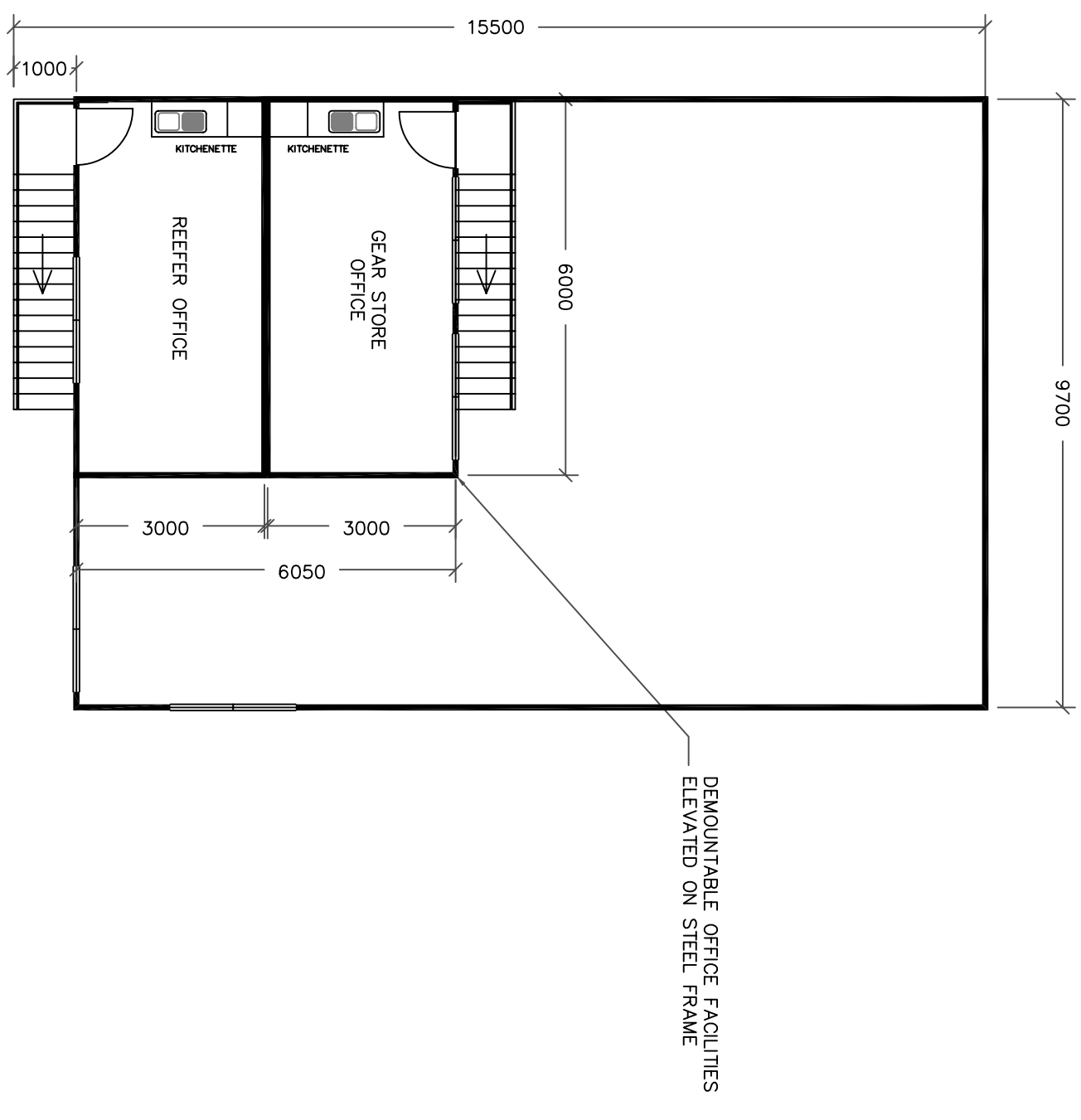
SECTION A

REV		DATE		REVISIONS AND ISSUES		BY		Ver.		App.		Prepared By CTB		Signed		Date 8/11/05		Scale 1:200		A3		0 1 2 3 4 5m	
B		8/11/05		WINDOW REMOVED FROM GEAR STORE ELEVATION		CTB		DJM		DJM		Verified By DJM		Signed		Date 8/11/05							
A		1/11/05		DEVELOPMENT APPLICATION		CTB		DJM		DJM		Approved By DJM		Signed		Date 8/11/05							
												Horizontal Datum											
												Vertical Datum											

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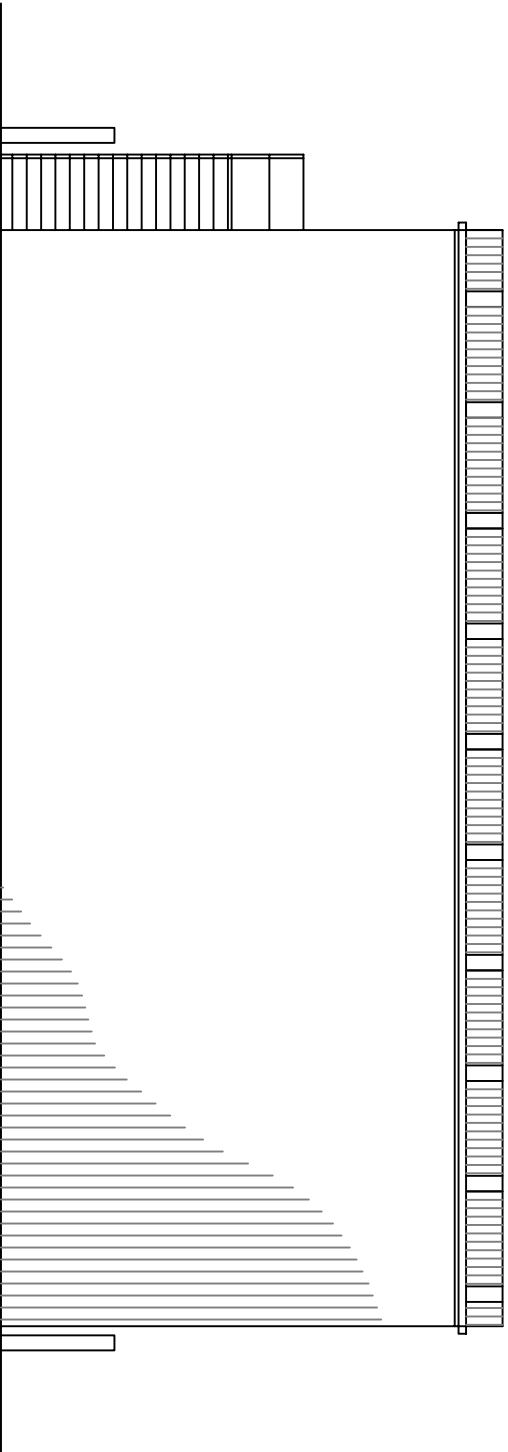
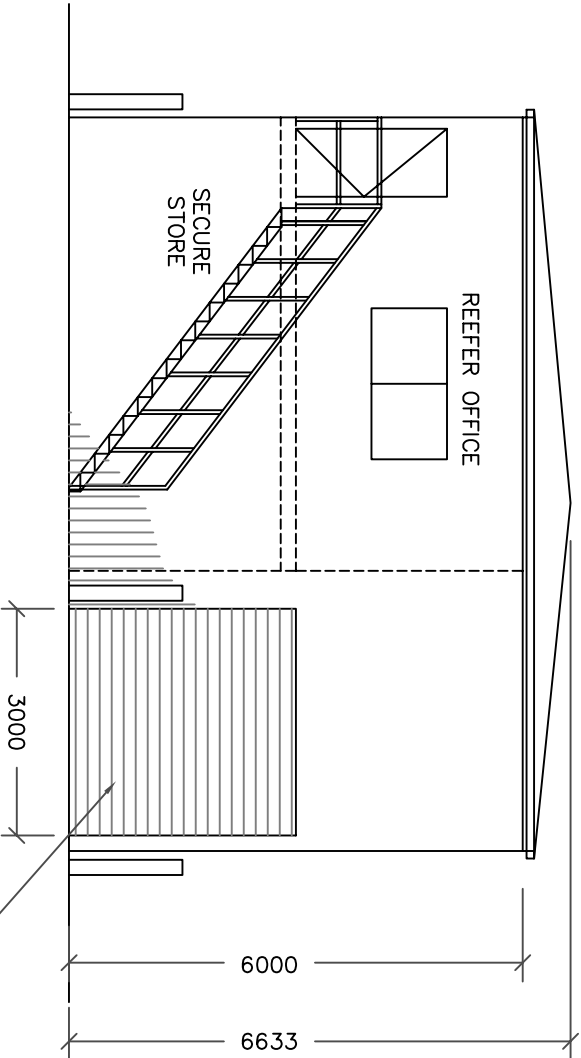
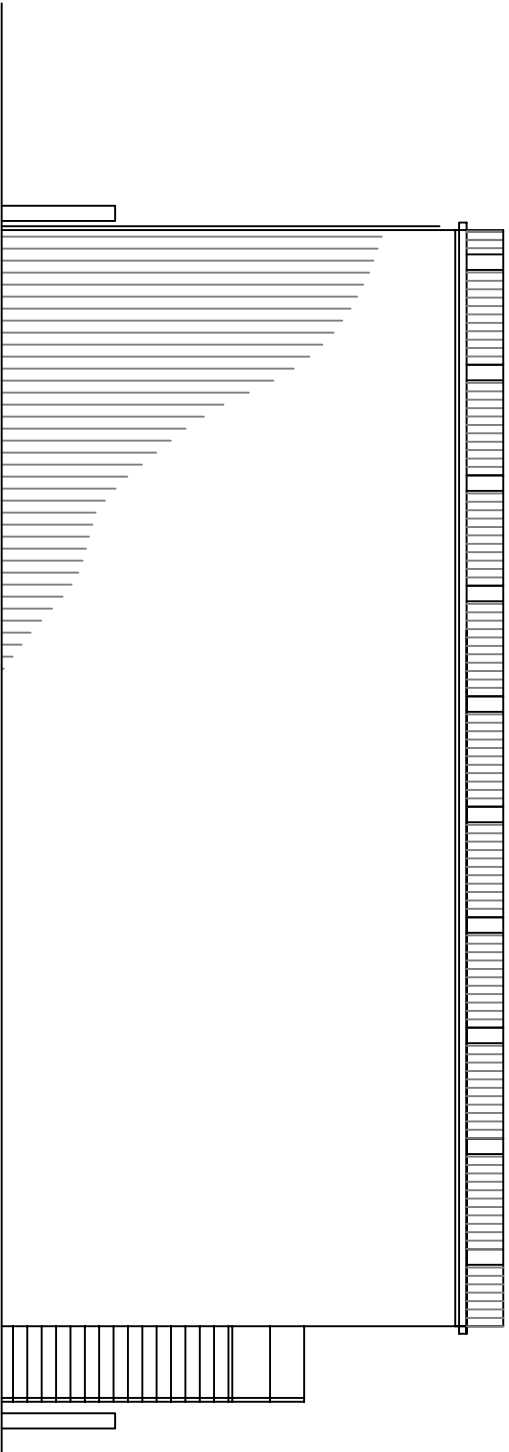
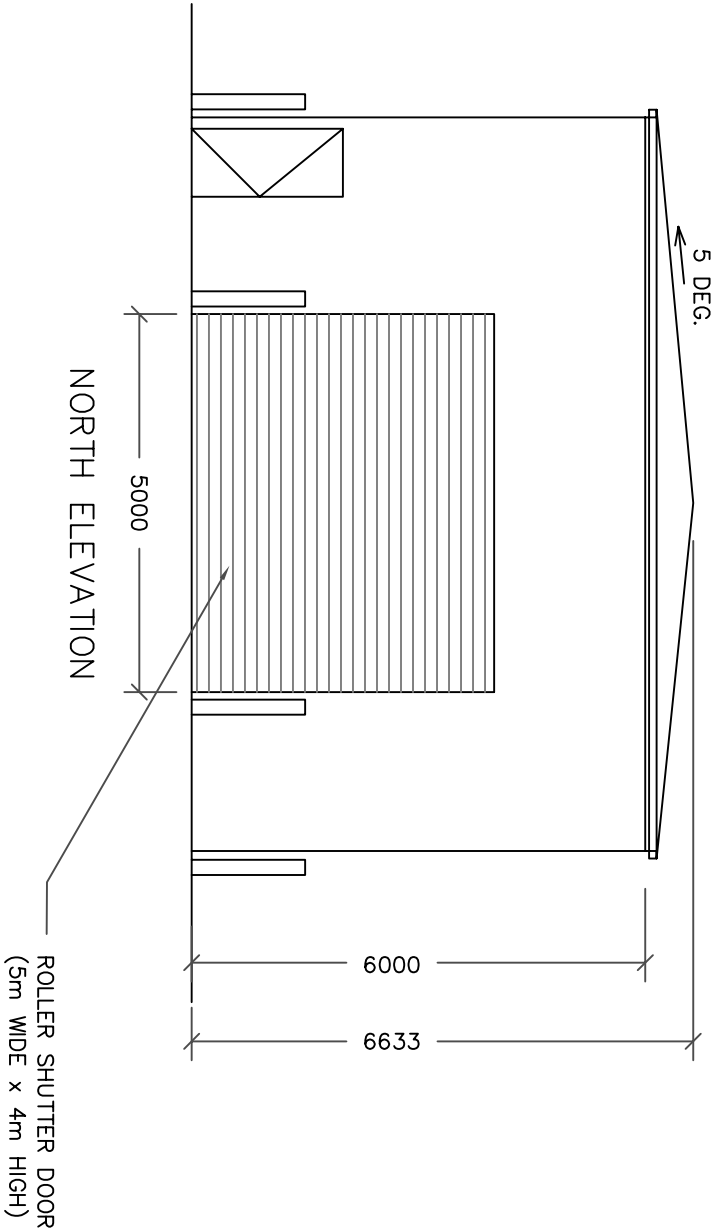


GROUND FLOOR PLAN



FIRST FLOOR PLAN

[illegible]



NORTH ELEVATION

WEST ELEVATION

SOUTH ELEVATION

EAST ELEVATION

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APPENIDX B

Director-General's Environmental Assessment Requirements



NSW GOVERNMENT
Department of Planning

Contact: Patricia Cabezas
Phone: (02) 9228 6447
Fax: (02) 9228 6466
Email: patricia.cabezas@planning.nsw.gov.au

Our ref: 9041401
Your ref:

Ms Catherine Blaine
James Rose Consulting
Unit F21
1-15 Barr Street
BALMAIN NSW 2041

Dear Ms Blaine

Proposed Works at P&O Shipping Terminal, Port Botany, Randwick Local Government Area

I refer to your request for the Environmental Assessment requirements under Part 3A of the *Environmental Planning and Assessment Act 1979* for the above project.

Pursuant to section 75F(3) of the Act, you are hereby notified of the Director-General's Environmental Assessment requirements for the proposed project, which are provided in the attachment to this letter.

It should be noted that the Director-General's requirements have been prepared based on the information provided to date. Under section 75F(3) of the Act, the Director-General may alter or supplement these requirements if necessary and in light of any additional information that may be provided prior to the proponent seeking approval for the project.

You should ensure that you consult with the Department prior to submission of a draft Environmental Assessment to determine:

- fees applicable to the application;
- relevant land owner notification requirements;
- consultation and public exhibition arrangements that will apply; and
- number and format (hard-copy or CD-ROM) of the Environmental Assessments that will be required.

Once you have lodged the Environmental Assessment, the Department will consult with the relevant authorities to determine the adequacy of the Environmental Assessment. Following this review period the Environmental Assessment will be made publicly available for a minimum period of 30 days.

You should keep the contact officer for this project, Patricia Cabezas (02) 9228 6447, patricia.cabezas@dipnr.nsw.gov.au, up to date with the progress of preparation of the Environmental Assessment, and seek clarification of any issues that may be unclear or may arise during this process.

Yours sincerely

A handwritten signature in blue ink, appearing to be 'C. Wilson', with a large loop at the end.

25.1.06

Chris Wilson
A/Deputy Director General
As delegate for the Director-General

PROPOSED WORKS AT P&O SHIPPING TERMINAL, PORT BOTANY

**ENVIRONMENTAL ASSESSMENT REQUIREMENTS UNDER PART 3A OF THE
ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979**

Project	The demolition of three minor buildings, the construction of a new Gear Store and the installation of a fibre optic communication cable at P&O's Port Botany Shipping Terminal.
Site	Lots 1-13 DP 260692, and Lot 6 DP 1053768 at 42 Friendship Road, Port Botany in the Randwick local government area
Proponent	P&O Ports Limited
Date of Issue	25 January 2006
Date of Expiration	25 January 2007
Special Provision	On 5 January 2006, the Director General, as delegate to the Minister for Planning, has formed the opinion that the proposal by P&O to demolish three minor buildings, the construction of a new Gear Store and the installation of a fibre optic communication cable at P&O's Port Botany Shipping Terminal, is development described in Schedule 2 of the <i>State Environmental Planning Policy (Major Projects) 2005</i> ; and that the Minister will be the consent authority for any relevant application submitted for the proposal.
General Requirements	<p>The Environmental Assessment must include:</p> <ul style="list-style-type: none"> • an executive summary; • a description of the proposal, including construction, operation, and staging; • an assessment of the environmental impacts of the project, with particular focus on the key assessment requirements specified below; • justification for undertaking the project with consideration of the benefits and impacts of the proposal; • a draft Statement of Commitments detailing measures for environmental mitigation, management and monitoring for the project; and • certification by the author of the Environment Assessment that the information contained in the Assessment is neither false nor misleading.
Key Assessment Requirements	<p>The Environmental Assessment must include assessment of the following key issues:</p> <ul style="list-style-type: none"> • Construction Impacts - the Environmental Assessment must include an assessment of the potential impacts resulting from the proposed construction activities and how these impacts would be appropriately managed. This includes potential soil and water impacts (particularly with respect to soil erosion and Acid Sulfate Soils), waste management, construction noise, and the management of any potential off-site traffic disruptions during construction activities; and • Site Access and Safety – the Environmental Assessment must include details of measures to ensure the safety of construction and site personnel.
Consultation Requirements	You must undertake an appropriate level of consultation with Randwick Council during the preparation of the Environmental Assessment which should indicate how issues raised have been addressed in the Environmental Assessment.
Deemed refusal period	Pursuant to clause 8E(2) of the <i>Environmental Planning and Assessment Regulation 2000</i> , the deemed refusal period for the project will be 30 days.