

Auburn Community Hub (MP_0173)

Agency and Issue	Response
RTA	
1. The proposal includes a reduction in the number of on site parking spaces from 228 to 184 car spaces. The reduction of on site parking spaces can promote use of public transport however this may also compel visitors and employees of the hospital to seek parking on nearby local roads.	<p>While there is reduction in spaces for Stage 1 the parking provision of 184 complies with Condition B11 of the Project Approval for the hospital and is consistent with the transport objectives for the site. The new Work Place Travel Plan that is being prepared in conjunction with the Auburn Hospital focuses on decreasing demand for individual car use among employees and improving car sharing/pooling as highlighted in the survey conducted as part of the Concept Plan. To further encourage decreased car use, eight (8) dedicated car spaces have been provided for the exclusive use by vehicles used to car share. In addition a travel smart plan is being development across both the hospital and hub to encourage use of the existing public transport.</p> <p>Action: Additional Statements of Commitment (SOC) have been added.</p>
2. The layout of the proposed car parking areas associated with the subject development (including driveways, grades, turn paths, sight distance requirements, aisle lengths and parking bay dimensions) should be in accordance with AS 2890.1 – 2004 and AS 2890 -2002 for heavy vehicles.	<p>Noted. The car parking and associated development will comply with AS 2890.1 – 2004 and AS 2890 – 2002 as relevant to the project.</p> <p>Action: An additional Statement of Commitment has been added.</p>
3. The proposed turning areas within the car park are to be kept clear of any obstacles, including parked cars, at all times.	<p>Agreed.</p> <p>Action: An additional Statement of Commitment has been added.</p>
4. Consideration should be given to providing bicycle parking facilities either within the Community Hub building or close to it, as well as end trip facilities such as showers, changing rooms etc. to encourage bicycle use for travelling to and from the proposed development.	<p>Bicycle parking and end of trip facilities (located within the hospital) are already provided as part of the project.</p> <p>Action: Nil</p>
5. All vehicles are to enter and leave the site in a forward direction.	<p>Noted. This is addressed by the plans which show separate entry and exists.</p> <p>Action: Nil</p>
6. The swept path of the longest vehicle entering and existing the subject site, as well as manoeuvrability through the site, shall be in accordance with AUSTROADS.	<p>Noted.</p> <p>Action: An additional Statement of Commitment has been added.</p>

7. A Construction Traffic Management Plan (CTMP) detailing construction vehicle routes, number of trucks, hours of operation, access arrangements and traffic control should be submitted to Council prior to the issue of a Construction Certificate.	Noted. This has already been identified addressed in the Traffic and Pedestrian Management Plan referred to in Statement of Commitment P5. Action: Nil
8. Vegetation and any proposed landscaping/fencing must not hinder sight lines to and from the proposed access driveways to motorists, pedestrians and cyclists.	Noted. There has been considerable effort put into species selection and landscape design to ensure safety and security aspects are appropriately managed. However and additional SOC has been added to address maintenance of vegetation in respect to sight lines. Action: An additional Statement of Commitment has been added
9. The developer shall be responsible for all public utility adjustments/relocation works, necessitated by the above work and as required by the various public authorities and/or their agents.	Noted. Action: An additional Statement of Commitment has been added
10. All works/regulatory signposting associated with the proposed development are to be at no cost to the RTA.	Noted Action: Nil
Sydney Water	
11. Sydney Water will further assess the impact of the development when the proponent applies for a Section 73 Certificate.	Noted Action: Nil
12. The proponent must fund any adjustments needed to Sydney Water infrastructure as a result of any development.	Noted Action: Nil
13. The proponent should engage a Water Servicing Coordinator to get a Section 73 Certificate and manage the servicing aspects of the development.	Noted Action: An additional Statement of Commitment has been added
Transport and Infrastructure	
14. Notes that the development will result in a loss of 44 approved car spaces and while the NSWTI supports reduced parking provision, the implications for public transport, pedestrians and cycling also need to be addressed.	Noted. The traffic report prepared as part of the Concept Plan approval and reviewed for this application has determined that there is sufficient capacity within the public transport network to cope with increased demand on its use. The improvements to the Integrated Network Plan for Bus Contract Region 13 will also facilitate improved access and greater encouragement to use non car

	<p>related transport. Provision of end of trip facilities and bicycle parking will also be provided. While much of the on-street parking surrounding the hospital is relatively well utilised during weekdays. It is typically not difficult to obtain an available parking space within close proximity to the hospital. This indicates on street parking is not currently at capacity.</p> <p>Action: Nil</p>
15. The potential for on street parking to erode these benefits also needs to be considered.	<p>As noted above, there will inevitably be some on street parking during the week, this is not considered to be detrimentally increased as a result of this proposal. The demand management actions being undertaken in conjunction with the hospital will also decrease the need for parking, particularly among staff.</p> <p>Action: Nil</p>
<p>16. A single Work Place Travel Plan combined with that for the Auburn Hospital is encouraged. This plan should deliver:</p> <ul style="list-style-type: none"> ▪ Increased allocation of car parking for dedicated car share, car pool, small car and 'green' car use; ▪ The provision of 'end of trip' facilities for staff and visitors cycling or walking to the proposal. These facilities should include amenities, staff lockers and secure bike parking in safe locations; ▪ The development of a Travel Access Guide (TAG) in accordance with guidelines on producing TAGS prepared by the RTA (www.rta.gov.au); ▪ The creation of a travel coordinator position or committee within Auburn Hospital to monitor and implement the WPTP; and ▪ Within 12 months of commencing operations provide the Department and NSWTI with a report on the progress of implementing the WPTP and potential actions planned for the next 12 months. 	<p>Noted. Most of these aspects are included in the current proposal and therefore no specific action is required. However an additional SOC has been included to address the report identified by NSWTI. As part of Greenstar compliance the following have been allowed for in the project.</p> <ul style="list-style-type: none"> • 56 regular car parking spaces • 10 dedicated small car spaces • 5 motorbike / moped spaces • 2 accessible / disabled spaces <p>Action: An additional Statement of Commitment has been added.</p>