



Blacktown
City Council

Your ref: SSD8588 MOD 5
File no: MC 12-1769; MC-17-00004

23 February 2021

NSW Department of Planning, Industry and Environment
GPO Box 39
SYDNEY NSW 2001

Candice.Pon@planning.nsw.gov.au

Attention: Candice Pon

Dear Ms Pon

**SSD8588 MOD 5 - Extend Loading Dock hours, Rooty Hill Road South,
Eastern Creek**

Thank you for your correspondence dated 16 February 2021 requesting our advice for comments/conditions to extend the loading dock hours associated with Stage 1 of the development at Lot 2 (SSD 8858 MOD 5) for the Eastern Creek Business Hub, located at Rooty Hill Road South which is a State Significant Development proposal under section 4.36 of the *Environmental Planning and Assessment Act 1979*.

The additional information submitted in support of the MOD application has been reviewed by our environmental health officer and we can confirm that the 3 acoustic issues previously raised have been adequately addressed with the exception of the methodology around the loading/unloading of goods including the use of forklifts that may contain beepers for safety.

We request that the matters detailed in the attachment to this letter are comprehensively addressed.

If you would like to discuss this matter further, please contact Kelly Coyne on 9839 6222.

Yours faithfully

Judith Portelli
Manager Development Assessment

Connect - Create - Celebrate

Council Chambers - 62 Flushcombe Road - Blacktown NSW 2148

Telephone: (02) 9839 6000 - DX 8117 Blacktown

Email: council@blacktown.nsw.gov.au - Website: www.blacktown.nsw.gov.au

All correspondence to: The Chief Executive Officer - PO Box 63 - Blacktown NSW 2148

Blacktown Council's submission to SSD8588 MOD 5 - Extend Loading Dock hours, Rooty Hill Road South, Eastern Creek

1. Environmental requirements

- a. The following control recommendations in the Noise Impact Assessment (section 6.1.5) are required to be fully incorporated into the Dock Management Plan and as follows:
- *Any garbage removal is to occur within the currently approved hours of the site – 9am – 5pm Monday to Sunday.*
 - *Use of loading dock within the extended hours is to be limited as follows.*
 - *Morning shoulder period (5am to 7am): up to one large truck/heavy vehicle delivery **OR** three small delivery trucks (home delivery trucks)/car/vans in a given 1 hour period*
 - *Evening period (6pm – 10pm): up to one large truck/heavy vehicle delivery **AND** three small delivery trucks (home delivery trucks)/car/vans in a given 1 hour period*
 - *Bail and/or garbage compactors are to be used only within the loading dock areas, and are not to be used between the hours of 5am to 7am.*
 - *Vehicles associated with the loading dock should not arrive /depart to the loading dock outside the hours of 5am to 10pm*
 - *Vehicle engines are to be switched off during loading and unloading within the dock.*
- b. A condition is to be imposed on the MOD consent that prevents the use of forklifts for loading and unloading of goods within the loading docks and this shall also be incorporated into the amended Dock Management Plan.