



24 August 2021

TfNSW Reference: SYD21/00314/02 (A39069432)
DPIE ref: SSD-15882721

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

Attention: James Groundwater

Dear Sir/Madam,

**EXIBITION OF EIS – DORAN DRIVE PLAZA PRECINCT – 2 MANDALA PARADE,
CASTLE HILL**

Reference is made to the Department of Planning, Industry and Environment (DPIE) correspondence dated 29 July 2021, regarding the above-mentioned application which was referred to Transport for NSW (TfNSW) for comment.

This letter is offered as a collective response from agencies of the TfNSW cluster.

TfNSW has reviewed the submitted documents and provides the following comments for your consideration in the determination of the application in Attachment A.

If you have any further inquiries in relation to this development application Mr Simon Turner would be pleased to take your call on 8265 6363 or e: development.sydney@rms.nsw.gov.au. I hope this has been of assistance.

Yours sincerely

A handwritten signature in black ink, appearing to read 'Zhaleh Alamouti'.

Ms Zhaleh Alamouti
A/Senior Land Use Assessment Coordinator

Attachment A

1. The development should be in accordance with the approved Hills Showground Station Precinct Concept SSDA.
2. TfNSW raises no objections to imposing a maximum car parking cap of 341 spaces for retail and commercial development, or 1 space per 32sqm within the precinct subject to the commercial use must only be for a supporting retail function and not for office use.
3. TfNSW recommends DPIE to consider an expansion of the existing 40 km/h High Pedestrian Activity Area in the area with the proposed development.
4. TfNSW recommends DPIE to consider the provision of a pedestrian facility such as a crossing or refuge on De Clambe Drive with the proposed development.