



YIRIBANA LOGISTICS ESTATE

The GPT Group is planning for the Yiribana Logistics Estate at Lots 59-60 DP 259135 Mamre Road, Kemps Creek.

The Yiribana Logistics Estate will provide a state-of-the-art industrial and logistics precinct to support Western Sydney. As part of the Greater Sydney Commission's vision for a 30-minute city, the estate will provide additional employment opportunities and deliver economic benefits for the local area.

When complete, the proposed facility will include:



Five high quality warehouse and office facilities



Internal road network and open space



Car parking

Benefits of the project

The Yiribana Logistics Estate will support development of Western Sydney by providing employment opportunities and responding to the need for zoned industrial land identified in the Greater Sydney Commission's *A Metropolis of Three Cities: Greater Sydney Region Plan, Western City District Plan*, and the draft *Western Sydney Aerotropolis Plan*.



700

jobs during the construction phase



1,100

jobs during the operational phase



\$270M

capital investment in the Mamre Road Precinct

About the project

The site is in the Mamre Road Precinct within the broader Western Sydney Employment Area (WSEA).

The GPT Group is seeking approval for the project from the Department of Planning, Industry and Environment through the State Significant Development Application (SSDA) process. The first development approval for the project would include:

- Concept masterplan of five industrial warehouses and associated elements including an internal road network and car parking
- Stage 1: construction and use of Warehouses 1 and 3 for manufacturing industries and/or warehouse and distribution centres, operating 24 hours/day, seven days/week.
- Stage 2, which includes construction of warehouse buildings 2, 4 and 5 will be subject to separate development applications.

Site access

Initially, vehicles will access the site from Mamre Road using a temporary access road. In the future, vehicles will use a signalised intersection south of the site along Mamre Road. Broader access to the site is from the M4 Motorway and Great Western Highway to the north and Elizabeth Drive to the south, via Mamre Road. Mamre Road has been earmarked for future upgrades. Stakeholders have started planning and design.

Yiribana: The Movement of People and Goods "This Way"

In consultation with a representative body for the Traditional Custodians of the area and the Kemps Creek site, Darug Custodian Aboriginal Corporation (DCAC), GPT has named the logistics estate 'Yiribana'. This name acknowledges the Darug people and simply means 'this way' in Darug language.



PLANNING PATHWAY

WE ARE HERE

- GPT is preparing a State Significant Development Application (SSDA) which includes an Environmental Impact Statement (EIS)**
- Early 2021** GPT will lodge the SSDA with the Department of Planning, Industry and Environment (DPIE)
- Mid 2021** DPIE will place the SSDA on public exhibition for further comment
- Late 2021** Expected determination
- Early 2022** Construction likely to begin

MORE INFORMATION

GPT has commissioned Urbis Engagement to collect your feedback and provide further information about the Yiribana Logistics Estate.

You can reach the team on:

✉ engagement@urbis.com.au

☎ 1800 244 863

Prepared for the GPT Group

GPT
The GPT Group

The GPT Group is one of Australia's largest diversified listed property groups with assets across retail, office, logistics and commercial development. GPT's experience in delivering high quality warehousing and logistics developments, particularly within Western Sydney, enables a depth of experience and understanding of the key issues, challenges and drivers of employment lands and industrial development across the Greater Sydney region.

* Date is subject to DPIE process

