



Senior Development Manager
Goodman Property Services (Aust) Pty Ltd
The Hayesbery, 1-11 Hayes Road
Rosebery NSW 2018

Attention: Stephanie Partridge

S19-0071_Oakdale West Industrial Estate MOD 7 Letter of Support
17 June 2021

Dear Stephanie,

OAKDALE WEST INDUSTRIAL ESTATE SSD 22191322 STATE SIGNIFICANT DEVELOPMENT APPLICATION - LCVIA - LETTER OF SUPPORT

Clouston Associates were requested by Goodman Property Services to provide a letter in support of the proposed development of Building 4E of the Oakdale West Estate under State Significant Development (SSD) Application SSD 22191322. This letter should be read in conjunction with the previously submitted *Oakdale West Industrial Estate SSD 7348 Modification 7 - LCVIA dated 04/06/2021*.

As shown in the aforementioned letter, the scale of change resulting from the building footprint change and height increase as part of the MOD 7 SSD was largely visually imperceptible from those shown in the MOD 6 LCVIA. In regards to the proposed changes to building 4E, the closest view receptor is the Bakers Lane Residence (view point 4). However, these changes do not affect the rating of the Visual Impact Assessment due to the vegetation to the south of the Oakdale West Estate restricting views towards building 4E from the view. The remaining view points (1-3) likewise do not contain views of building 4E, therefore the proposed building will have no discernible visual impacts on these receivers.

The previous Response to request for additional information dated 04/06/2021 provides sufficient information and detail in providing updated photomontages and impact assessments for the 4 views affected by the MOD 7 changes. These updated ratings are compared in a table to the rating in the MOD 6 LCVIA to allow for a simple comparison between MOD 6 and MOD 7. Therefore undertaking an additional separate LCVIA is not required.

Yours faithfully
Clouston Associates

Josh Harold
Senior Landscape Architect