

27 March 2018



Matthew Rawlinson
Mirvac Office and Industrial
Level 28
200 George Street
Sydney NSW 2000

Dear Matthew

Section 4.55 (1A) Car Park Assessment – ATP Building 2, 2 Locomotive Street, Eveleigh

ptc. has been engaged by Mirvac to assess the revised car parking layout for the proposed Section 4.55 (1A) submission in relation to the development ATP Building 2 at 2 Locomotive Street, Eveleigh.

Currently, there are a total of 500 car spaces. This comprises of 200 Class 1a spaces, 29 small car spaces, and 6 accessible car spaces within the Lower Ground Level, and 226 Class 1a spaces, 36 small car spaces, and 3 accessible spaces within the Mezzanine.

This letter has been prepared to address traffic-related items in relation to the conversion of the Lower Ground car park from "Class 1a Residential or employee parking spaces" to "Class 3 Short term or visitor car parking spaces". The proposed amendment will comprise of 201 spaces inclusive of 169 Class 3 car spaces and 32 small car spaces within the Lower Ground Level. The car park has been assessed to comply with the Australian Standards, AS2890.1-2004 Off-Street Parking.

1. Compliance Review

We have undertaken an assessment of the proposed amendments with reference to the provisions contained in AS2890.1. Our assessment has been undertaken with reference to the drawings prepared by fjmt + SISSONS:

- MVATP fjmt-AR-DWG-BB-B2-300L-R General Arrangement Plans, Lower Ground Layout

The following table indicates the parking provision requirements for the subject development.

Table 1 - Compliance Assessment

Component	Requirement	Provided	Compliance	Notes
Class 3 Short-Term City and Town Centre Parking				
Space Length	5.4 m	5.4 m	✓	
Space Width	2.6 m	2.6 m	✓	
Aisle Width	5.8 m	5.8 m	✓	
General Car Park Requirements				
Aisle End-Treatment	1 m extension	1 m extension	✓	
Door Opening Area	0.3 m	0.3 m (min)	✓	
Typical Height Clearance	2.2 m	2.3 m	✓	

It should be noted that access to the mezzanine is controlled by a boom gate system to separate visitor access from employee access. This arrangement is included in this report as Attachment 1.

2. Conclusion

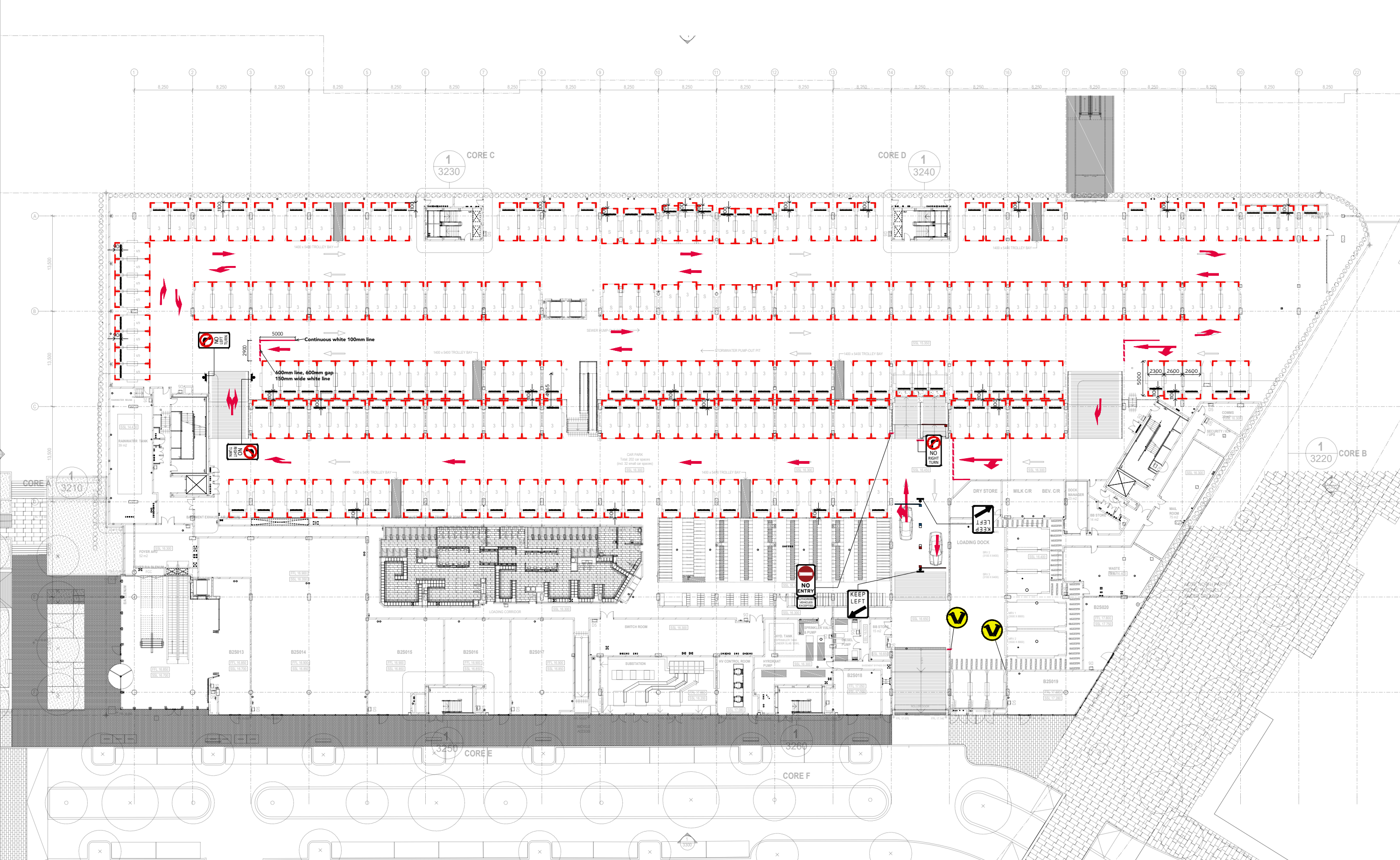
The area of the car park, affected by the proposal, has been reviewed against the requirements of AS2890.1 (Off Street Car Parking). It was found that the changes made to the car park are compliant with the standards. In light of this, **ptc.** confirms that the conversion of the Lower Ground Level to a visitor car park complies with the relevant Australian Standards.


Kind regards,


Dave Salangsang
Traffic Engineer


Steve Wellman
Senior Traffic Engineer


Attachment 1 – Car Park Arrangements, Line Marking and Signage Plan






 <p>Suite 102, 506 Miller Street, Cammeray NSW 2062</p> <p>t +61 2 8920 0800</p> <p>ptcconsultants.co</p>	REV	DATE	COMMENT	DRAWN	REVIEWED	REV	DATE	COMMENT	DRAWN	REVIEWED
	6	27/03/18	Updated line marking	DS	SW					
	5	20/03/18	Updated reference	DS	SW					
	4	06/03/18	Updated reference	DS	SW					
	3	05/03/18	Revised	DS	SW					
	2	21/02/18	1st issue	DS	SW					
	1	19/02/18	Draft	DS	SW					


 <p>Suite 102, 506 Miller Street, Cammeray NSW 2062</p> <p>t +61 2 8920 0800</p> <p>ptcconsultants.co</p>	REV	DATE	COMMENT	DRAWN	REVIEWED	REV	DATE	COMMENT	DRAWN	REVIEWED
	6	27/03/18	Updated line marking	DS	SW					
	5	20/03/18	Updated reference	DS	SW					
	4	06/03/18	Updated reference	DS	SW					
	3	05/03/18	Revised	DS	SW					
	2	21/02/18	1st issue	DS	SW					
	1	19/02/18	Draft	DS	SW					


 <p>Suite 102, 506 Miller Street, Cammeray NSW 2062</p> <p>t +61 2 8920 0800</p> <p>ptcconsultants.co</p>	REV	DATE	COMMENT	DRAWN	REVIEWED	REV	DATE	COMMENT	DRAWN	REVIEWED
	6	27/03/18	Updated line marking	DS	SW					
	5	20/03/18	Updated reference	DS	SW					
	4	06/03/18	Updated reference	DS	SW					
	3	05/03/18	Revised	DS	SW					
	2	21/02/18	1st issue	DS	SW					
	1	19/02/18	Draft	DS	SW					


 <p>Suite 102, 506 Miller Street, Cammeray NSW 2062</p> <p>t +61 2 8920 0800</p> <p>ptcconsultants.co</p>	REV	DATE	COMMENT	DRAWN	REVIEWED	REV	DATE	COMMENT	DRAWN	REVIEWED	<div></div>	<p>PROJECT:</p> <p>AUSTRALIAN TECHNOLOGY PARK BUILDING 2</p> <p>Level 8,9 & 12, Eveleigh, Sydney</p>
	6	27/03/18	Updated line marking	D5	SW							
	5	20/03/18	Updated reference	D5	SW							
	4	06/03/18	Updated reference	D5	SW							
	3	05/03/18	Revised	D5	SW							
	2	21/02/18	1st issue	D5	SW							
	1	19/02/18	Draft	D5	SW							


 <p>Suite 102, 506 Miller Street, Cammeray NSW 2062</p> <p>t +61 2 8920 0800</p> <p>ptcconsultants.co</p>	REV	DATE	COMMENT	DRAWN	REVIEWED	REV	DATE	COMMENT	DRAWN	REVIEWED		PROJECT: AUSTRALIAN TECHNOLOGY PARK BUILDING 2 Level 8,9 & 12, Eveleigh, Sydney	DRAWING TITLE: Lower Ground Retail Parking Proposed Line Marking and Signage Plan
	6	27/03/18	Updated line marking	D5	SW								
	5	20/03/18	Updated reference	D5	SW								
	4	06/03/18	Updated reference	D5	SW								
	3	05/03/18	Revised	D5	SW								
	2	21/02/18	1st issue	D5	SW								
	1	19/02/18	Draft	D5	SW								

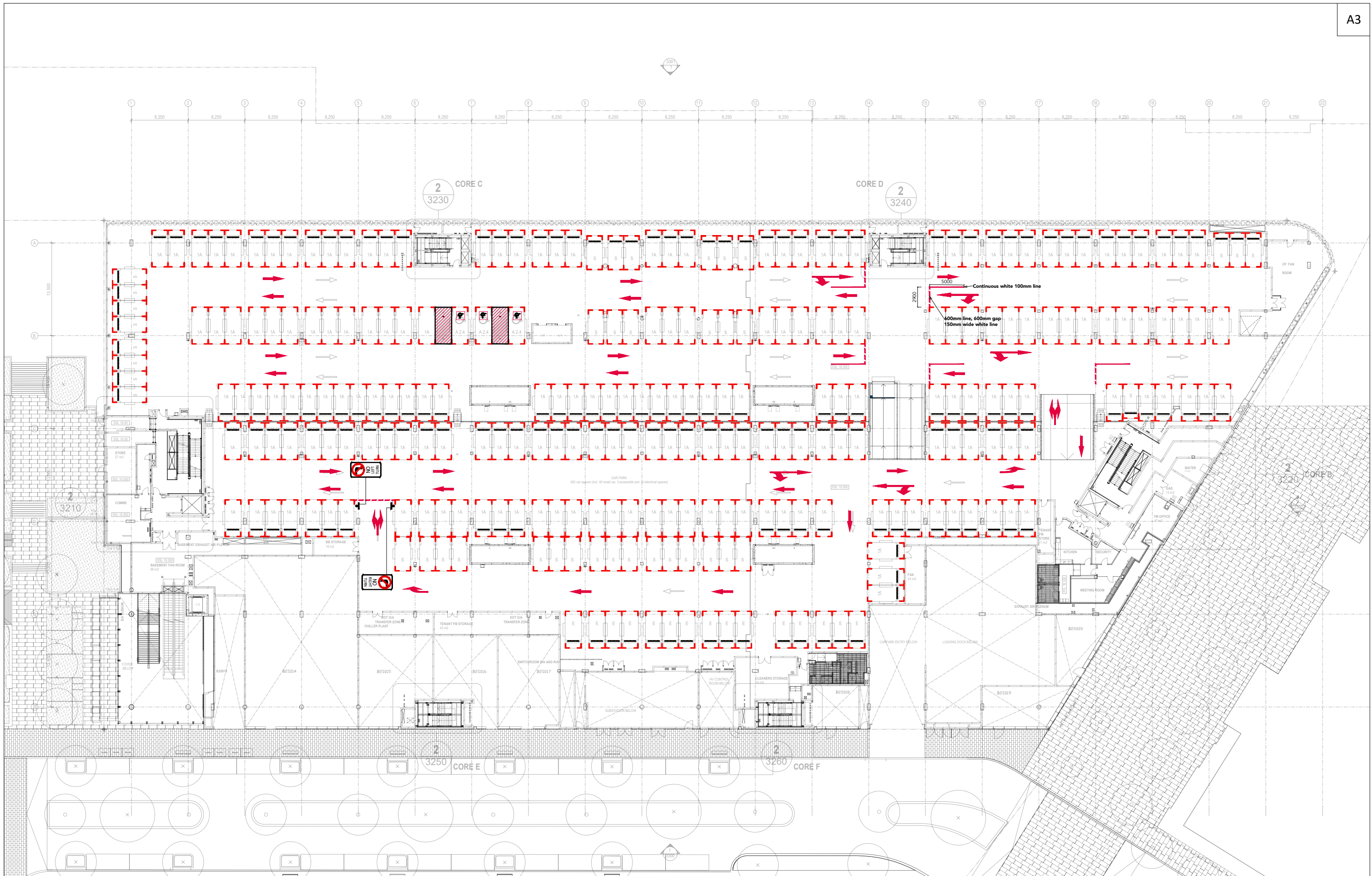
 <p>Suite 102, 506 Miller Street, Cammeray NSW 2062</p> <p>t +61 2 8920 0800</p> <p>ptcconsultants.co</p>	REV	DATE	COMMENT	DRAWN	REVIEWED	REV	DATE	COMMENT	DRAWN	REVIEWED	<div>PROJECT:</div> <div>AUSTRALIAN TECHNOLOGY PARK BUILDING 2</div> <div>Level 8,9 & 12, Eveleigh, Sydney</div>	<div>DRAWING TITLE:</div> <div>Lower Ground Retail Parking Proposed Line Marking and Signage Plan</div>	CLIENT:	Mirvac Projects	
	6	27/03/18	Updated line marking	DS	SW								DRG. #:	S96-001	REV: 6
	5	20/03/18	Updated reference	DS	SW								PROJECT #:	T2-2325	
	4	06/03/18	Updated reference	DS	SW								SCALE:	1 : 500	
	3	05/03/18	Revised	DS	SW										
	2	21/02/18	1st issue	DS	SW										
	1	19/02/18	Draft	DS	SW										

 <p>Suite 102, 506 Miller Street, Cammeray NSW 2062</p> <p>t +61 2 8920 0800</p> <p>ptcconsultants.co</p>	REV	DATE	COMMENT	DRAWN	REVIEWED	REV	DATE	COMMENT	DRAWN	REVIEWED	<div>PROJECT:</div> <div>AUSTRALIAN TECHNOLOGY PARK BUILDING 2</div> <div>Level 8,9 & 12, Eveleigh, Sydney</div>	<div>DRAWING TITLE:</div> <div>Lower Ground Retail Parking Proposed Line Marking and Signage Plan</div>	CLIENT:	Mirvac Projects	
	6	27/03/18	Updated line marking	DS	SW								DRG. #:	S96-001	REV: 6
	5	20/03/18	Updated reference	DS	SW								PROJECT #:	T2-2325	
	4	06/03/18	Updated reference	DS	SW								SCALE:	1 : 500	
	3	05/03/18	Revised	DS	SW										
	2	21/02/18	1st issue	DS	SW										
	1	19/02/18	Draft	DS	SW										

 <p>Suite 102, 506 Miller Street, Cammeray NSW 2062</p> <p>t +61 2 8920 0800</p> <p>ptcconsultants.co</p>	REV	DATE	COMMENT	DRAWN	REVIEWED	REV	DATE	COMMENT	DRAWN	REVIEWED	<div>PROJECT:</div> <div>AUSTRALIAN TECHNOLOGY PARK BUILDING 2</div> <div>Level 8,9 & 12, Eveleigh, Sydney</div>	<div>DRAWING TITLE:</div> <div>Lower Ground Retail Parking Proposed Line Marking and Signage Plan</div>	CLIENT:	Mirvac Projects	
	6	27/03/18	Updated line marking	DS	SW								DRG. #:	S96-001	REV: 6
	5	20/03/18	Updated reference	DS	SW								PROJECT #:	T2-2325	
	4	06/03/18	Updated reference	DS	SW								SCALE:	1 : 500	
	3	05/03/18	Revised	DS	SW										
	2	21/02/18	1st issue	DS	SW										
	1	19/02/18	Draft	DS	SW										

 <p>Suite 102, 506 Miller Street, Cammeray NSW 2062</p> <p>t +61 2 8920 0800</p> <p>ptcconsultants.co</p>	REV	DATE	COMMENT	DRAWN	REVIEWED	REV	DATE	COMMENT	DRAWN	REVIEWED	<div>PROJECT:</div> <div>AUSTRALIAN TECHNOLOGY PARK BUILDING 2</div> <div>Level 8,9 & 12, Eveleigh, Sydney</div>	<div>DRAWING TITLE:</div> <div>Lower Ground Retail Parking Proposed Line Marking and Signage Plan</div>	CLIENT:	Mirvac Projects	
	6	27/03/18	Updated line marking	DS	SW								DRG. #:	S96-001	REV: 6
	5	20/03/18	Updated reference	DS	SW								PROJECT #:	T2-2325	
	4	06/03/18	Updated reference	DS	SW								SCALE:	1 : 500	
	3	05/03/18	Revised	DS	SW										
	2	21/02/18	1st issue	DS	SW										
	1	19/02/18	Draft	DS	SW										

 <p>Suite 102, 506 Miller Street, Cammeray NSW 2062</p> <p>t +61 2 8920 0800</p> <p>ptcconsultants.co</p>	REV	DATE	COMMENT	DRAWN	REVIEWED	REV	DATE	COMMENT	DRAWN	REVIEWED	<div>PROJECT:</div> <div>AUSTRALIAN TECHNOLOGY PARK BUILDING 2</div> <div>Level 8,9 & 12, Eveleigh, Sydney</div>	<div>DRAWING TITLE:</div> <div>Lower Ground Retail Parking Proposed Line Marking and Signage Plan</div>	CLIENT:	Mirvac Projects	
	6	27/03/18	Updated line marking	DS	SW								DRG. #:	S96-001	REV: 6
	5	20/03/18	Updated reference	DS	SW								PROJECT #:	T2-2325	
	4	06/03/18	Updated reference	DS	SW								SCALE:	1 : 500	
	3	05/03/18	Revised	DS	SW										
	2	21/02/18	1st issue	DS	SW										
	1	19/02/18	Draft	DS	SW										



ptc.

Suite 102, 506 Miller Street,
Cammeray NSW 2062
t +61 2 8920 0800
ptcconsultants.co

REV	DATE	COMMENT	DRAWN	REVIEWED	REV	DATE	COMMENT	DRAWN	REVIEWED
6	27/03/18	Updated line marking	DS	SW					
5	20/03/18	Updated reference	DS	SW					
4	06/03/18	Updated reference	DS	SW					
3	05/03/18	Revised	DS	SW					
2	21/02/18	1st issue	DS	SW					
1	19/02/18	Draft	DS	SW					

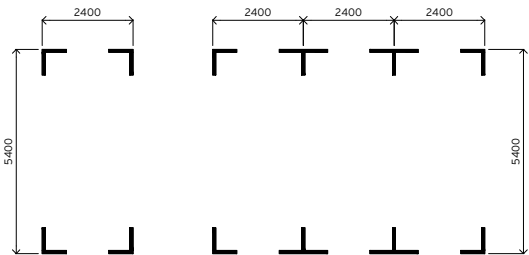
PROJECT:
**AUSTRALIAN TECHNOLOGY PARK
BUILDING 2
Level 8,9 & 12, Eveleigh, Sydney**

DRAWING TITLE:
**Mezzanine Employee Parking
Proposed Line Marking and
Signage Plan**

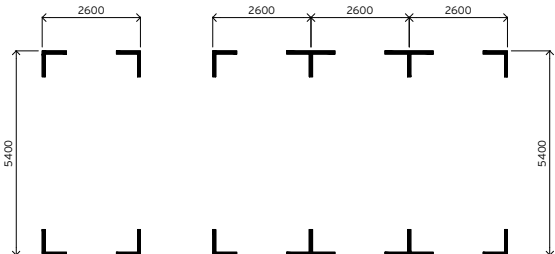
CLIENT: **Mirvac Projects**
DRG. #: **S96-002**
PROJECT #: **T2-2325**
SCALE: **1 : 500**

REV: 6

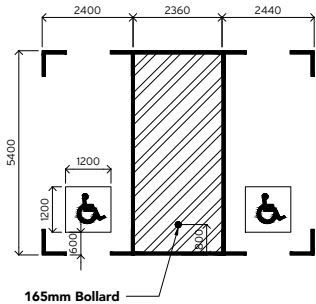
Class 1a Parking Space
80mm line in white
thermoplastic paint



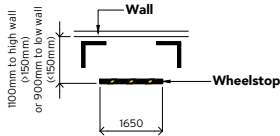
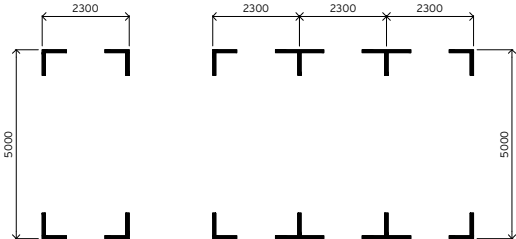
Class 3 Parking Space
80mm line in white
thermoplastic paint



Accessible Parking Space
80mm line in white
thermoplastic paint
Shared Area Yellow
hatching
150mm wide (45deg)
300mm gap

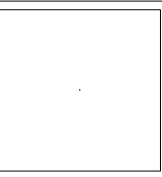


Small Car Parking Space
80mm line in white
thermoplastic paint



- 1 - All dimensions are in millimeters unless stated otherwise.
- 2 - All line markings and signs to be in accordance with AS2890.1 AS2890.6 and AS1753.1
- 3- All signs to be size A, unless stated otherwise.
- 4 - Where possible, all signs to be mounted on structure and mounted at 2.2m (to underside of sign) in trafficable areas and 2.0m in pedestrian access areas.
- 5- Wheel stops to be placed 1100mm from rear of each space.
- 6 - Sign and line locations are indicative only and the exact location of signs and line marking to be agreed on site prior to installation.

REV	DATE	COMMENT	DRAWN	REVIEWED	REV	DATE	COMMENT	DRAWN	REVIEWED
6	27/03/18	Updated line marking	DS	SW					
5	20/03/18	Updated reference	DS	SW					
4	06/03/18	Updated reference	DS	SW					
3	05/03/18	Revised	DS	SW					
2	21/02/18	1st issue	DS	SW					
1	19/02/18	Draft	DS	SW					



PROJECT:
**AUSTRALIAN TECHNOLOGY PARK
BUILDING 2**
Level 8,9 & 12, Eveleigh, Sydney

DRAWING TITLE:
Line Marking Details

CLIENT: **Mirvac Projects**

DRG. #: **S96-003**

PROJECT #: **T2-2325**

SCALE: **1 : 200**

REV: **6**