

8 May 2024  
Andrew Roman  
ADCO Constructions Pty Ltd  
Level 2  
7-9 West Street  
North Sydney  
NSW 2060

Dear Andrew

## **1. Blakebrook Public School – Traffic Statement**

This letter has been prepared specifically for the early works DA submission for Stage 2 of the proposed development, which proposes the construction of a new elevated school building and landscaping and ancillary works and structures.

Reference has been made to the following architectural plan (included 0) prepared by Taylor Brammer:

- Drawing No. BLA - ARC - CD - DWG - 00\_005 PROPOSED SITE PLAN Rev 3, dated 16/04/2024.

While historically the vehicles were observed to be parking on-site within the western grassed area (aerial image included Attachment 1), this parking was not formally endorsed as an official parking area.

The proposed building footprint and water tanks will occupy this part of the site and will effectively prevent any on-site parking activity. The distance between the building and the concrete pad for the water tanks measures 9.3 metres (which relies on the relocation of the proposed bicycle parking area), which is not sufficient to accommodate a single parking aisle of 5.8 metres with 90-degree parking spaces having a length of 5.4 metres (totaling 11.2 metres). The grassed area to the north of the water tanks is impacted by the Tree Protection Zone, and designed for outside learning spaces which prevents the construction of parking in this area, while providing sufficient width to the building. The area to the northeast of the site is occupied by a playing field and the main entry point, also providing insufficient space for parking spaces.

As this is a like for like replacement with no increase in the number of students or staff, the current parking provision along the frontage of the school (see Attachment 1) is sufficient, eliminating the need for additional spaces within the site.

Presently, five permanent staff members park at the school, which can increase to ten depending on visiting school counsellors or support staff.

There are currently 13 on-street parking spaces available within the frontage of the school, in addition to the three designated for kiss and drop. If the school uses the maximum demand for ten spaces, six spaces remain for kiss and drop. In the most part, the school does not fully utilize the ten parking spaces for teachers, therefore there will typically be excess capacity.

On this basis, the on-street parking demand will not negatively impact the amenity of surrounding neighbours or road users.

I trust that this information assists with the assessment of the proposal however, if any clarification is required, please do not hesitate to contact us on the details below.

Your Faithfully



Andrew Morse

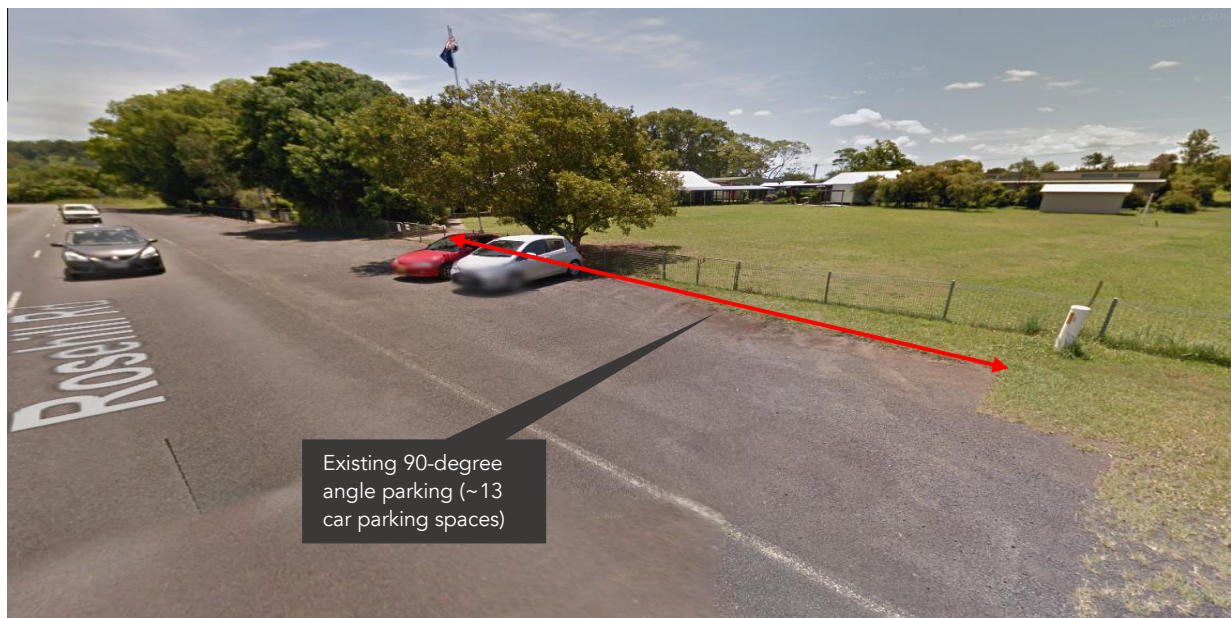
**Managing Director**

---

**Document Control:** Prepared by *SK* on *17 April 2024*. Reviewed by *AM* on *6 May 2024*.

---

## Attachment 1. Aerial/Street-view photos of site





## Attachment 2. Site Plan

