

Regards

Alex Black

Development Manager, Development & Construction | **TOGA**

M +61 466 450 420

Level 5, 45 Jones Street, Ultimo, NSW 2007

toga.com.au | tfehotels.com.au

From: RATHAN Pahee <Pahee.RATHAN@rms.nsw.gov.au>

Sent: Thursday, 14 February 2019 2:32 PM

To: 'council@penrith.city' <council@penrith.city>

Cc: 'kathryn.saunders@penrith.city' <kathryn.saunders@penrith.city>; LANCE David C

<David.LANCE@rms.nsw.gov.au>; Alex Black <ablack@toga.com.au>

Subject: Construction of Mixed Use Development - 634-638 High Street, Penrith DA18/0264 SYD18/00573/06

Hi Kathryn,

I refer to your email dated 11 April 2018 and subsequent meetings regarding the abovementioned development.

Roads and Maritime reviewed all the information submitted by Council and the applicant. Roads and Maritime provides the following comments to Council for its consideration in the determination of the development application:

1. Roads and Maritime does not support the replacement of the existing roundabout with Traffic Control Signals (TCS) at present. However, Roads and Maritime will support the attached layout for any future TCS at this location when/if the warrants for installing TCS were met.
2. If the future TCS at this location impacts on the performance of the TCS at the intersection of Mulgoa Road and High Street, then Roads and Maritime will not allow the right turn movements from High Street into the development.
3. In future, traffic movements will be restricted to left-in and left-out only at the intersection of Mulgoa Road and Union Street. This will have impact on the accessibility to the proposed development.

If you like to discuss this matter further, please call me on 8849 2219.

Regards

Pahee

Pahee Rathan

A/Senior Land Use Assessment Coordinator

North West Precinct

T 02 8849 2219 M 0417 246 510

www.rms.nsw.gov.au

Every journey matters

Roads and Maritime Services

27 Argyle Street Parramatta NSW 2150



Before printing, please consider the environment