

30 March 2015

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CR2015/001101
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MJ

General Manager
Lake Macquarie City Council
DX 7869
NEWCASTLE

Attention: Development Assessment and Compliance Department

DUDLEY ROAD (MR325): PROPOSED MIXED USE AND MULTIPLE HOUSING DEVELOPMENT, LOTS 1-3 DP 436503, LOTS 1-3 DP 349377, LOT 4 DP 663765 AND LOTS 2-3 DP 26039, 142-146 DUDLEY ROAD AND 2-4 KOPA STREET, WHITEBRIDGE (DA/1774/2013)

Dear Sir / Madam

I refer to Council's letters dated 10 March 2015 and 17 March 2015 (Your reference DA/1774/2013) regarding the subject development forwarded to Roads and Maritime Services for comment. I also refer to Roads and Maritime's letters dated 16 December 2013 and 21 October 2014.

Roads and Maritime understands that the layout of the proposed development has not been altered from the previous layout forwarded to Roads and Maritime for comment (as an adjacent land owner) in September 2014, except for minor changes to the proposed shared path along the south eastern boundary of the site. All vehicular access to the site will still be via the local road network namely Kopa Street.

Roads and Maritime Responsibilities

Transport for NSW and Roads and Maritime's primary interests are in the road network, traffic and broader transport issues. In particular, the efficiency and safety of the classified road network, the security of property assets and the integration of land use and transport.

In accordance with the *Roads Act 1993*, Roads and Maritime has powers in relation to road works, traffic control facilities, connections to roads and other works on the classified road network. Dudley Road (MR325) is a classified (Regional) Road. Lonus Avenue and Kopa Street are local roads. Council is the roads authority for these roads and all other public roads in the area.

In this instance, the development is not 'integrated development', as Council is both the consent authority for the development and the approval authority for Dudley Road, Lonus Avenue and Kopa Street (refer to Section 91(3) of the *Environmental Planning and Assessment Act, 1979*).

Roads & Maritime Services

Roads and Maritime Response and Requirements

Roads and Maritime has reviewed the information provided and has no objections to or requirements for the proposed development as it is considered the development will have no significant impact on the classified road network. All matters raised in Roads and Maritime's letter dated 21 October 2014 still apply.

On Council's determination of this matter, it would be appreciated if a copy of the Notice of Determination is forwarded to Roads and Maritime for record and / or action purposes

Please contact Hunter Land Use on 4924 0688 if you require further advice.

Yours sincerely,

A handwritten signature in dark ink, appearing to read 'Browne', with a stylized flourish extending from the end.

Tim Browne
Manager, Land Use Assessments
Hunter Region