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Transport Planning, Traffic Impact Assessments, Road Safety Audits, Expert Witness

15th December 2014 Ref: 2014/136.D02A.CM/jp

Marshall Street Holdings Pty Ltd
c/o- TSA Management Pty Ltd
Level 16, 207 Kent Street
Sydney NSW 2000

Attention: Cameron Buchan

RESIDENTIAL DEVELOPMENT
1-5 MARSHALL STREET, BANKSTOWN
RESPONSE TO COUNCIL (DA-757/2014)

Dear Cameron,

Reference is made to the modified ground floor and basement car park for the proposed residential development at 1-5 Marshall Street, Bankstown. The modifications are as a result of increased boundary setback and deep soil landscaping with plans shown in **Annexure A**.

The modified ground floor plan details a reduction in the vehicular driveway from the previously submitted 7m to 6.7m, where the reduction of 0.3m is on the southern side (entry lane side). This minor reduction is considered satisfactory whereby two-way passing is retained as achievable, and pedestrian view lines are maintained.

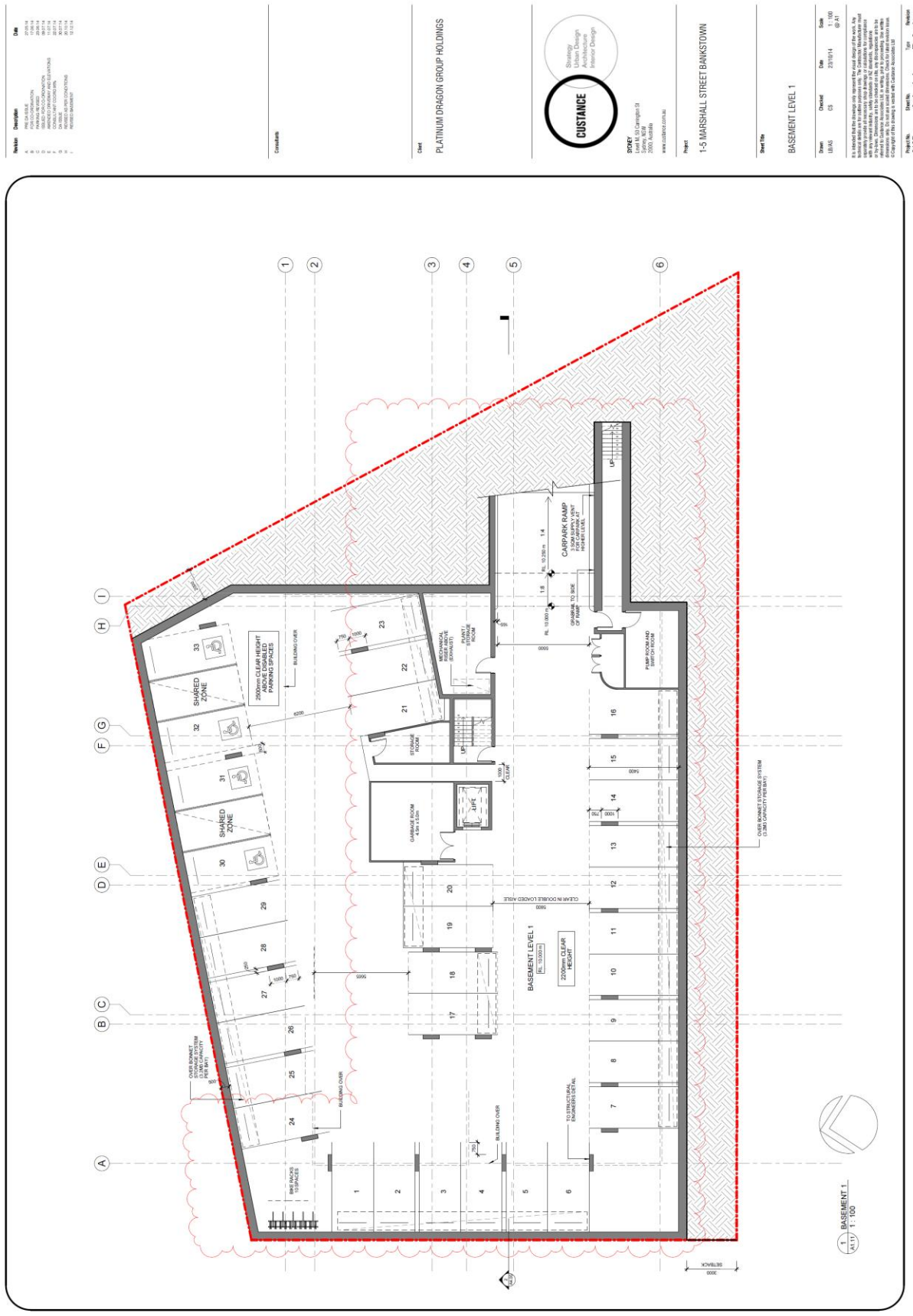
The modified basement floor plan maintains the provision of 33 car parking spaces. the main modification sees car parking spaces 1-6 positioned along the western wall / boundary of the basement floor. Relevant swept paths are provided in **Annexure B** identifying successful on-site manoeuvring for the residential car park.

Please contact the undersigned should you require further information or assistance.

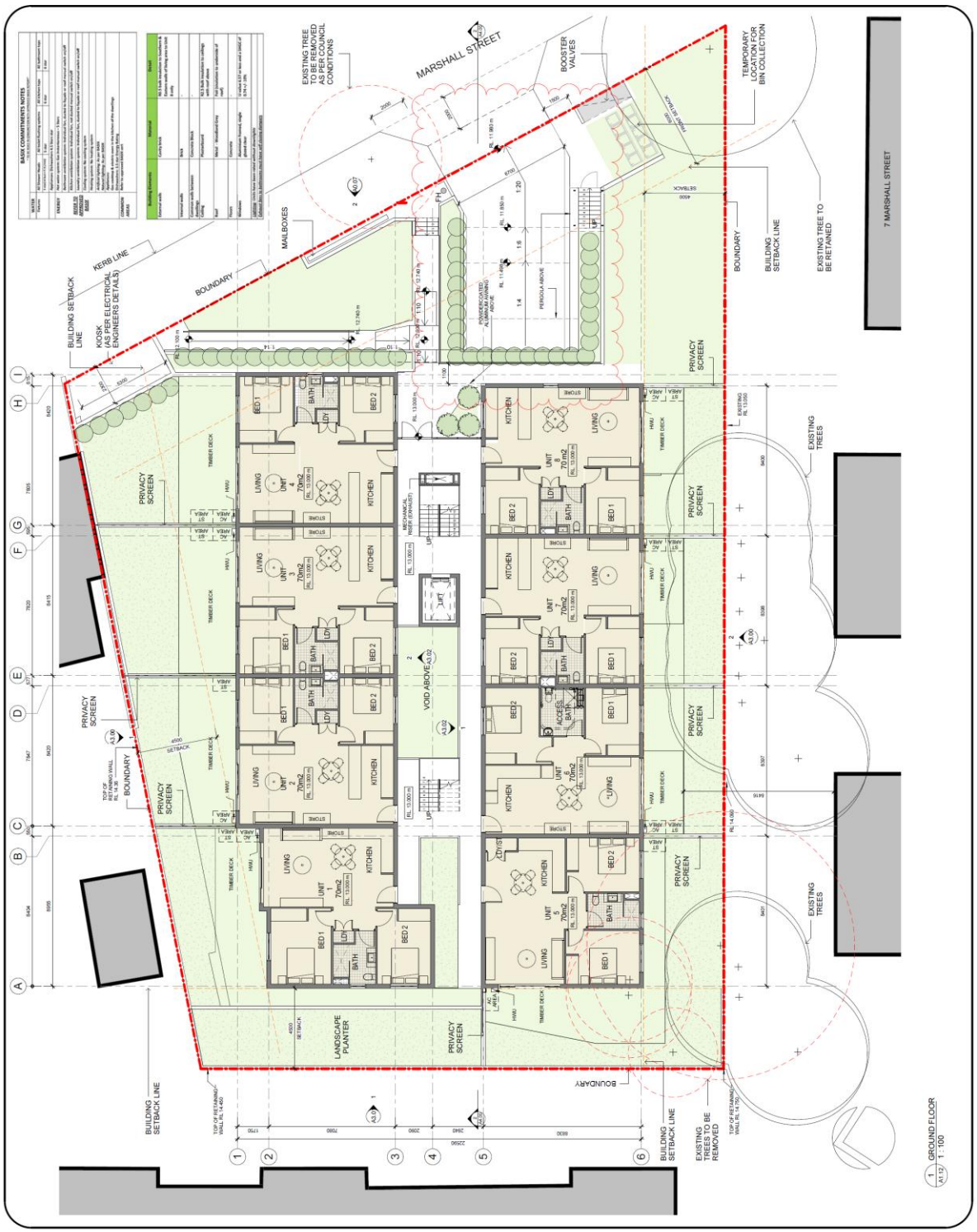
Yours faithfully
M^C^LAREN TRAFFIC ENGINEERING

Craig M^C^Laren
Director
BE Civil. Graduate Diploma (Transport Eng) MAITPM MITE [1985]
RMS Accredited Level 3 Road Safety Auditor
RMS Accredited Traffic Control Planner, Auditor & Certifier (Orange Card)

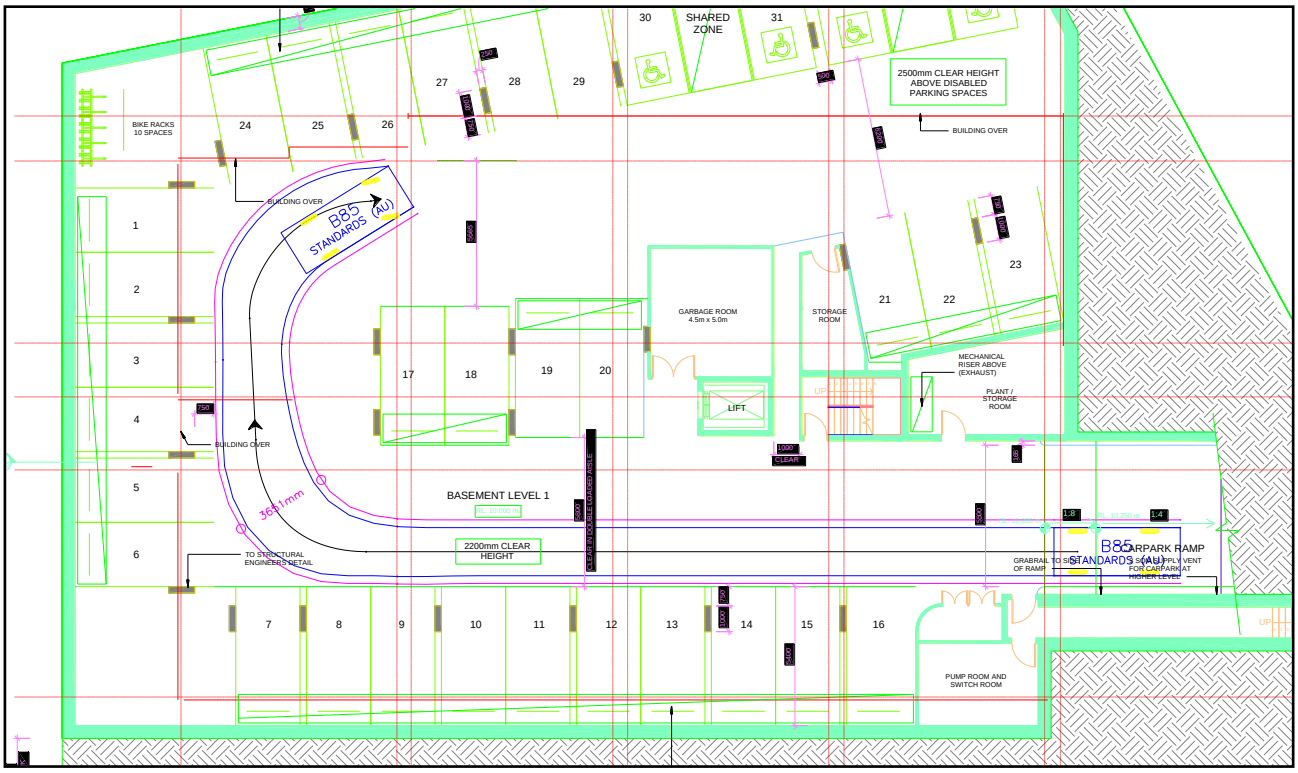
ANNEXURE A: PROPOSED PLANS (Sheet 1 of 2)

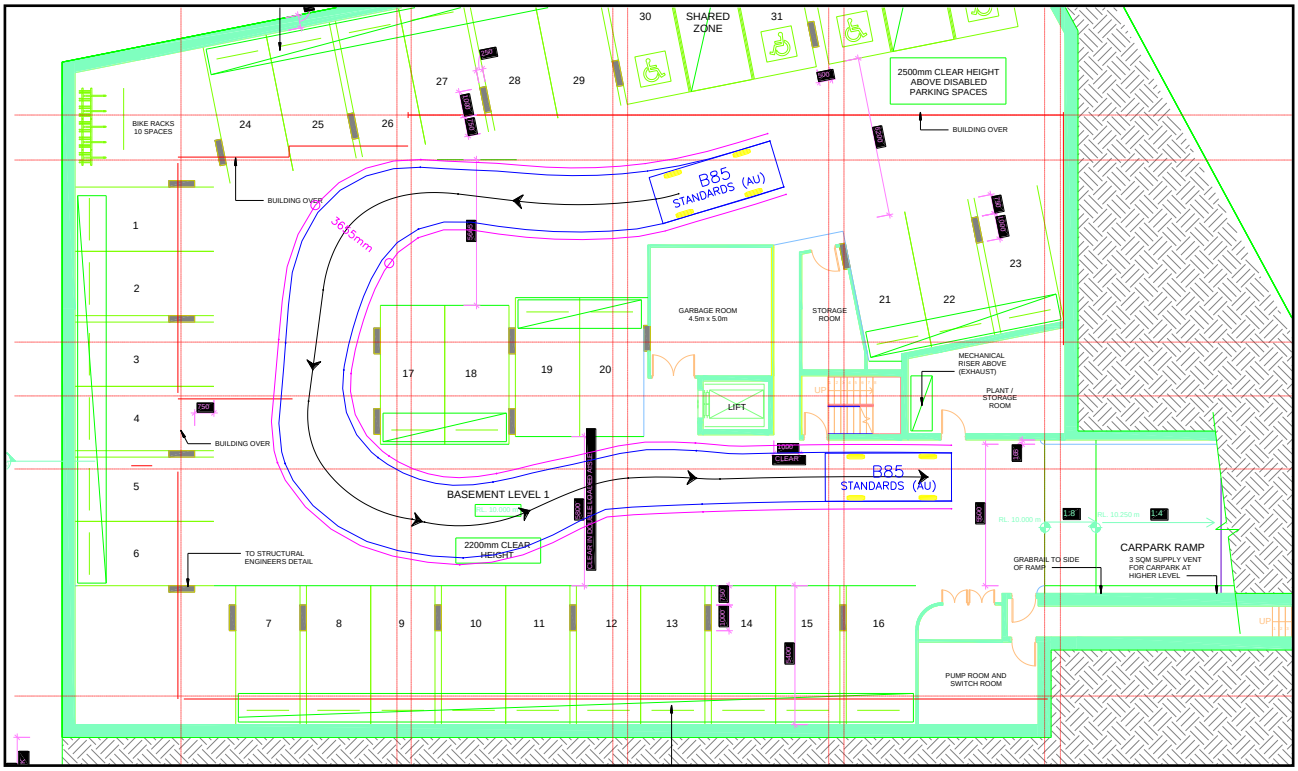


ANNEXURE A: PROPOSED PLANS (Sheet 2 of 2)



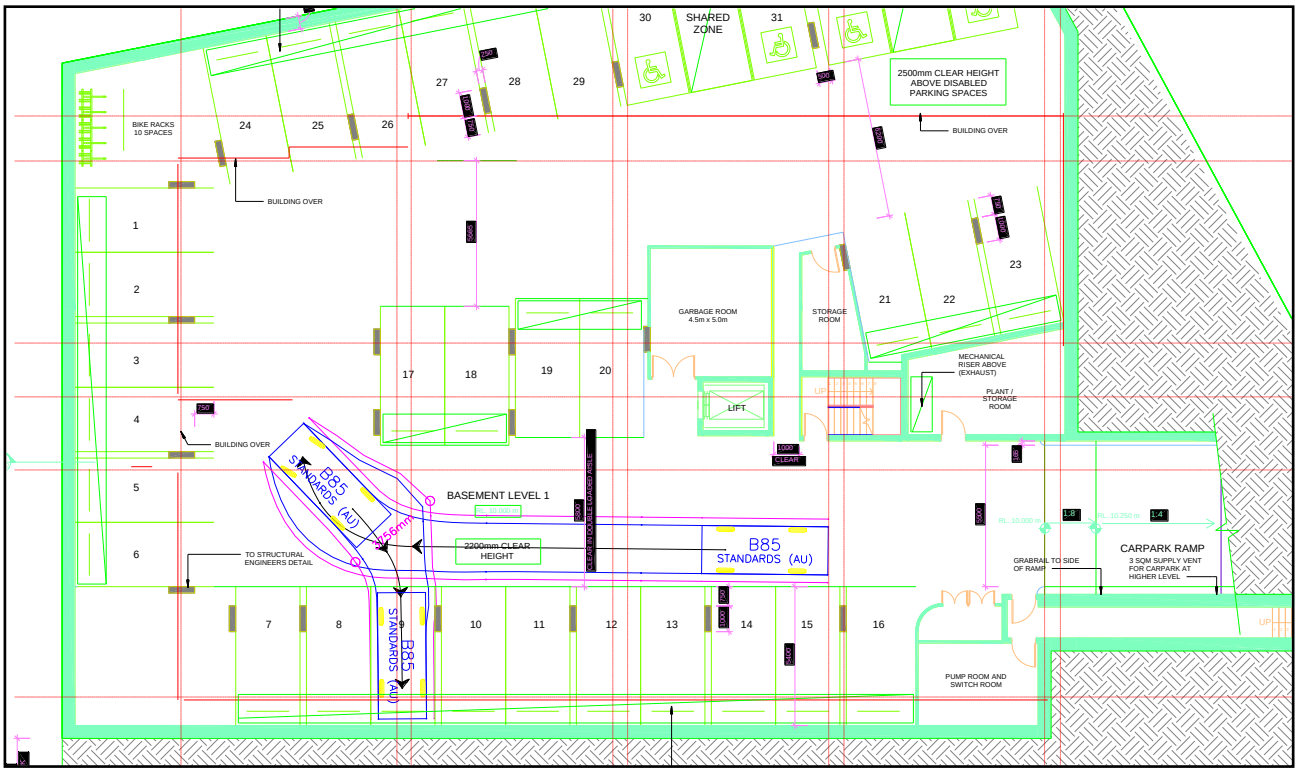
ANNEXURE B: SWEPT PATH TESTS (Sheet 1 of 4)

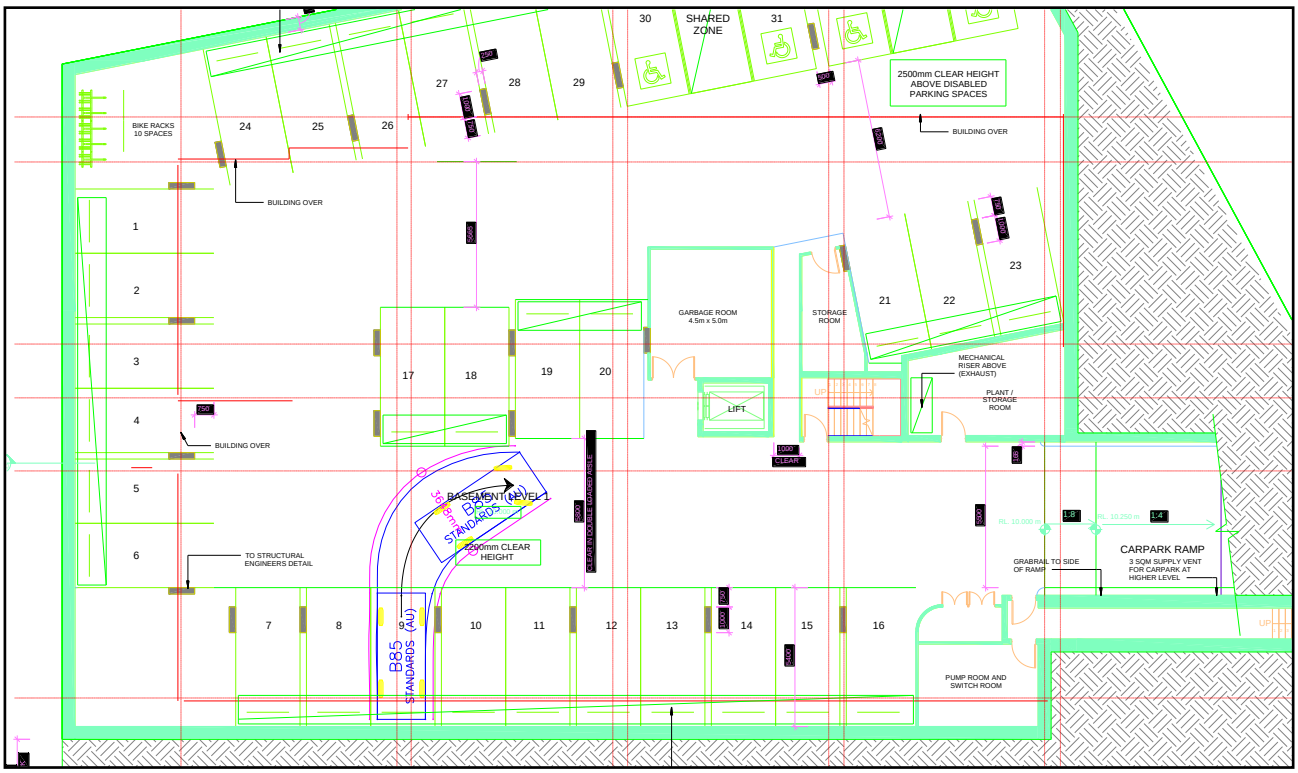




B85 Car circulation
5km/h
Successful
Blue- Vehicle body path
Magenta- 300mm clearance

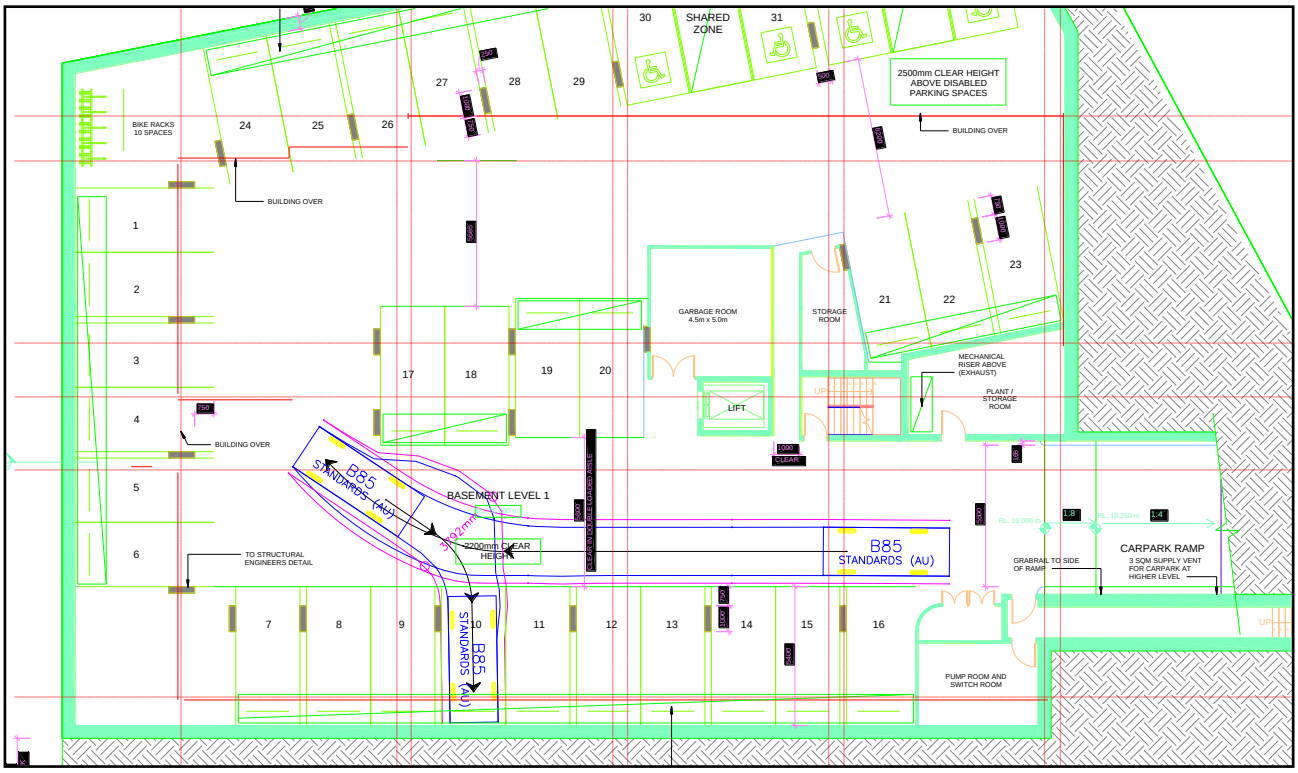
ANNEXURE B: SWEPT PATH TESTS (Sheet 2 of 4)

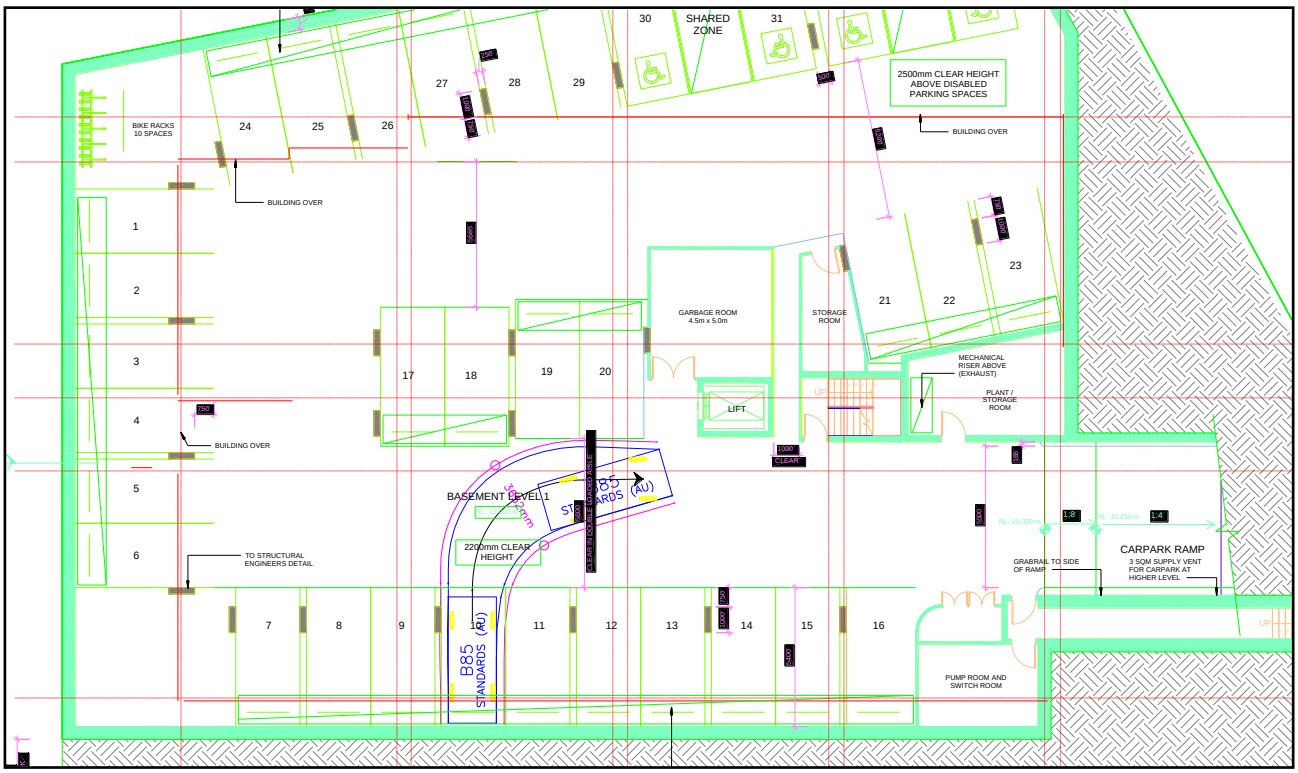




B85 Car movement into / out car space 9
2 manoeuvres in; 1 manoeuvre out
5km/h
Successful
Blue- Vehicle body path
Magenta- 300mm clearance

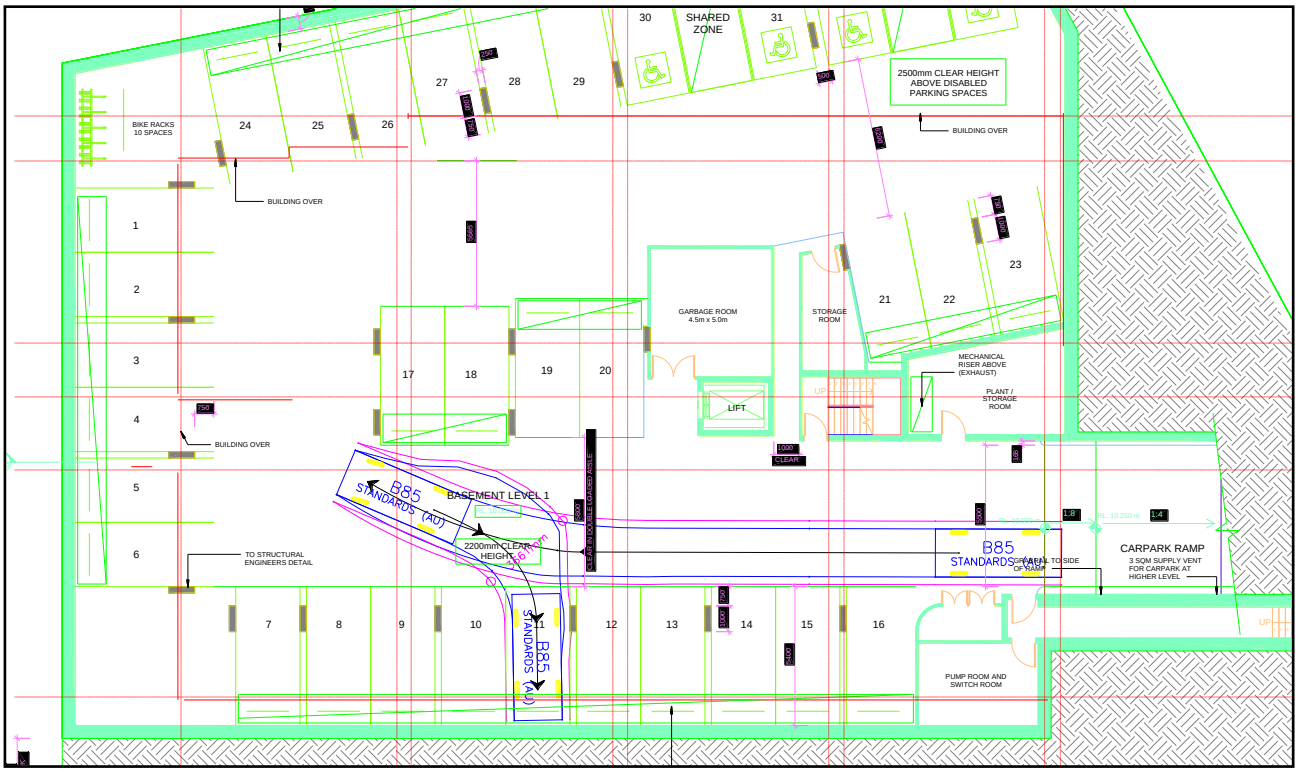
ANNEXURE B: SWEPT PATH TESTS (Sheet 3 of 4)

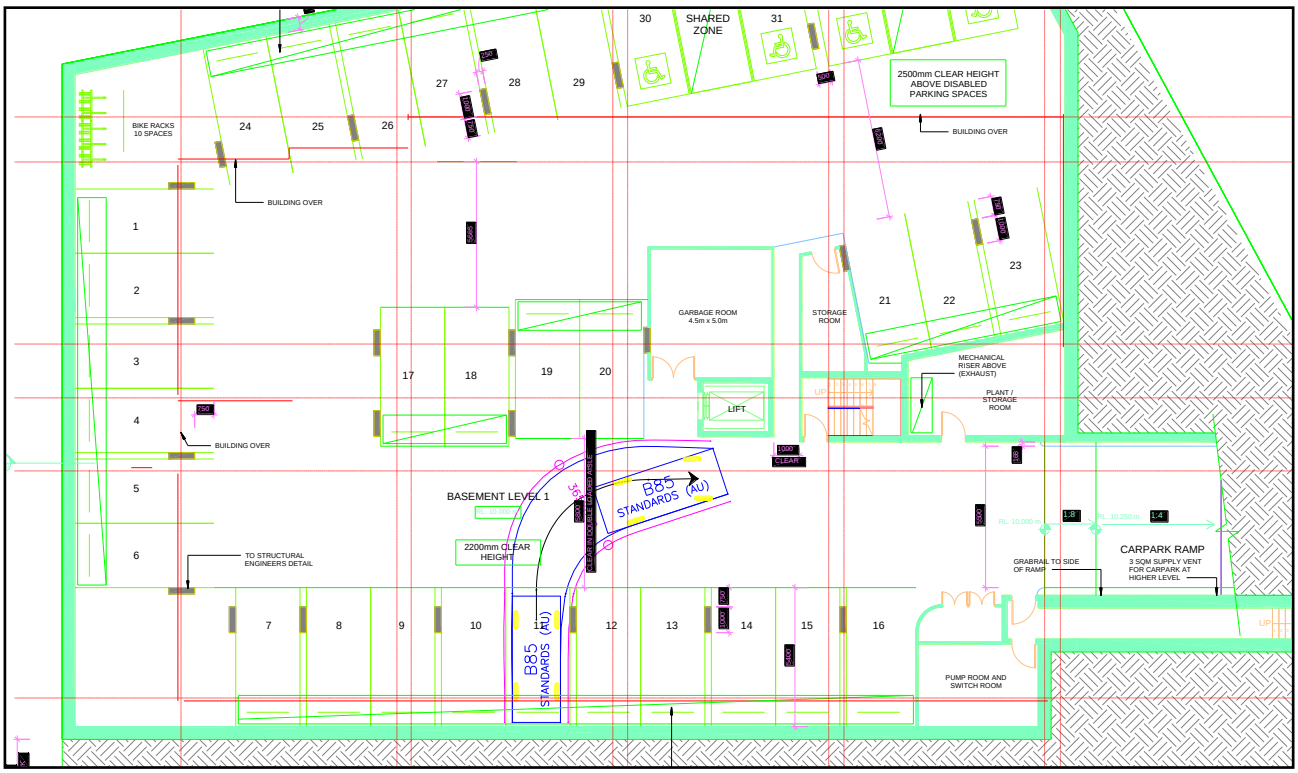




B85 Car movement into / out car space 10
2 manoeuvres in; 1 manoeuvre out
5km/h
Successful
Blue- Vehicle body path
Magenta- 300mm clearance

ANNEXURE B: SWEPT PATH TESTS (Sheet 3 of 4)





B85 Car movement into / out car space 11
2 manoeuvres in; 1 manoeuvre out
5km/h
Successful
Blue- Vehicle body path
Magenta- 300mm clearance