

10 May 2016

Our Ref: 1305

The General Manager  
Liverpool Council  
Locked Bag 7064  
LIVERPOOL BC NSW 1871

Dear Sir or Madam

**DA 266/2015**  
**25 Martin Road Badgerys Creek**

Reference is made to the above matter and in particular the determination of the Sydney South West Planning Panel dated 10 April 2017, where the application was deferred pending the submission of additional information.



In response to the reasons for deferral, please note Table 1 below.


<b>Reference</b>	<b>Reason</b>	<b>Response</b>
1.i.	<i>The sail cloth component of the building shall be replaced with a more suitable material(s) including concrete or metal cladding subject to the material(s) providing the required noise attenuation outlined in the acoustic report accompanying the application</i>	The sail cloth component has been removed and replaced with metal cladding (see site plan/floor plan and elevations/sections plan). The revised material achieves the required noise attenuation outlined in the acoustic report (see letter from Wilkinson Murray)
ii.	<i>Details of the proposed schedule of finishes, materials and colours of the proposed structure. The colours and materials of the structure shall be neutral so as to minimize visual impacts on the amenity of the area.</i>	The schedule of finishes and colours is provided below (see Table 2). The proposed colour for the building is Windspray, which is a mid-strength, neutral grey with a blue undertone.
iii.	<i>Details of the proposed hardstand for the building, driveways and car parking areas.</i>	The driveway along the northern boundary is proposed to be concrete or asphalt pavement. The vehicle manoeuvring area within the building is proposed to be recycled concrete or crushed sandstone pavement. The carpark area is proposed to be asphalt pavement (see sheet 4, car

Reference	Reason	Response
		park and swept path plans). The area underneath the stockpile locations within the building is proposed to be compacted recycled aggregate or crushed sandstone
iv.	<i>Details of the car park layout, driveways, vehicle manoeuvring areas and entry and exit points</i>	These details are shown on the car park and swept path plans.
v.	<i>Submission of a detailed landscape plan prepared by a landscape architect providing additional landscaping along the Martin Road and Lawson Road frontages of the site in order to provide suitable screening of the proposed development from Martin Road and Lawson Road</i>	Additional width and planting is proposed along both road boundaries (see landscape plan). Additional lawn area has also been introduced on the eastern side.
vi.	<i>The proposed storage shed adjacent to the Martin Road frontage is to be deleted from the amended plans</i>	The proposed storage shed has been deleted (see site/floor plan). The area where the storage shed was proposed is now proposed to be turfed.

**TABLE 1** — Response to reasons for deferral

### Schedule of materials and colours

Component	Material	Colour
Base walls	Concrete tilt-up panels	Natural
Balance of walls	Colorbond metal sheeting (corrugated)	Windspray
		
Roof	Colorbond metal sheeting	Windspray
		
Fascia, guttering,	Colorbond metal	Windspray

Component	Material	Colour
downpipes, door		

**TABLE 2** — Schedule of materials and colours

It is hoped this revised information satisfactorily addresses the reasons for deferral set out in the Sydney South West Planning Panel determination dated 10 April 2017. The proponent is happy to provide any additional detail of the proposal if required.

Yours faithfully

**PRECISE PLANNING**