

6 January 2023

TfNSW Reference: SYD22/01572/01  
Council's Reference: PAN-287623 (CNR-49546)

Mr Craig Wrightson  
General Manager  
Lane Cove Council  
PO Box 20  
Lane Cove NSW 1595

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**CONSTRUCT FOUR RESIDENTIAL APARTMENT BUILDINGS  
AREA 22 AND 23, ST LEONARDS (RIVER ROAD, BERRY ROAD, PARK ROAD)**

Dear Mr Wrightson,

Reference is made to Council's referral regarding the abovementioned application which was referred to Transport for NSW (TfNSW) in accordance with clause 2.122 of *State Environmental Planning Policy (Transport and Infrastructure) 2021*.

TfNSW has reviewed the subject development application and notes that subject development application falls within the St Leonards South precinct, which has a residential uplift of approximately 2,000 dwellings across the entire precinct and a cumulative transport study inclusive of mesoscopic modelling was undertaken at the rezoning stage in consultation with TfNSW.

It is understood that the cumulative precinct transport study identified a package of local and regional transport infrastructure for inclusion in a section 7.11 Plan and was incorporated into the St Leonards and Crow's Nest Special Infrastructure Contribution (SIC).

As such, TfNSW raise no objections to the proposed development, subject to the applicant providing the monetary contributions towards local and regional transport infrastructure consistent with the SIC.

For more information, please contact Matthew Houlden, Land Use Planner, by email at [development.sydney@transport.nsw.gov.au](mailto:development.sydney@transport.nsw.gov.au).

Yours sincerely,

A handwritten signature in black ink, appearing to read "B. Pegg".

**Brendan Pegg**  
**Senior Manager Land Use Assessment Eastern**  
**Planning and Programs, Greater Sydney Division**

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OFFICIAL