

Louise McMahon
NSW Department of Planning, Housing and Infrastructure
4 Parramatta Square
Parramatta 2150 NSW

Re: Rezoning Review (RR-2025-1) Appin (part 2) Precinct

3 June 2025

Dear Louise McMahon,

Thank you for your letter dated 14 May 2025 regarding the Rezoning Review for the Appin (Part 2) Precinct. We appreciate the opportunity to provide feedback.

It should be noted, Transport for NSW (Transport) previously reviewed the subject draft Planning Proposal and provided comments to Wollondilly Council on 20 March 2025. The response, titled “TfNSW Response – Preliminary Notification Appin (Part) Precinct No. 2” is included in the Rezoning Review supporting documents. These comments remain relevant and should be considered in the review.

Transport has reviewed the Rezoning package and provides the following comments to directly address the questions raised in the 14 May correspondence:

Transport Management and Accessibility Plan: As noted in the earlier response, Transport has been working closely with the Department of Planning, Housing and Infrastructure (DPHI), Walker Corp, and their consultants in the development and assessment of the Transport Management and Accessibility Plan (TMAP). The scope of the TMAP includes the Appin (Part) Precinct No. 1 (PP-2022-3979) and the proposed Appin (Part) Precinct No. 2. The TMAP has been finalised and endorsed by Transport for public exhibition. It is Transport’s understanding that the TMAP will form part of a suite of documents for public exhibition, the timing of the exhibition is a matter for the proponent and DPHI to confirm.

The TMAP defines the staging of housing release and is supported by identified infrastructure. Adherence to the proposed staging is critical and any departure from the staging may require further modelling be undertaken to ensure the network has capacity to support the changes. To ensure consistency, the Strategic Traffic Assessment should be updated to reflect the outcomes and staging in the 2024 endorsed TMAP. If the Appin (Part 2) Precinct delivery departs from the TMAP staging, further consultation with Transport would be required.

Transport Corridor Map: The *Appin (Part 1 & 2) Precinct Plan Transport Corridors Map* includes the Transit Corridor, OSO2 Corridor and East West Road. Transport is working with DPHI and the proponent on the finalisation of the subject corridors through Appin (part) Precinct. Until these alignments are agreed Transport is unable to confirm the alignment through Appin (part 2) Precinct. If the Planning Review Panel agree to progress the subject Planning Proposal, Transport would seek to endorse both the Appin (part 1 & 2) Transport Corridors Map concurrently.

As such, Transport would recommend the Planning Panel progress the Appin (Part 2) Precinct

Planning proposal only upon finalisation of the Appin (Part) Precinct.

Transport will continue to work closely with the DPHI to ensure that all relevant aspects are thoroughly considered and addressed. Should you require any further information or clarification, please do not hesitate to contact me directly at Lee.Farrell@Transport.nsw.gov.au.

Thank you for your attention to this matter.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Mark Ozinga', with a stylized flourish at the end.

Mark Ozinga
A/Director Corridor and Network Protection

SYD24/00384

OFFICIAL

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