

25 March 2022

File No: NTH19/00203/03  
Your Ref: CNR-20640; 10.2021.170.1

The General Manager  
Byron Shire Council  
PO Box 219  
MULLUMBIMBY NSW 2482

**Attention: Ivan Holland**

Dear Sir / Madam

**DEVELOPMENT APPLICATION 10.2021.170.1 – PROPOSED ECO TOURISM MIXED USE  
LOT 1 DP 1031848, 951 BROKEN HEAD ROAD BROKEN HEAD**

I refer to the abovementioned Development Application referred to Transport for NSW (TfNSW) on 28 February 2022 for comment in accordance with Clause 2.121 / Schedule 3 of the *State Environmental Planning Policy (Transport and Infrastructure) 2021*.

TfNSW key interests are the safety and efficiency of the transport network, the needs of our customers and the integration of land use and transport in accordance with Future Transport Strategy 2056.

Broken Head Road forms part of The Coast Road (MR545) a classified (Regional) road. Council is the roads authority for both roads and all other public roads in the area, in accordance with Section 7 of the *Roads Act 1993*.

TfNSW has reviewed the referred information and has not specific requirements. The following comments are provided to assist the Consent Authority in determining the application:

1. The proposed development will increase peak hourly and daily demand for vehicles. The current layout of the intersection at the site access provides a ‘Seagull’ treatment for turning vehicles and safe intersection sight distance (SISD) is achieved in both directions for the 80km/h speed environment.
2. Council should be satisfied that the existing access arrangement is appropriate for the proposed increase in daily and peak hourly demand at the site access.
3. The driveway, internal manoeuvring, car parking and service vehicle areas should be designed and constructed in accordance with the relevant parts of AS.2890 and to Council’s specifications.
4. Any regulatory signs will require the endorsement of the Local Traffic Committee prior to Council approval. Please refer to *A guide to the delegation to councils for the regulation of traffic* available [here](#).

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If you have any further enquiries regarding the above comment then please contact Leisa Sedger, Development Services Case Officer, on 1300 207 783 or by emailing: [development.north@transport.nsw.gov.au](mailto:development.north@transport.nsw.gov.au)

Yours sincerely



**Matt Adams**  
Team Leader Development Services North  
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