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Matthew Rosel
Principal Planner
Planning and Assessment Group
Department of Planning, Industry and Environment
Locked Bag 5022
Parramatta NSW 2124

Dear Mr Rosel,

Subject: Re-exhibition of Bonnyrigg Housing Estate - Modification Application

Thank you for your letter received 25 June 2020, requesting input from Environment, Energy and Science Group (EES) in the Department of Planning, Industry and Environment (DPIE) on the re-exhibition of Bonnyrigg Housing Estate modification application to the approved concept plan for future stages of the Bonnyrigg Estate to reflect current NSW Government policy in relation to social housing and meet the increasing demand for social housing in NSW.

The modification application seeks to amend the following:

- increase residential densities, from 2500 to 3000 dwellings within the estate
- greater housing choice and diversity by increasing the number of apartments and mixed-use buildings, between 4 and 6 storeys in the areas close to the town centre
- enhanced open space network by increasing open space from 12.13ha to 13.04ha
- enhanced activation of key streets by providing an active ground floor frontage and
- improved local road network through improved connections for pedestrians and cyclists and the removal of dead ends and cul-de-sacs where possible.

EES provided previous correspondence dated 19 September 2019 and advise that the comments and recommendations contained in EES's previous correspondence remain unchanged.

Should you have any queries regarding this matter, please contact Bronwyn Smith, Senior Conservation Planning Officer on 9873 8604 or bronwyn.smith@environment.nsw.gov.au

Yours sincerely



08/07/20

Susan Harrison
Senior Team Leader Planning
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