

Our Reference:
Your Reference:
Contact:
Telephone

RDC 08M1738 v3 – SYD08/00287
MP09_0162
Angela Malloch
8849 2041

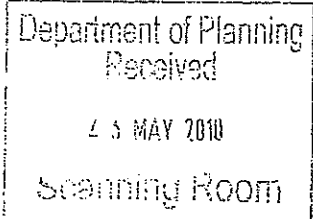
SRDAC

**SYDNEY
REGIONAL
DEVELOPMENT
ADVISORY
COMMITTEE**

The Director
Metropolitan Projects
GPO Box 39
Sydney NSW 2001



Attention: Tim Hogan



**PROPOSED RESIDENTIAL DEVELOPMENT OF 600 UNITS
AT 14-18 BOONDAH ROAD, WARRIEWOOD**

Dear Sir / Madam,

Reference is made to correspondence received on 14 April 2010 (MP09_0162) requesting the Roads and Traffic Authority (RTA) for comment in accordance with Clause 104 and Column 2 of Schedule 3 of State Environmental Planning Policy (Infrastructure) 2007. I wish to advise that the Sydney Regional Development Advisory Committee (SRDAC) considered the traffic impact of this application at its meeting on the 5 May 2010.

Below are the Committee's recommendations on the subject application:

1. The layout of the car parking areas associated with the subject development (including, driveways, grades, aisle widths, turning paths, sight distance requirements, and parking bay dimensions) should be in accordance with AS 2890.1-2004 and AS 2890.2 – 2002 for heavy vehicles. All disabled parking spaces shall comply with the requirements of AS2890.6 – 2009.
2. Proposed cycleway is to comply with dimensional requirements of NSW Bicycle Guidelines and be signposted and delineated as per this document.
3. The RTA requires the Warriewood Valley Roads Master Plan (2006 Review) to be updated including the timeline for proposed works. The RTA requires further details of proposed works at the following intersections to be submitted to the RTA for review:
 - Pittwater Road/Warriewood Road
 - Pittwater Road/Jacksons Road
 - Mona Vale Road/Ponderosa Parade

It should be noted that section 87 of the Roads Act 1993 states *.....the construction, erection, installation, maintenance, repair, removal or replacement of a traffic control light may not be carried out otherwise than by or with the consent of the RTA.*

4. The proposed roundabouts at the intersections of Boondah Road/Macpherson Street, the new site access/Macpherson Street and Jacksons Road/Boondah Road should be installed at Stage 1 prior to the occupation of the site.

5. All works / regulatory signposting associated with the proposed development shall be at no cost to the RTA.

In accordance with Clause 104 (4) of State Environmental Planning Policy (Infrastructure) 2007, it is essential that a copy of the Department's determination on the proposal (conditions of consent if approved) is forwarded to the RTA at the same time it is sent to the developer.

Should you require any further clarification in relation to this matter, please call the contact officer named at the top of this letter.

Yours faithfully



Ken Moon
Chairman, Sydney Regional Development Advisory Committee

18 May 2010