

15 February 2023

File No: NTH23/00026/01

Your Ref: DA10609

Department of Planning and Environment
Locked Bag 5022
PARRAMATTA NSW 2150

Attention: Tahlia Sexton

Central Coast Highway (HW30): DA 10609, Mixed Use Development, L: 1 DP: 1194024, 10 Young Street West Gosford

I refer to the abovementioned Development Application referred to Transport for NSW (TfNSW) on 17 January 2023 for comment.

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 the *Future Transport Strategy*.

Central Coast Highway (HW30) is a classified State road, Racecourse Road is a classified Regional road and Young Street is a local road. Council is the roads authority for these roads and all other public roads in the area, in accordance with Section 7 of the *Roads Act 1993*.

Request for Further Information

The following information is requested for assessment prior to TfNSW concurrence, under s.138 of the *Roads Act 1993*, being provided:

- Updated swept path plans demonstrating the largest design vehicle movements both entering/exiting and within the site.
- Proposed access routes and delivery times for car carriers and other heavy vehicles accessing the site and the adjacent car yard.
 - It is noted in recent aerial imagery that vehicles appear to be turning right out of the car dealership on Racecourse Road over the raised median.
 - It is assumed that the extension of Young Street and the Right Of Way (ROW) will be open and available for general traffic.

Advice to Department of Planning and Environment

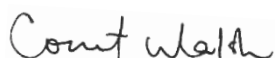
- It is recommended the following be updated on all relevant plans:
 - Location of the proposed pylon sign(s),
 - Removal of references to the previously proposed right turn into the development off Racecourse Road.

OFFICIAL

- It is noted on plans that a marked foot crossing on the Right of Way (ROW) is located between a vegetated area on the southern side and a car park on the northern side. A clear foot path should be provided.
- It is recommended that the existing footpath along Racecourse Road be extended along the property frontage.
- Consideration to be given to a different pavement type along the ROW to denote it as a shared zone and not a formal roadway between Young Street and Racecourse Road.
- Consideration to be given to installing a 10km/h shared zone along the ROW due to the number of vehicle movements and potential pedestrian conflicts.
- Consideration be given to relocating bicycle storage to ground floor to ensure it is easily accessible and secure.
- Consideration be given to providing pedestrian and cycle paths to Racecourse Road and Donnison Street back to the Central Business District (CBD) to encourage mode shift.

Should you require further information please contact Kate Leonard, Development Services Case Officer, on 1300 207 783 or by emailing development.north@transport.nsw.gov.au.

Yours faithfully



Court Walsh

A/ Team Leader Development Services
North Region | Community & Place
Regional & Outer Metropolitan

OFFICIAL