

3 October 2023

TfNSW reference: STH23/00002/03
Your reference: PP-2022-4144 (REF-1914)

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**PP-2022-4144 (REF-1914) – KIAMA TOWN CENTRE PLANNING PROPOSAL TO AMEND
KIAMA LEP 2011 – VARIOUS LOTS**

Dear Suzi

Transport for NSW (TfNSW) is responding to the additional information associated with the above Planning Proposal, referred on 25 September 2023.

TfNSW has reviewed the information and does not believe the proposal will have a significant impact on the Princes Motorway. TfNSW's comments are detailed in Attachment 1.

If you have any questions, please contact me on 9595 4624 or email development.south@transport.nsw.gov.au.

Yours faithfully



Anna Paul
Development Services Case Officer, Development Services

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Context

TfNSW notes for this referral:

- The key state road is the Princes Motorway which is approximately 1km from Terralong Street.
- The Planning Proposal (PP) is to amend the Kiama Local Environmental Plan (LEP) 2011 by amending development controls for certain lots in the Kiama Town Centre.
- The PP is to increase maximum permissible building height on specific sites on Terralong, Thomson and Akuna Streets, and increase floor space ratios on these sites as appropriate, as generally shown in **Attachment 2**.
- The PP also seeks to map areas to have active street frontages and rezone 72 Manning Street from RE1 Public Recreation to B2/E1 Local Centre.
- Kiama Council provided expected dwelling yields associated with this PP via email on 25 September 2023, which are summarised in **Table 1**.

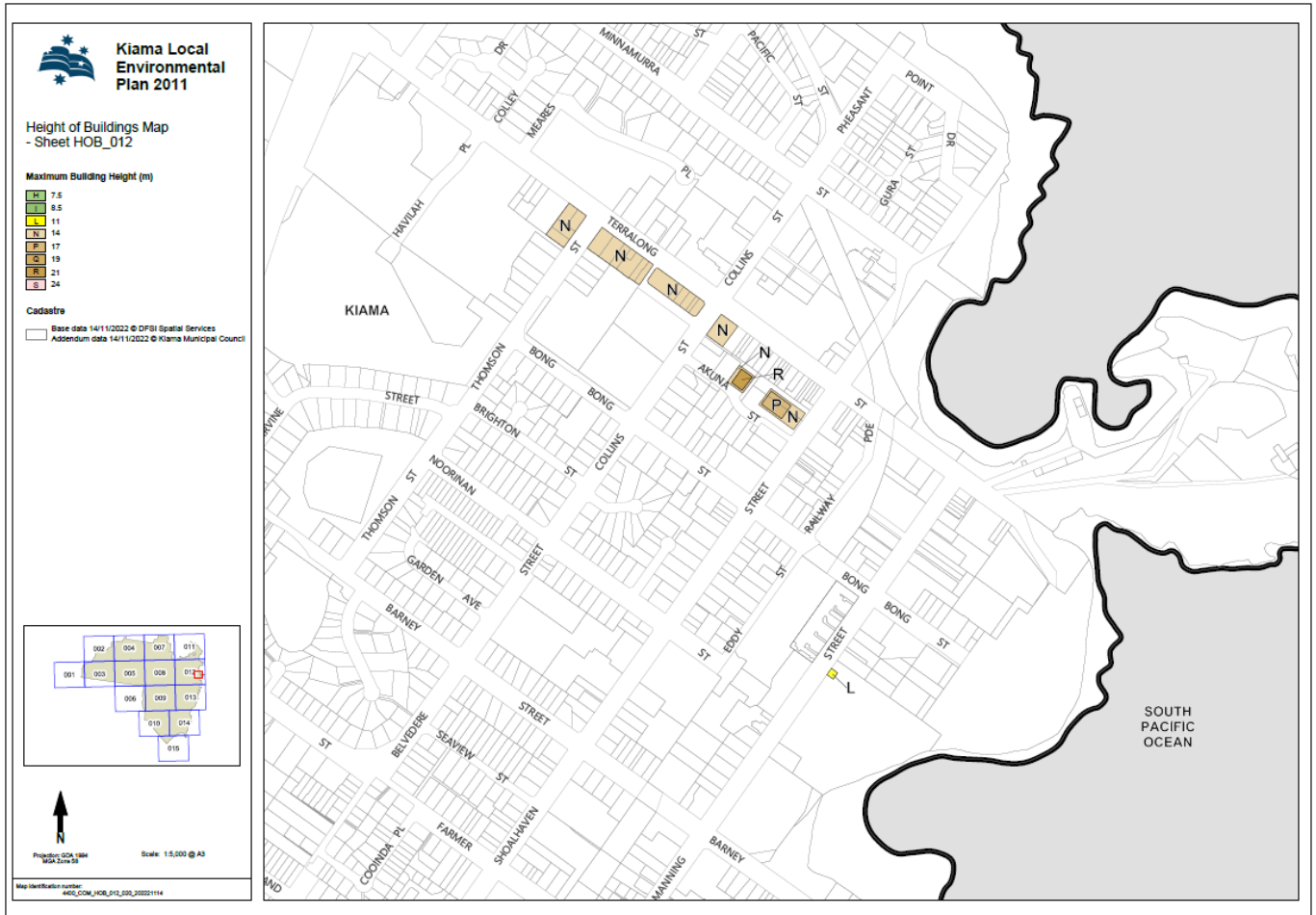
Comments

- TfNSW believes that the rezoning of the sites on Thomson, Terralong and Akuna Streets will not have a significant impact to the state road network, based on Council’s estimated dwelling yields outlined in **Table 1**.
- TfNSW highlight that Council should be satisfied that the impacts of the rezoning, which facilitates more intense traffic generating developments, has been adequately considered from a local road network perspective.

Table 1 - Expected Dwelling Yields

Location	Estimated Dwelling Yield
Thomson Street frontage	48
Terralong Street frontage	104
Akuna Street frontage	82
Total	234

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