

Issue 3, March 2009

Welcome to the third Potts Hill project newsletter. In this issue, read about the progress of the redevelopment proposal, community feedback on the plans, and construction of the new Sydney Water field headquarters.

## Project developments

Sydney Water and Landcom have developed a proposal to transform about a third of the 116 hectare Potts Hill Reservoir site into a new residential area and business park.

A concept plan for the proposal was placed on public display in August 2008. As part of the community consultation process, Sydney Water and Landcom held a community focus group which gained useful feedback. A display was provided at Birrong shops and newsletters were distributed. The community was encouraged to review the proposal and provide feedback by lodging a submission. Submissions were received from the local community, state and local governments and other stakeholders.

All submissions have now been reviewed and addressed by Landcom and Sydney Water and reported back to the Department of Planning for final assessment. The revised concept plan, as shown in this newsletter, has been

## Summary of changes to the concept plan



prepared based on stakeholder feedback and additional studies. A decision on approval of the proposal is anticipated by the middle of this year.

Over the coming months, more detailed plans will be developed for the layout of the proposed new residential area. Further community consultation will take place so the community can find out more about the project and provide input.

## Some key issues raised in submissions include:

- Protection of local flora and fauna.
- Traffic and transport.
- Safety and security of the site.
- Boundaries of the development.
- Protection of heritage items.

## Cooper Road consultation

Landcom will be visiting some of the residents of Cooper Road to discuss design options for the border between existing properties and the proposed new residential area. This will be an opportunity for residents to provide feedback on how the boundary will be designed. Landcom will be in contact with the residents involved and we will report back on the outcomes of the consultation in a future issue of this newsletter.

An artist's impression of the atrium inside the Sydney Water field headquarters.



## Construction begins on new Sydney Water field headquarters

Sydney Water has started building its new field headquarters after receiving approval from the Department of Planning in early January. The new facilities include an office and warehouse for up to about 450 Sydney Water staff, as well as car parking and landscaped areas.

The new facilities have been designed to have minimal environmental impact and high levels of energy efficiency. Some of the environmental features include water and energy efficient fittings, a high performance glass façade, a highly efficient air-conditioning system and a rainwater collection and reuse system.

Sydney Water's contractor, Brookfield Multiplex, is constructing the new Sydney Water field headquarters. Sydney Water expects that the construction works will be completed by early 2010.



Sydney Water has begun constructing new facilities including an office and warehouse (as shown above) for up to about 450 staff.

## Preparation works for the business park begin

A 15 hectare business park is proposed for the south-eastern part of the Potts Hill Reservoir site, alongside Rookwood and Brunner Roads and opposite the Chullora light industrial area.

A range of civil works has begun in order to prepare the business park site for development. These works include:

- Demolishing old buildings.
- Constructing roads, and stormwater and drainage pipes.
- Subdividing the site.

Landcom's civil engineering contractor, JK Williams, is undertaking the civil works, which will be completed by the end of the year.



A range of civil works has begun in order to prepare the business park site for development.

## Want more information?

Please contact us if you would like more information on the Potts Hill project:

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