

Our reference: SSD 9138102  
Contact: John Skaf  
Telephone: 4732 8085

23 September 2024

ESR Developments (Australia) Pty Ltd  
Level 24, 88 Philip Street  
SYDNEY NSW 2000

**Attention: Alasdair Cameron**

Dear Alasdair

**EA24/0005 Section 138 Roads Act Approval for Works at Abbotts Road and Aldington Road, Kemps Creek.**

Under Section 138 of the Roads Act 1993, approval is granted for works in the road reserve of Abbotts Road and Aldington Road, Kemps Creek as required by Condition No. D.11 of SSD 9138102 and in accordance with the stamped approved plans by AT&L, project number 24-1177, listed in the following schedule:

Drawing No.	Revision	Date	Drawing Title
C1000	P2	02-09-2024	COVER SHEET
C1001	P2	02-09-2024	DRAWING LIST
C1002	P2	02-09-2024	GENERAL NOTES
C1010	P2	02-09-2024	GENERAL ARRANGEMENT & ALIGNMENT CONTROL PLAN
C1021	P2	02-09-2024	TYPICAL SECTION AND PAVEMENT DETAIL
C1101	P2	02-09-2024	ROADWORKS PLAN SHEET 1
C1102	P2	02-09-2024	ROADWORKS PLAN SHEET 2
C1103	P2	02-09-2024	ROADWORKS PLAN SHEET 3
C1104	P1	02-09-2024	ROADWORKS PLAN SHEET 4
C1105	P1	02-09-2024	ROADWORKS PLAN SHEET 5
C1301	P2	02-09-2024	SIGNAGE AND LINEMARKING PLAN SHEET 1
C1302	P2	02-09-2024	SIGNAGE AND LINEMARKING PLAN SHEET 2
C1303	P2	02-09-2024	SIGNAGE AND LINEMARKING PLAN SHEET 3

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C1304	P1	02-09-2024	SIGNAGE AND LINEMARKING PLAN SHEET 4
C1305	P1	02-09-2024	SIGNAGE AND LINEMARKING PLAN SHEET 5
C1501	P1	02-09-2024	STORMWATER CATCHMENT PLAN
C1701	P1	02-09-2024	ROAD CROSS SECTIONS ABBOTTS ROAD SHEET 1
C1702	P1	02-09-2024	ROAD CROSS SECTIONS ABBOTTS ROAD SHEET 2
C1711	P1	02-09-2024	ROAD CROSS SECTIONS ALDINGTON ROAD SHEET 1
C1751	P1	02-09-2024	LONGITUDINAL SECTIONS DRAINAGE CHANNEL SHEET 1
C1752	P1	02-09-2024	LONGITUDINAL SECTIONS DRAINAGE CHANNEL SHEET 2
C1801	P2	02-09-2024	VEHICLE TURN PATH ABBOTTS RD CURVILINEAR SHEET 1
C1802	P2	02-09-2024	VEHICLE TURN PATH ABBOTTS RD CURVILINEAR SHEET 2
C1803	P2	02-09-2024	VEHICLE TURN PATH ALDINGTON RD & ABBOTTS RD INTERSECTION SHEET 3

**Supporting Documents:**

- Progressive Erosion & Sediment Control Plans: Stage 1, prepared by Rubicon Enviro Pty Ltd.
- Traffic Guidance Scheme, prepared by Allroad Group Pty Ltd, TMP no. ARG 24-048 TMP, version 1, dated 23/08/2024
- Construction Traffic Management Report prepared by Asongroup, P2264r03, dated 30/08/2024
- Pavement Design Report prepared by ADE Consulting Group, A201021.1725.19\_F, dated 19 September 2024

Approval is subject to the following conditions:

1. All works shall be undertaken in accordance with the approved plans, Penrith City Council's Engineering Construction Specification for Civil Works and at the direction of Penrith City Council.
2. The applicant is to provide Penrith City Council with written notice of intention to commence works a minimum of two days before any construction activity on site.
3. The notice of commencement shall be accompanied by the following documentation:
  - a) Contractor's license and details of public liability insurance with a limit of not less than \$20,000,000.00 (twenty million dollars) indemnifying Penrith City Council from all claims arising from the execution of works.

4. Prior to the commencement of works, a dilapidation report shall be undertaken over the full extent of works including road pavement, kerb and gutter, footpaths, street trees and private vehicular crossings. Any damage shall be rectified at the applicant's cost prior to the issue of Council's final signoff of the works.
5. The contractor is to notify all affected residents in writing two (2) days prior to the commencement of construction. Vehicular access to all properties is to be maintained throughout the construction. The contractor's contact details are to be included in the letter.
6. Inspections are to be undertaken in accordance with the requirements of Penrith City Council's Engineering Construction Specification for Civil Works and at the direction of Penrith City Council Officers.
7. A final inspection will not be undertaken until full Works-As-Executed plans and compliance documentation have been submitted to Penrith City Council for review.
8. A letter of completion for works under this approval will not be issued by Penrith City Council until all defects identified in the final inspection have been completed.
9. The Principal Certifier shall not issue an Occupation Certificate for the building works until a Compliance Certificate for works under this approval has been issued by Penrith City Council.
10. As the works under this approval (i.e. stage 1) are considered temporary until works progress to stage 2, the applicant is responsible to continually monitor the road condition and report to Council any identified failures. Upon Council's approval and at no cost to Council the applicant shall undertake all necessary repairs to ensure the road is restored to a safe condition.
11. The lighting of any road works or pedestrian facility must be in accordance with AS1742 and AS1158.

For further information in respect of this approval, please contact John Skaf on 4732 8085.

Yours sincerely



John Skaf

**Senior Engineer – Major Developments  
Penrith City Council**