

13 September 2021

The Hon. Daniel Mookhey, MLC  
Chair  
Public Works Committee  
Parliament House  
Macquarie Street  
SYDNEY NSW 2000

Dear Mr Mookhey

## **RE: Inquiry into the Impact of the Western Harbour Tunnel and Beaches Link**

As the Committee is aware, Council has made two submissions to the Department of Planning, Industry and Environment on the Environmental Impact Statements (EIS) for the Western Harbour Tunnel (Attachment A) and Beaches Link (Attachment B).

Council provide in principle support for the Western Harbour Tunnel and Beaches Link. Though the Western Harbour Tunnel and Beaches Link projects are supported, Council is concerned there is a missed opportunity to revitalise the Spit-Military Roads corridor. It is Councils' view that the provision of new road capacity and connectivity would take pressure off the Spit-Military Roads corridor, but the EIS lacks the means to achieve this benefit. I must stress this does not mean more housing density for Mosman and Council would strongly oppose any attempt by the Government to leverage the tunnel for this purpose.

It is considered that this inquiry serves as another opportunity to highlight the importance of obtaining certainty over the future outcomes for the local corridors.

To achieve this outcome, the Western Harbour Tunnel and Beaches Link project scope should be expanded to include the revitalisation of the Spit-Military Roads corridor and adequate funding should be provided in the Western Harbour Tunnel and Beaches Link projects budget to design and implement all required improvements.

A Working Group should be established by Transport for NSW and include Mosman and North Sydney Councils to improve the Spit-Military Roads corridor's function and accessibility. This would include improving public spaces, pedestrianisation and improved amenity. I again stress, this should not be used to force new housing density and Council's support for this project is contingent on this factor. Council through its Housing Strategy already has clear and established housing targets and this project should not be used to alter this.

Another matter I thought prudent that should be raised is the proposed establishment of a construction site at Spit West Reserve (known as BL9) for a period of 4.5 years. Council's acceptance of this will be subject to a formal lease between Mosman Council and the builder to

ensure that works can be carried out with minimal impact to the locality. Discussions on this matter are already underway.

We trust that the attached documents (Attachments A and B) will assist the Committee to understand the Mosman Council's concerns and position on this matter.

In summary, Council provides in principle support to the project with the recommendation that the proponent, Transport for NSW, amend the project scope to mandate the establishment of a Working Group and include Mosman and North Sydney Councils, to not miss the opportunity to improve the "Place" function of Spit-Military Roads corridor and resolve any outstanding issues. Further the project objectives should include that there would be no increase in housing density as a result of the tunnel.

Yours faithfully



Craig Covich  
DIRECTOR ENVIRONMENT AND PLANNING