

Western Sydney Aerotropolis
Community Consultative Committee

Meeting no: 24

Date: 18 March 2025

Venue: Zoom

Attendees	
Community members Sam Aloï (SA) Paul Buhac (PB) Gabriella Condello (GC) Ross Murphy (RM) Paul Taglioli (PT) Sascha Vukmirica (SV) Diana Vukovic (DV) Wayne Wilmington (WW)	Government representatives Isabel Virgona, Acting Director State Rezoning, Department of Planning, Housing and Infrastructure (DPHI) (IV) Carolyn Scott, Acting Manager, State Rezoning, DPHI (CS) Simon Cousins, Senior Manager Partnerships and Engagement, Transport for NSW (SC) Katy Hannouch, General Manager, Community Engagement and Partnerships, WSA Co (KH) David Hill, Community Engagement Manager, WSA Co (DH) Claire Webster, Senior Engagement Manager Sydney Metro (CW) Christine Gough, City Planning Manager, Penrith City Council (CG) Mark Hannan, Manager City Planning, Liverpool City Council (MH)
Independent Community Commissioner Professor Roberta Ryan, Independent Community Commissioner (RR) Isa Crossland Stone, minute taker, office of the Independent Community Commissioner (ICS)	
Other attendees Office of Tanya Davies, Member for Badgerys Creek (TD) Matthew Ramaley, CEO, Ingham Property Group (MR) Michael Parkinson, General manager, Ingham Property Group (MP) Kate Robinson, office of the Community Commissioner (KR)	

Apologies

Helen Anderson, community member

Joe Herceg, community member

Peter Gresser, Senior Manager Engagement, Sydney Metro

Dan Riley, Manager Development Engineering, Liverpool City Council

Fernando Ortega, Western Sydney – Commercial Partnerships Manager, Sydney Water (FO)

Item	Description	Action
1	Welcome, introductions and Acknowledgement of Country - RR	
	RR introduces herself. RR welcomes MP and MR from Ingham Property Group and invites them to make their introductions. MR introduces himself and MP.	
2	Matters arising from previous meeting – RR and KR	
	FO is an apology at this meeting, but KR shares on his behalf. With respect to maintenance and repairs on Overett Avenue, FO has confirmed that the resurfacing of the road is complete and Sydney Water is doing a walk-through tomorrow. This action is complete. Liverpool Council has also done a walk-through on Overett Ave and Martin Road and has provided minor feedback to Sydney Water. MH's action to follow up these repairs at the Council is complete. With respect to the Council's plans for May Avenue at Rossmore, this is outside of MH's aremit but KR and RR are working with other colleagues from the Council as well as GC and SA with respect to that plan. FO has reported that Sydney Water will deliver the trunk wastewater infrastructure to service Luddenham Village. Investigations to deliver the next level of infrastructure, lead in main and reticulation, are underway to identify costs and how it is funded. They have completed a scheme plan and strategic cost estimate for infrastructure delivery and will continue to work with the community on this. IV confirms this update on behalf of the DPHI.	

	<p>IV also shares that the DPHI has met with PB to discuss the agribusiness precinct. She thanks PB for his time and insights and says that the DPHI has continued to have internal discussions and with Bradfield Development Authority and will continue to pay close attention to the agribusiness zone.</p> <p>With respect to the East-West rail link, SC says that there is no funding currently to progress these plans.</p> <p>With respect to the section of Elizabeth Drive between Devonshire and Badgerys Creek Road, SC updates that with new funding, this will be upgraded to four-lane (two lanes in each direction) and this is expected to be well underway by 2030.</p> <p>RM asks if it will do back to one lane each way for the section of Elizabeth Drive between Devonshire and Mamre Roads for 500m.</p> <p>SC confirms that that 500m section is not currently funded but they are moving towards more detailed funding for this section.</p> <p>RM says that it doesn't seem sensible to him for this shorter section to be left out while such a long stretch of the road will be upgraded.</p> <p>GC asks whether it would be possible for this 500m section to be included in the upcoming works. In terms of funding, it seems logical to her that this should all be done on one fell swoop.</p> <p>SC agrees that this would be a great outcome but explains that they are restricted by funding at present.</p> <p>SA asks SC about how much of the allocated funding is actually spent on the road upgrade work and delivery. He would like to know how the budget is divided and allocated across such a project.</p> <p>SC says that this is reasonable. He cannot provide a detailed cost breakdown, but he says that investing in planning serves the outcomes of the long-term by avoiding structural or construction issues. This is particularly relevant in the context of these works. Where there are a range of complexities and the geotechnical work is challenging.</p>	
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3	Briefing: Badgerys Creek Road Master Plan – MR and MP	
	<p>MR and MP introduce the Badgerys Creek Master Plan on behalf of Ingham’s property group.</p> <p>DV asks whether Fifteenth Avenue has been relocated in the plans.</p> <p>MP says that he understands Liverpool Council has funding to do the planning and case preparation work to bring the Avenue across South Creek and all the way across to the new Bradfield link road which will lead up to the Ingham property. This extension is the result of new increases in funding to promote the connectivity of the new Bradfield City Centre.</p> <p>MR says that the alignment of Fifteenth Avenue remains the same as it was in the Precinct Plan.</p> <p>SC says that Fifteenth Avenue has received further joint funding from the State and Federal Government for the upgrade along the current alignment between Cow Pasture and Devonshire Road.</p> <p>There is no current funding for ‘Fifteenth Avenue West’, but there has been early planning for that section.</p> <p>Pitt Street Avenue West is at a similar stage of early planning. SC can give an update on this area when one is available.</p> <p>PT asks whether there is any intel about when the Badgerys Creek Road South upgrade will be delivered.</p> <p>MR says that they do not have any. However, he observes that an upgrade of Badgerys Creek Road South will be needed relatively early in the Aerotropolis and Bradfield developments.</p> <p>MR refers PT and the group to the newly published Aerotropolis Sector Plan, which contains detailed information on all funded works and their timings. Badgerys Creek Road South is addressed in that document.</p> <p>RR confirms that this plan has been shared with the group.</p> <p>SC says that last year, the Council received funding from the State and Federal governments to do a business case for the corridor of the Eastern Ring Road to Badgerys Creek Road</p>	

	<p>South. This may involve some sequencing of sections of the corridor. SC agrees that the Aerotropolis Sector Plan contains details on this.</p> <p>More information on the IPG Master Plan is available on the NSW Planning Portal site here.</p> <p>A link to the INSW Aerotropolis Sector Plan can be found here.</p> <p>GC asks if the Fifteenth Avenue is part of the 'priority road network'.</p> <p>SC says that Fifteenth Avenue is ahead of the priority road network in the delivery timeline.</p>	
4	Agency updates	
	<p>• DPHI – IV</p> <p>IV says that the flight paths still need to be approved by the Federal Minister and to be technically endorsed.</p> <p>IV says that the Industrial Lands Action Plan is an approach to identify employment lands in terms of State, regional and local significance. The policy is available to view here.</p> <p>IV says that they hope to be updating the DPHI website to include more accessible information. KR will be in contact with the CCC members to confirm when the website has been updated.</p> <p>IV says that the Department is also reviewing the planning frameworks. She says that if they have any updates to announce, they will communicate to the CCC via KR.</p> <p>WW asks IV if she has any update on when Luddenham Village will be rezoned.</p> <p>IV says that she does have any additional information to offer at this stage, and she assures him that this discussion is afoot.</p> <p>RR confirms to WW that she and KR are continuing to pursue clarity around rezoning plans for Luddenham.</p> <p>WW and RM both tell RR that they have attempted to contact the Minister for Planning and have not received follow up or any response from the Minister.</p>	

	<p>RR will follow up with Minister Scully to raise the concerns.</p> <p>• TfNSW – SC</p> <p>SC refers back to the short-term improvements planned for Elizabeth Drive. He shares that the turning lane from Western St into Elizabeth Drive has been completed. He notes that the median strip at Kemps Creek shops has been installed for safer pedestrian crossing.</p> <p>He says that an additional lane will be added for cars to turn south off Elizabeth Drive onto Kemps Creek Road this year.</p> <p>SC notes that the Prime Minister announced last week a \$1 billion funding plan to protect future metro corridor/ links between Leppington and the Bradfield/Macarthur region. After the Federal election, this funding is expected to be kicked off.</p> <p>PT asks about the timing of these corridor and rail link works.</p> <p>SC says that in the Sector Plan document, timings are discussed. The works are planned to be delivered around approximately 2040.</p> <p>RM says that there has in fact been no work done around at the intersection of Western Road and Elizabeth Drive.</p> <p>SC will follow up to confirm that status, as he believed it had been done.</p> <p>SC refers to the map included in his presentation at the CCC meeting in August, which KR shares with the group now.</p> <p>He explains that Safety Project 2 involves installing the median strip at Kemps Creek shops as well as the tuning lane into Kemps Creek riad for easier and safer access to the shops.</p> <p>RM says that the main safety issue is actually for vehicles turning out of Western Road into Elizabeth Drive. This has been the site of man dangerous accidents, and the dangers of this turning point are not addressed by the plans shared by SC above.</p>	<p>RR to raise with the office of the Minister for Planning that community members WW and RM have not received responses to their multiple questions and submissions on the online portal.</p> <p>SC will follow up to confirm the status of the intersection update at Elizabeth Drive and Western Road.</p> <p>KR and RR to follow up with TfNSW re the community's ongoing safety concerns (as emphasized by RM and GC) about the point for vehicles turning right out of Western Road, onto Elizabeth Drive.</p> <p>SC to confirm internally whether a business case has been completed on the roundabout at Western Road, as recalled by KR and GC.</p>
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	<p>GC agrees that this is a notoriously dangerous section. It should be followed up ASAP.</p> <p>KR and GC both recall a business case having been done on the roundabout at Western Road.</p> <p>SC does not recall this.</p> <p>RR asks SC to follow this up.</p> <p>• Sydney Metro – CW</p> <p>CW introduces herself as the Senior Engagement Manager for Sydney Metro's Western Sydney Airport project.</p> <p>She updates that since the last meeting, the tunnelling and viaduct and service alignment have been complete. Currently, the station boxes and sides are under construction and will be completed shortly. In the coming weeks, track-laying will be undertaken.</p> <p>RM says that there has been some concern in the community that the metro will not be ready for operation by the time the airport is open.</p> <p>RR confirms that the Minister has announced that the delivery of the rail line has been delayed.</p> <p>CW says that the timelines have been impacted by some infrastructure delivery challenges.</p> <p>• WSI – KH</p> <p>KH announces that the major construction Phase 1 is near completion, and they are moving into the operational compliance testing to be ready for operation in 2026. They have completed more than 10 million square metres of landscaping at the site and doing final maintenance.</p> <p>PT asks about WSI's plans for the airport business precinct land.</p> <p>KH says that they have gone to market on the initial 20 hectares of the 200 hectares allocated business precinct land parcel to develop the Stage 1 precinct. The plan around the development of this Stage 1 site went to public exhibition in early 2024.</p>	
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	<p>KH shares this link to the exhibited plans for Stage 1 of the WSI business park.</p> <p>SA and RM would both like to have the opportunity to visit the airport site for a tour, and suggest that the CCC and broader community might receive a tour in the near future.</p> <p>KH says that there has been a lot of community interest, and WSI is working to organise future site visit opportunities following the official handover of the airport asset from the construction team. They are looking forward to showing it to the community.</p> <p>WW, who has received a tour of the building previously, says that it is very impressive and he was pleased.</p> <p>• Liverpool City Council – MH</p> <p>MH asks RM to confirm whether the issue with the road reserve was on the Eastern or Western side of Western Road.</p> <p>RM says that it is the south-eastern side. It happens quite regularly when the drain is cleared out and blocks visibility.</p> <p>MH says Council is hosting a community drop-in session for Badgerys Creek the following evening and shares a link to more information.</p> <p>TD asks Council to share this information with her ahead of time so that she can share with her constituents.</p> <p>SA asks about May Avenue. SA sent an email on February 10 to Councilor Harle about the status of the May Avenue but has not received any response.</p> <p>MH says that he can't speak on behalf of the Deputy mayor and acknowledges that this is not usual. He encourages SA to follow up his previous email to the Councilor and says that he will escalate SA's communication internally at the Council.</p> <p>GC appreciates that the Council has been mowing the May Ave, which was previously very overgrown.</p> <p>However, can they please mow to the fence (property boundary). They currently mow to half a metre before the</p>	<p>MH to follow up at the Council with a note that SA has not received an acknowledgement of or response to his email in February.</p>
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	<p>boundary. This strip of land is uneven and dangerous for landowners to mow.</p> <p>MH will follow up at Council to see if this change can be implemented for future mowing.</p> <p>GC says that at the corner of Masterfields Road and Rossmore Avenue West, there is no signage. People are approaching the corner too quickly. She asks that there is some signage put in place to encourage safer driving at this point, where there is minimal visibility.</p> <p>MH will take this request back to the Council.</p> <p>• Penrith City Council- CG CG has no updates to share.</p> <p>There are no questions for CG.</p>	<p>MH to pass on GC's request that the Liverpool Council landscaping ensures that land is mowed/cleared up to the boundaries of privately owned land, rather than leaving sections overgrown at the borders.</p> <p>MH to raise with Council the need for signage at the corner if Masterfields Road and Rossmore Avenue West.</p>
5	Community discussion	
	<p>RR thanks all attendees for their contributions to the meeting.</p> <p>RR and KR have invited INSW to attend the meeting to present the INSW Sector Plan, but their offer was declined directly on this occasion.</p> <p>RR is disappointed by these declines and will raise the issue with the Minister's office. She and KR will continue to extend invitations to INSW for future CCCs.</p>	
6	Next meeting	
	TBD	