

Bells Line of Road – Castlereagh Connection corridor identification

Consultation on a recommended corridor of land for future motorway

Transport for NSW
March 2018

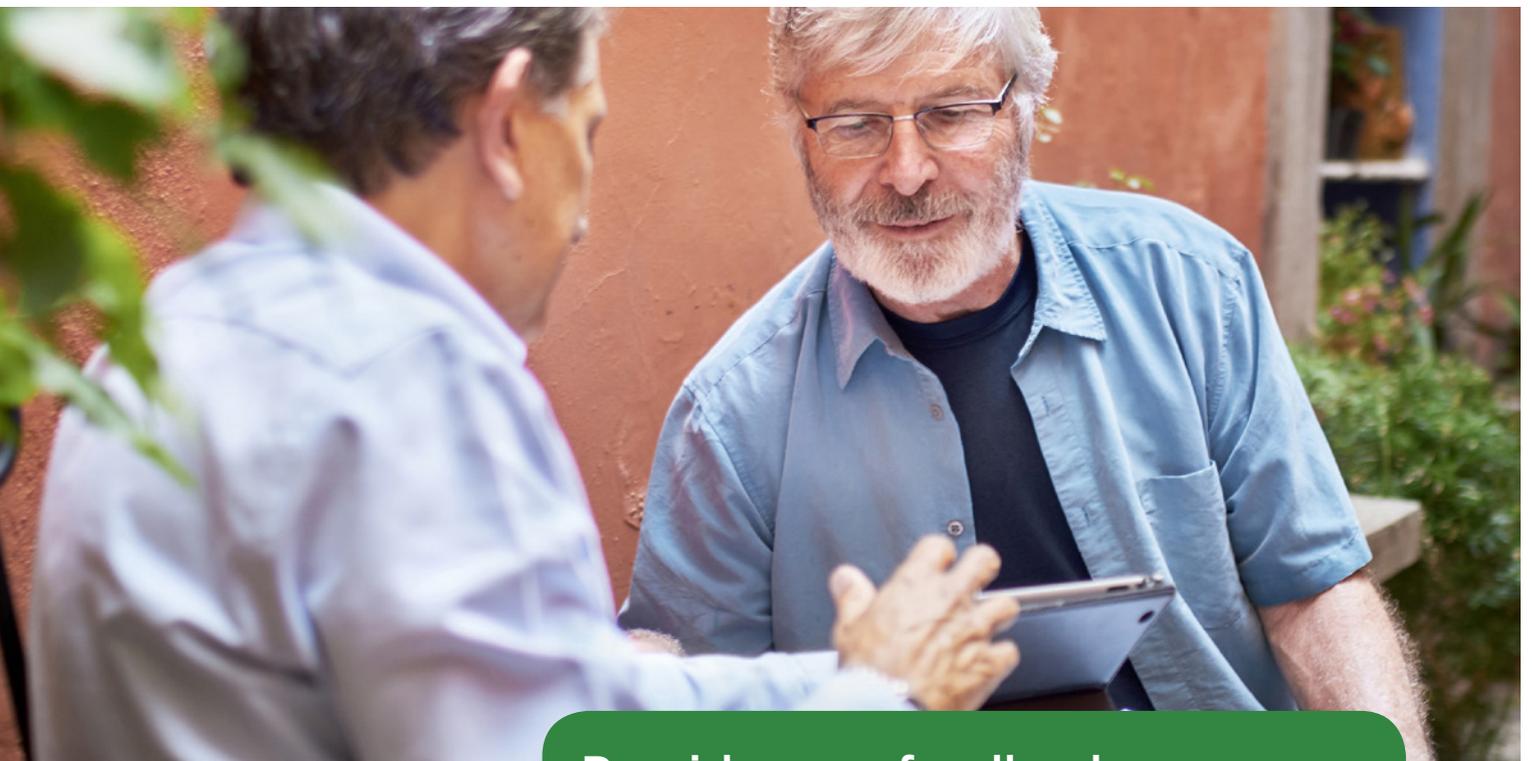


Identifying land for the Bells Line of Road – Castlereagh Connection corridor

We would like your feedback on the recommended corridor.

Transport for NSW is identifying land for the Bells Line of Road – Castlereagh Connection corridor which would provide for a future motorway. We are now consulting on the identified land for the recommended corridor between the Bells Line of Road at Kurrajong Heights and the existing motorway network at the junction of Richmond Road with the M7 Motorway at Colebee.

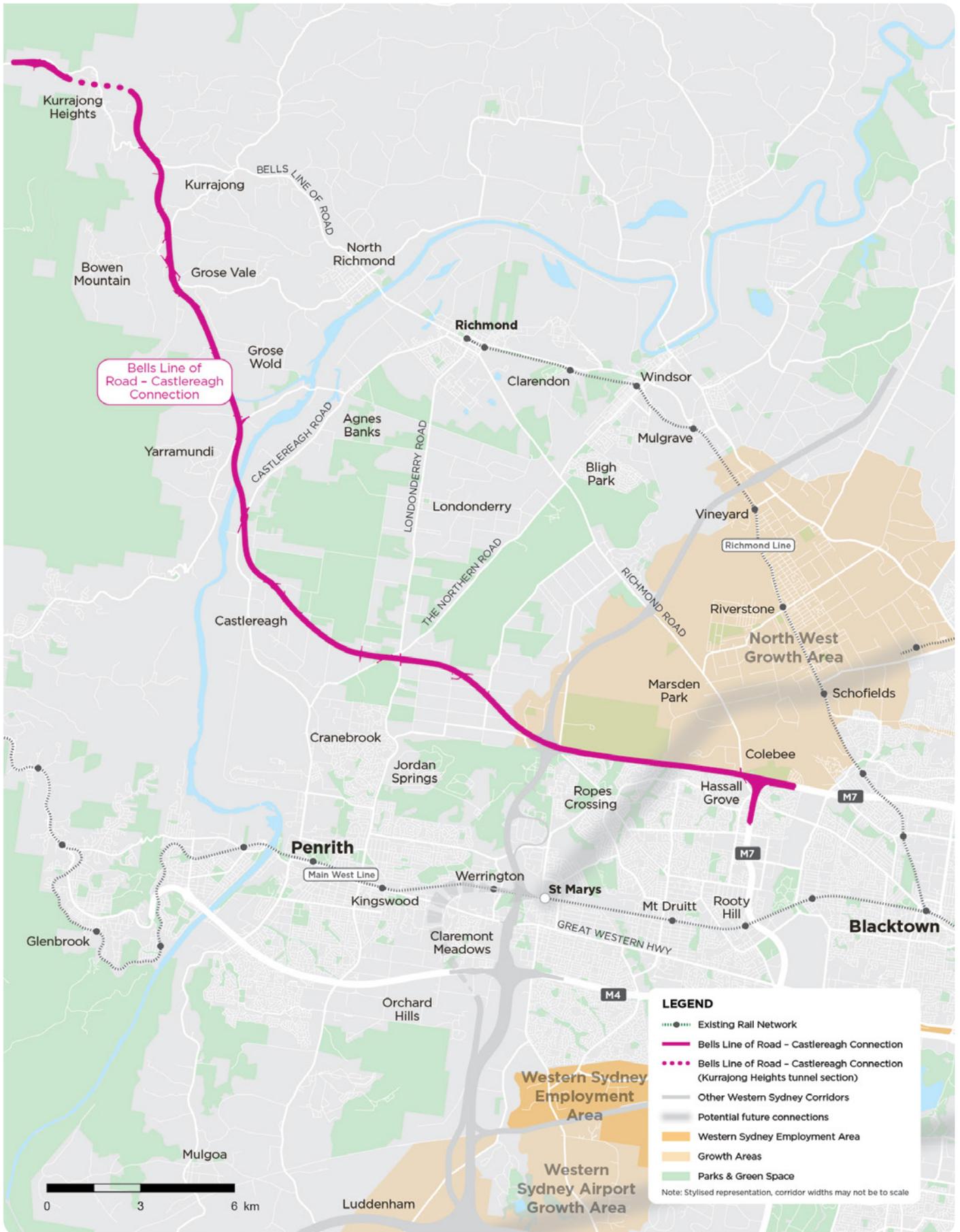
Western Sydney is undergoing a major transformation. Its population is one of the fastest growing in NSW and planning is underway for the Western Sydney Airport which will create thousands of new jobs and bring additional residents to the region.



Provide your feedback

We are now seeking feedback on the recommended corridor by **18 May 2018**. You can use the interactive online map to see the corridor location and provide your feedback at transport.nsw.gov.au/corridors

Map of the recommended corridor



Transport for NSW will continue working with the Greater Sydney Commission, Department of Planning and Environment, local councils, community and stakeholders to refine the recommended corridor.

Planning ahead

The NSW Government is planning for the long term transport needs of Western Sydney by identifying and protecting corridors of land that can be used to deliver transport infrastructure in the future, when it is needed.

The NSW Government is committed to supporting integrated land use and transport planning through corridor protection. This is a key priority identified in the NSW Long Term Transport Master Plan, Greater Sydney Region Plan, District Plans and Future Transport 2056 which

will guide how we deliver transport services, infrastructure and technology in NSW over the next 40 years. Early identification of these corridors will help allow the community to have confidence in their planning and property decisions for many years to come.



Looking north over Western Sydney towards Castlereagh and Ropes Crossing in the distance

Image credit: Spatial Media

Investigating transport corridors

Transport for NSW is currently consulting on other transport corridors across Western Sydney. For more information visit transport.nsw.gov.au/corridors



About the Bells Line of Road – Castlereagh Connection corridor

Transport for NSW is identifying a corridor of land for the Bells Line of Road – Castlereagh Connection.

The Bells Line of Road – Castlereagh Connection corridor will provide for an east west motorway connection between Kurrajong Heights and the junction of Richmond Road with the M7 Motorway at Colebee.

A tunnel section has been identified on the western end of the corridor to enable the future motorway to connect to the Bells Line of Road through steep topography. The tunnel below Kurrajong Heights also avoids existing housing and communities.

A recommended corridor has been identified in collaboration with the Greater Sydney Commission and the Department of Planning and Environment. This integrated solution will support population, housing and job growth across Sydney’s north-west and provide transport links to regional NSW. It will also ensure appropriate transport solutions are planned for the Western Sydney Airport which will be a catalyst for generating a range of new jobs and will enable people to work closer to home.





Grose Vale
Road, Kurrajong,
looking east

What is the benefit of identifying land for the corridor?

Identifying land now means that we can deliver the transport solutions we need for the future. Protecting the Bells Line of Road – Castlereagh Connection corridor means we can build a motorway when it is needed to serve customers in suburbs across Western Sydney. Transport for NSW is responding to the growth of Western Sydney by planning ahead. Once land is identified we need to ensure it is protected from future development.

A future motorway would:

- Provide an alternative to the M4, Great Western Highway, Windsor Road and Richmond Road.
- Provide for improved travel between regional centres and Sydney's motorway network to support population and economic growth.
- Provide an additional motorway to the Blue Mountains.
- Create significantly better access for communities in the Hawkesbury area and Penrith Lakes.

Why do we need a future motorway corridor?

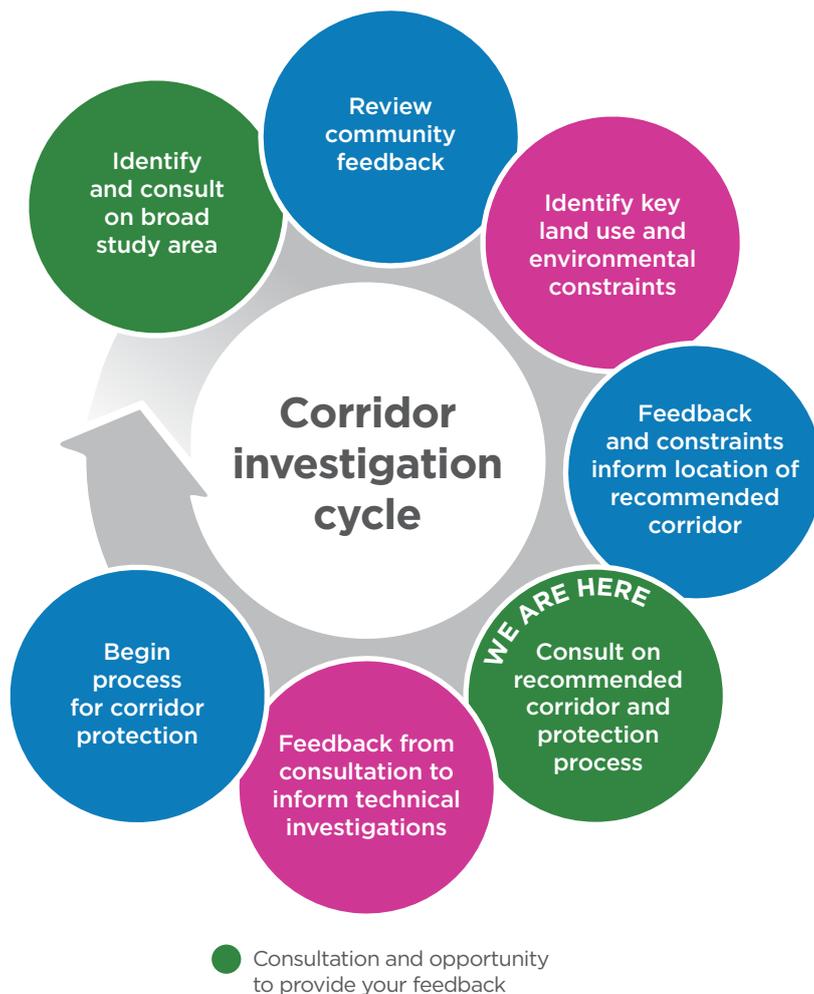
Our community and economy is growing. Transport for NSW is supporting this growth by planning for the Bells Line of Road – Castlereagh Connection corridor to ensure land is available to deliver vital transport infrastructure when it is needed.

Construction of the motorway may not happen for many years; however identifying and protecting land now means the community and stakeholders will have certainty and know exactly where the infrastructure will be built in the future.

What is corridor protection?

Corridor protection is a process to identify and protect land that can be used for future infrastructure purposes. Community consultation is a key part of this process and ensures that local constraints and opportunities are fully understood.

This process has identified a recommended Bells Line of Road – Castlereagh Connection corridor. Following further consultation with property owners, the final corridor will be recommended to the Department of Planning and Environment for protection.



When will land be acquired for the Bells Line of Road – Castlereagh Connection corridor?

There is a lot of planning work to be done before any land is acquired for a future motorway. At this stage we are consulting with landowners, community and stakeholders on the recommended corridor. This feedback will be used to help refine the recommended corridor.

Property acquisition generally occurs just before the construction of infrastructure and this may be many years or decades away. In the meantime, existing land and property uses can continue.

Once the corridor has been confirmed and the process to protect it is complete, there is the opportunity for property owners to consider owner-initiated early acquisition under the *Land Acquisition (Just Terms Compensation) Act 1991* before the land is needed by the government. The land valuation and acquisition process will be fair, consistent and transparent with the market value of the property assessed at the time of the acquisition.

The Nepean River,
off Springwood
Road, Yarramundi



How was the recommended corridor chosen?

The recommended corridor for the Bells Line of Road – Castlereagh Connection was identified following community consultation and consideration of key land use, property and environmental constraints across a broad study area.

In 2015, Transport for NSW consulted community members and groups, councils, representative bodies, businesses and residents on a broad study area over a ten week period. More than 1,200 comments and submissions were received from the community. We held 12 pop-up community information stalls and six community drop-in sessions.

The corridor investigation process identified a corridor that can:

- Minimise impacts on communities and the environment as much as possible.
- Minimise impacts on residential areas including villages, new communities and housing areas wherever possible.
- Minimise impact on ecologically significant areas wherever possible.
- Protect rural amenity and heritage areas wherever possible.
- Avoid heritage conservation lands and national parks wherever possible.
- Minimise impact on major facilities such as schools, universities, hospitals and critical public infrastructure including motorways and roads, major power lines and sewerage infrastructure.

Next steps

Feedback from the consultation will help to refine the recommended corridor.



Medium and long term

- Community consultation and environmental assessments before construction
- Progress property acquisition before construction of infrastructure
- Project delivery and associated community involvement



Have your say

Provide your feedback on the recommended Bells Line of Road – Castlereagh Connection corridor by **18 May 2018**.



Visit the website for more information
transport.nsw.gov.au/corridors



Use the interactive online map to see the corridor location and to provide your feedback
transport.nsw.gov.au/corridors



Email
corridors@transport.nsw.gov.au



Write
Corridor Investigation Office
Transport for NSW
PO Box K659
Haymarket NSW 1240



Call
1800 837 511



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transport.nsw.gov.au

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