

**ITEM 19. WORKS ZONE – PREMIER LANE ULTIMO**

**TRIM RECORD NO: 2015/248658**

**RECOMMENDATION**

It is recommended that the Committee endorse the reallocation of kerb space in Premier Lane, Darlinghurst, subject to the following conditions:

- Northern side between the points 41.1 metres and 56.1 metres (three car spaces) east of Forbes Street as “Works Zone 7.30am-5.30pm Mon-Fri, 7.30am-3.30pm Sat” and “No Parking Other Times”;
  - Southern side between the points 32.8 metres and 48.3 metres east of Forbes Street as “No Stopping 7.30am-5.30pm Mon-Fri, 7.30am-3.30pm Sat”; and
  - Southern side between the points 23.4 metres and 32.8 metres east of Forbes Street as “Loading Zone 8am-6pm Mon-Sat”.
- (A) The Applicant must comply with the Works Zone conditions as stipulated in Schedule D of this Agenda.
- (B) The Applicant is not permitted to swing or hoist goods from a Works Zone across or over any part of a public road by means of a lift, hoist or crane unless a separate approval has been obtained from the City's Building Approvals Unit under Section 68 of the Local Government Act 1993.
- (C) The Applicant must implement appropriate traffic control measures and provide accredited traffic controllers to manage movement of vehicles in the street when the Works Zone is used by construction vehicles.
- (D) The Applicant must maintain traffic flow in the street at all times. If a construction vehicle, using the Works Zone, restricts another vehicle from passing in the street, then the traffic controllers must organise the construction vehicle in the Works Zone to move so that the other vehicle can pass safely.
- (E) The Applicant must notify adjacent properties of the Works Zone at least seven days prior to installation.
- (F) The Applicant must provide a telephone number of the Site Manager.

**DECISION**

**BACKGROUND**

W T Malouf Pty Ltd has applied for a 15 metre long Works Zone in Premier Lane, Darlinghurst.

The Works Zone is to facilitate construction works at 177-185 William Street for a period of approximately 26 weeks.

## **COMMENTS**

The kerb space on the northern side of Premier Lane, Darlinghurst between Forbes and Rosebank Streets, where the Works Zone is proposed, is currently "No Parking".

The Works Zone is intended to operate from 7.30am to 5.30pm, Mondays to Fridays and from 7.30am to 3.30pm on Saturdays in accordance with the Development Consent Conditions.

The development site has no provision for off-street parking for large trucks and as the approved development takes up the entire site, the Developer is unable to carry out construction unless a Works Zone is provided directly at the rear of the site.

Premier Lane is a 5 metre wide street with parking on the southern side only. Currently, there is a loading zone opposite the proposed Works Zone. It is proposed that the loading zone be temporarily relocated to the west to allow for the Works Zone to be accommodated next to the construction site.

The street is narrow and if a truck is parked in the Works Zone it may prevent other large vehicles to safely pass in the street. During the Works Zone hours, it is proposed that the Applicant would provide authorised traffic controllers to manage the movement of vehicles in the street. The traffic controllers will organise the construction vehicle in the Works Zone to move so that the other vehicle can pass safely.

## **CONSULTATION**

The Applicant must notify adjacent properties at least seven days prior to the implementation of the Works Zone.

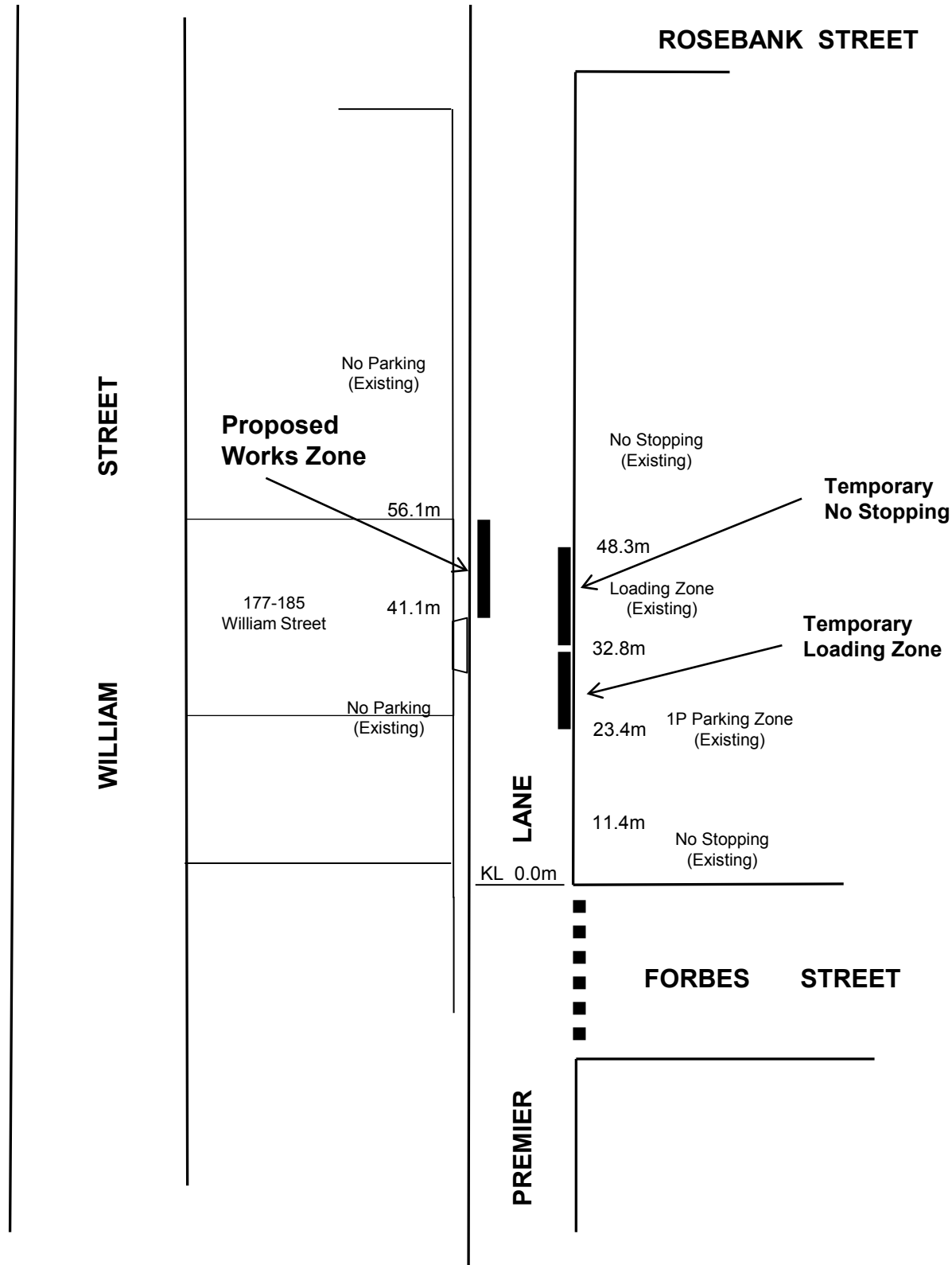
## **FINANCIAL**

All costs associated with the Works Zone will be borne by the Applicant.

## **ATTACHMENTS**

Works Zone – Premier Lane Darlinghurst

Ajay Nayyar, Traffic Works Coordinator



PROPOSAL

PREMIER LANE, DARLINGHURST  
REQUEST FOR WORKS ZONE

