

Homebush Precinct State-Led Rezoning

Contamination Assessment

23-Oct-2024

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Contamination Assessment

Client: Department of Planning, Housing and Infrastructure

ABN: 38 755 709 681

Prepared by

AECOM Australia Pty Ltd

Level 21, 420 George Street, Sydney NSW 2000, PO Box Q410, QVB Post Office NSW 1230, Australia

T +61 2 8934 0000 F +61 2 8934 0001 www.aecom.com

ABN 20 093 846 92520 093 846 925

23-Oct-2024

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Executive Summary

Introduction and background

AECOM Australia Pty Ltd (AECOM) was engaged by the Department of Planning, Housing and Infrastructure (DPHI) to undertake a contamination assessment for the Homebush Precinct (the Precinct). The Precinct generally comprises low to mid-density residential, commercial and industrial land and is located about 9.5 km directly west of the Sydney central business district (CBD) and 6.5 km south-east of the Parramatta CBD. The boundary of the Precinct is shown on **Figure 1** in **Appendix A**.

The Precinct was formerly assessed in the *Burwood, Strathfield and Homebush Planned Precinct Contamination Assessment and Acid Sulfate Soils Study* prepared by AECOM for the Department of Planning and Environment in November 2018 (AECOM, 2018). The Precinct boundary for Homebush has changed since the AECOM (2018) report.

Homebush Precinct Project

The Homebush State-led rezoning project seeks to rezone part of the Precinct as defined in the NSW Government endorsed Parramatta Road Corridor Urban Transformation Strategy 2016 (PRCUTS).

The Precinct is located within the Strathfield and Canada Bay Local Government Areas (LGAs) and borders Burwood LGA to the south-east. The Precinct is positioned between Homebush Station, North Strathfield Station and Strathfield Station. The Precinct excludes the area at the northern part of the Homebush Precinct near Concord West Station which was rezoned by City of Canada Bay Council in December 2022.

The rezoning proposal will validate and update existing planning work and identify opportunities for further growth in the Homebush Precinct through refinements to the PRCUTS planning controls, where appropriate.

The rezoning proposal will result in a set of revised planning controls for the Precinct that aims to enable renewal and redevelopment of the area to provide additional housing, jobs, open space, transport connections and community infrastructure through good urban design and addressing infrastructure needs.

The Department is leading the rezoning in Homebush as part of the Transport Oriented Development (TOD) program.

Transport Oriented Development (TOD)

In December 2023, the NSW Government released the Transport Oriented Development (TOD) Program to unlock more well-located homes close to transport, jobs and services. Part of the program identified eight Sydney transport hubs (tier one – accelerated precincts) for State-led accelerated rezoning for the delivery of up to 47,800 new homes over the next 15 years. Homebush has been included as one of the eight accelerated precincts.

The objectives of the program are to:

- increase housing supply in well-located areas
- enable a variety of land uses (residential, commercial, recreational) within walking distance of train and metro stations
- deliver housing that is supported by attractive public spaces, vibrancy, and community amenity
- increase the amount of affordable housing in these locations.

Objectives

The objective of the contamination assessment was to undertake a preliminary desktop investigation to:

- identify areas where there is potential for contamination from current and former land uses within the Precinct
- identify areas of acid sulfate soil potential and risk within the Precinct

- assess areas of relative contamination risk across the Precinct
- describe findings and include recommendations for controls and mitigation measures to be considered for rezoning
- provide recommendations to inform the Draft Design Guide and Local Environment Plan (LEP) controls.

Conclusions and recommendations

The contamination assessment has identified potential past contaminating land uses historically across the Precinct which included former landfills and disturbed terrain, service stations and motor garages, and a range of manufacturing industries. The areas of the Precinct were assigned a qualitative risk ranking from very low to high risk as shown on **Figure 10 in Appendix A**.

Recommendations to be considered for the Draft Design Guide and LEP controls area based on the findings of this assessment are as follows:

- areas of very low risk would not require further contamination assessment for redevelopment, however there should be controls in place for encountering unexpected finds of contamination and hazardous building materials through the implementation of construction management plans
- should areas of low risk be redeveloped, previous investigation and remediation validation reports should be reviewed to confirm whether contamination remains on site that could pose a risk to the future redevelopment. If these reports cannot be obtained a preliminary site investigation (PSI) and detailed site investigation (DSI) should be considered if required to confirm the suitability for the development
- areas identified as medium and high risk should have PSIs and DSIs undertaken prior to redevelopment to assess the suitability of the site for the proposed land use and decide whether a remediation action plan (RAP) is required to be prepared and implemented to make the site suitable for the proposed development
- for areas adjacent to medium and high risk mapped areas it should be considered whether there is a potential for contamination to have migrated via groundwater onto the subject area by completing a PSI to decide whether a DSI should be undertaken to assess if there is a potential contamination risk to the proposed redevelopment
- all investigations should be undertaken by a qualified contaminated land consultant in accordance with *National Environment Protection (Assessment of Site Contamination) Amendment Measure 2013* (ASC NEPM, 2013) and relevant Environment Protection Authority (EPA) endorsed guidelines
- areas mapped as Class 2, Class 3 and Class 5 would require assessment in accordance with the ASSMAC (1998) Acid Sulfate Soils Manual. This would be required as part of each development application (DA) including preparation of an acid sulfate soil management plan (ASSMP) where triggered.

It is noted that this contamination assessment is preliminary in nature and has not included an in depth review of information for each lot within the Precinct. Although areas of the Precinct have been assigned a risk ranking it should be noted that this is not based on quantitative data and is a high level assessment. Further detailed investigation as recommended may identify a different risk.

1.0 Introduction

1.1 Background

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The objectives of the program are to:

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1.2 Objectives

The objective of the contamination assessment was to undertake a preliminary desktop investigation to:

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- identify areas of acid sulfate soil potential and risk within the Precinct
- assess areas of relative contamination risk across the Precinct
- describe findings and include recommendations for controls and mitigation measures to be considered for rezoning
- provide recommendations to inform the Draft Design Guide and Local Environment Plan (LEP) controls.

1.3 Scope of work

To achieve the objectives, the following scope of work was undertaken:

- review of the AECOM (2018) report as relevant to the revised Precinct boundary including historical aerial photographs, historical business directory records, historical titles and site inspection observations
- undertake an updated search of current NSW EPA contaminated land databases to check whether there have been any additional sites in the Precinct that have been either notified or regulated in the past six years (since the AECOM [2018] report)
- review the condition and surrounding environment of the Precinct including soils, geology and acid sulfate soils maps and registered groundwater bores
- review existing contamination assessment reports available for the Precinct
- undertake a preliminary conceptual site model (CSM) and risk ranking for the Precinct
- review existing development controls

The relevant legislations for contaminated land in NSW that have been considered during the preparation of this report include:

- *Contaminated Land Management Act 1997* (NSW) (CLM Act)
- *Protection of the Environment Operations Act 1997* (NSW) (POEO Act)
- *State Environment Planning Policy (SEPP) (Resilience and Hazards) 2021*

The work and reporting was conducted with reference to relevant parts of the following guidelines:

- Acid Sulfate Soils Management Advisory Committee (ASSMAC), 1998. Acid Sulfate Soils Assessment Guidelines. August 1998
- NSW Environment Protection Authority (EPA), 2015. Guidelines on the Duty to Report Contamination under the Contaminated Land Management Act 1997
- NSW EPA, 2017. Guidelines for the Site Auditor Scheme (3rd Edition).
- National Environment Protection (Assessment of Site contamination) Measure (NEPC), 1999. National Environment Protection (Assessment of Site Contamination) Amendment Measure 2013 (National Environment Protection Council) (ASC NEPM)
- NSW EPA, 2020. Guidelines for Consultants Reporting on Contaminated Sites.

2.0 Precinct identification

The Precinct comprises an area of about 230 hectares (ha) as described in **Table 1** and is shown on **Figure 1** in **Appendix A**. The area, current zoning, applicable LGA and LEP for each part of the four suburbs that fall within the Precinct boundary area listed in **Table 1**. The current zoning is also shown on **Figure 2** in **Appendix A**. It is noted that the legal identifiers, addresses and owners for individual cadastral lots are not listed due to the large number of lots and feasibility.

Table 1 Site identification

Suburbs	Area	Current LEP Zoning	LGA and LEP
Homebush West	~25 ha	SP2 Infrastructure (Classified Road, Motorway, Stormwater Management, Sydney Wholesale and Retail Markets) E3 Productivity Support E4 General Industrial R3 Medium Density Residential	Strathfield LGA Strathfield LEP 2012
Homebush	~122 ha	SP1 Special Activities SP2 Infrastructure (Electricity Supply, Classified Road) E3 Productivity Support E4 General Industrial R3 Medium Density Residential R4 High Density Residential MUI Mixed Use E1 Local Centre C2 Environmental Conservation/Management RE1 Public Recreation	
Strathfield	~15 ha	SP2 Infrastructure (Local Road and Electrical Supply) E3 Productivity Support R3 Medium Density Residential R4 High Density Residential RE1 Public Recreation	Canada Bay LGA Canada Bay LEP 2013
North Strathfield	~48 ha	SP1 Special Activities (Electricity Supply) SP2 Infrastructure (Drainage, Classified Road) E2 Commercial Centre R2 Low Density Residential R3 Medium Density Residential MUI Mixed Use RE1 Public Recreation	

3.0 Historical review

3.1 Previous reports

3.1.1 AECOM (2018)

The *Burwood, Strathfield and Homebush Planned Precinct Contamination Assessment and Acid Sulfate Soils Study* (AECOM, 2018) report was prepared for the combined Burwood, Strathfield and Homebush (BSH) precinct. The Homebush precinct boundary in the AECOM (2018) report is different to the Precinct boundary in this report. The Homebush precinct boundary included additional land to the south of Homebush Station and railway line, and did not include Powells Creek Reserve and the southwest nine hectare strip of the Precinct located along Parramatta Road in Homebush West (between the Sydney Olympic Park rail line and Smallwood Avenue).

The AECOM (2018) report included:

- review of the following sources of information from Land Insight and Resources (LIR) data reports obtained for the BSH precinct:
 - NSW EPA registers (contaminated land public notice records, notified sites, Protection of the Environment Operations Act (POEO) licenced sites and delicensed sites, per- and poly- fluoro alkyl substances (PFAS) investigation program, former gas works sites and James Hardie asbestos waste contamination legacy).
 - historical and current land use data including military facilities, power stations, telephone exchanges, wastewater treatment facilities, derelict mines and quarries, service stations and repairs, dry cleaners, historical landfills, department of defence unexploded ordnance ([UXO] sites, aviation rescue firefighting facilities and National Pollution Industrial (NPI) facilities.
 - historical aerial photographs (years 1930, 1943, 1955, 1961, 1970, 1986, 1994, 2009, 2010, 2012, 2014, 2016 and 2017).
 - historical commercial and trade directory listings (years 1932, 1950, 1965, 1970, 1974, 1980 and 1990).
 - review of historical certificates title and Section 10.7 planning certificates for selected properties
 - published geology, hydrogeology, soil, topography and acid sulfate soil risk maps
 - registered groundwater bore data.
- a targeted inspection of the Precinct.

Areas of concern were mapped and the following relative risk ranking assigned across the BSH Precinct:

- very low: no specific past contaminating activity identified, and the land is presently used for residential land use
- low: past contaminating activity identified but the land has been recently (post 1990s) redeveloped for residential land use
- medium:
 - used for commercial or industrial land use and historical site use is unknown
 - past or present contaminating activities were identified, and the land has not been recently redeveloped for residential land use (post 1990s)
 - mapped as disturbed terrain.
- high: past or present contaminating activities were identified, and the land has not been redeveloped for residential land use.

Relevant information from the AECOM (2018) report is included in **Section 3.2 to 3.7** of this report. The LIR report for the Homebush Planning Precinct from the AECOM (2018) report is included in **Appendix A**.

3.1.2 JBS&G (2023) PRCUTS Stage 2 PSI

JBS&G prepared the PRCUTS Stage 2 Preliminary Site Investigation (JBS&G, 2023) which included the following areas of the Precinct as shown on **Figure 3** in **Appendix A**:

- 153-165 Parramatta Road, Strathfield (Lot 700 in DP1213362) referred to in the JBS&G report as 'Commercial/Industrial 1' within the Homebush Precinct (East)
- the Bakehouse Quarter (referred to as within the Homebush Precinct [West] in the JBS&G report) consisting of the following properties:
 - 'Residential 1' - 2A Hamilton Street, North Strathfield (SP70573)
 - 'Commercial/Industrial 1' - 11A George Street, North Strathfield (Lot 20 in DP1140597)
 - 'Historical Report 5' - 13 George Street, North Strathfield (Lot 21 in DP1140597)
 - 'Commercial/Industrial 2' - 1-11 George Street, North Strathfield (Lot 51 in DP1219136) and 195 to 211 Parramatta Road, North Strathfield (multiple lots)
 - 'Historical Report 6' – northern part 16 George Street, North Strathfield (Lot 10 in DP1216470)
 - 'Commercial/Industrial 3' - 12-16 George Street, North Strathfield (Lot 10 in DP1216470, plus multiple other small lots) and 213 to 219 Parramatta Road, North Strathfield (multiple lots)

The JBS&G (2023) report included a desktop review of historical aerials, databases and historical titles. It also included review of two existing reports for parts of the Bakehouse Quarter as follows:

- 'Historical Report 5': Site Audit Report, Bakehouse Building L, 11-13 George Street, North Strathfield (Environ, 2008). The report had the following key findings:
 - the site could be made suitable for the proposed development provided that the remedial action plan (RAP) was implemented including removal of underground storage tanks and validation of the excavation
 - there was no significant contamination known to exist on the site
- 'Historical Report 6': Site Audit Statement, 16 George Street, North Strathfield (Geo-Logix, 2022). The report had the following key findings:
 - past investigations identified areas of contamination including petroleum hydrocarbon impacts in soil exceeding management limit criteria and asbestos (bonded and friable) impacts in soil exceeding the adopted criteria
 - the asbestos contaminated soil was capped on-site and petroleum impacts excavated and disposed off-site. A long-term environmental management plan (EMP) was developed to manage the encapsulation of the asbestos impacted soil and the site was found suitable for the proposed land use.

A qualitative risk assessment was undertaken in the JBS&G (2023) report and extracts relevant to the Precinct are presented **Table 2**.

Table 2 JBS&G (2023) Qualitative Risk Assessment

Site Area	Sub-Area (AEC)	Risk Level	Basis for Preliminary Risk Level
Homebush Precinct (East) (153-165 Parramatta Road, Strathfield)			
Commercial/ Industrial Area 1 (Lot 700 in DP1213362)	Industrial mechanical workshops/car yard/car wash on standard cut/fill	Moderate to High	A moderate to high risk ranking has been applied to automotive industrial premises based on potential USTs and the known storage of hazardous chemicals. Additionally, demolition of historical structures has occurred within the area between the 1940s to 1990s. Given the long-term history associated with automotive, maintenance and sales, and the associated usage and storage of hazardous chemicals, a moderate to high risk ranking has been applied to the area.
Bakehouse Quarter, Homebush Precinct			
Commercial/ Industrial Area 1 (Lot 20 in DP1140597)	Commercial on standard cut/fill land	Low to Moderate	A low to moderate risk ranking has been applied to commercial office buildings, retail, restaurants and associated car parks built on standard cut/fill.
Residential Area 1 (SP70573)	Residential on historical industrial/ commercial land	Moderate to High	A moderate to high risk ranking has been applied to residential premises built on historically industrial/commercial land between 1994 and 2004, based on potential for USTs and the potential the historic storage of hazardous chemicals, and no available records to confirm remediation/validation. The risk level may be less where documentation of remediation and validation is made available.
Historically Reported Area 5 (Lot 21 in DP1140597)	Commercial on historical industrial land	Moderate to High	A moderate to high risk ranking has been applied to premises built on historical industrial/commercial land based on reported contamination within the area and required remediation. Historic investigations identified contamination within the area and as discussed in Section 4.3.1 an SAR noted the area could be made suitable given the implementation of the RAP. It is noted that validation documentation along with Site Auditor sign off of remedial works have not been provided. As such it is Site Area Sub-Area (AEC) Risk Level Basis for Preliminary Risk Level assumed the remedial works have yet to occur given the proposed development works appear to have not occurred. However, under the current area usage as a car park and retail space, the risk of contamination generation is considered low to moderate.

Site Area	Sub-Area (AEC)	Risk Level	Basis for Preliminary Risk Level
Historically Reported Area 6 (Lot 10 in DP1216470)	Commercial on historical industrial land	Moderate to High	A moderate to high risk ranking has been applied to premises based on reported contamination identified onsite. It is noted a RAP has been endorsed by an NSW Site Auditor but it remains unclear as to whether remediation works have occurred. Given the current unoccupied nature of the area it is assumed that remedial works have yet to occur. It is noted that PFAS was not considered a COPC despite the acknowledgement of historical area usage for food manufacturing by historic reports.
Commercial/Industrial Area 2 (Lot 51 in DP1219136 plus multiple small lots)	Commercial on historical industrial land	Moderate to High	A moderate to high risk ranking has been applied to commercial premises built on historically industrial/commercial land based on potential USTs and the potential storage of hazardous chemicals.
	Commercial on historical industrial land	Low to Moderate	A low to moderate risk ranking has been applied to commercial premises where demolition of residential structures has historically occurred within the area.
	Industrial substation on standard cut/fill	Moderate to High	A moderate to high risk ranking has been applied to the electrical substation based on potential hazardous materials.
Commercial/Industrial Area 3 (Lot 10 in DP1216470, plus multiple other small lots)	Commercial on historical industrial land	Moderate to High	A moderate to high risk ranking has been applied to commercial premises built on historically industrial/commercial land based on potential USTs and the potential storage of hazardous chemicals.
	Industrial mechanical workshops/car yard/car wash on standard cut/fill	Moderate to High	A moderate to high risk ranking has been applied to automotive industrial premises based on potential USTs and the known storage of hazardous chemicals. Additionally, demolition of historical structures has occurred within the area during the 1960s and 1970s.
	Commercial on historical residential land	Low to Moderate	A low to moderate risk ranking has been applied to commercial premises where demolition of residential structures has historically occurred within the area.
	Commercial on standard cut/fill land	Low to Moderate	A low to moderate risk ranking has been applied to commercial office buildings, retail, restaurants and associated car parks built on standard cut/fill.

3.1.3 Oculus (2000) Powells Creek Reserve Management Action Plan

It is noted that the Powells Creek Reserve is located within the Precinct as shown on **Figure 3** in **Appendix A** and was not previously included in the AECOM (2018) Precinct boundary. The Powells Creek Reserve Management Action Plan (Oculus, 2000) was prepared for the ongoing management of the reserve by Concord Municipal Council (now part of City of Canada Bay). The plan states that fill was dumped in and around Powells Creek Reserve to reclaim the low lying swamp between the 1920s and 1970s. Information in the plan states that the origin of the fill was not recorded but local knowledge and previous excavation indicates it was primarily domestic waste and in some areas of the reserve is within 0.5 m of the ground surface.

3.1.4 Sullivan (2018) Phase 2 Contamination Assessment

Sullivan Environmental Sciences (Sullivan-ES) undertook a Phase 2 Contamination Assessment for Statewide Planning Pty Ltd (Statewide) for the following properties in Homebush within the Precinct located south of Parramatta Road (refer to **Figure 3** in **Appendix A**):

- 10-16 Loftus Crescent
- 5,9 and 11 Knight Street
- 88-92a Parramatta Road
- 2 Subway Lane

The objective was to assess the properties for redevelopment into high density residential land use. The properties comprised low density residential and commercial properties including a mechanics workshop. A potential former dry cleaner or laundry was located adjacent to the properties fronting Parramatta Road. A total of 14 boreholes and four groundwater monitoring wells were sampled across the properties. The key findings of the investigation were:

- a surface layer of blank granular material indicating potential ashy gravel or charcoal was encountered at a number of locations. The material contained cariogenic benzo(a)pyrene (B[a]P) concentrations exceeding the adopted human health-based assessment criteria
- underground storage tanks (USTs) were evident in the forecourt of the mechanics workshop
- no significant groundwater impacts were identified that would require remediation
- a RAP was recommended to be prepared to address remediation of B(a)P soil contamination, removal and validation of USTs and associated infrastructure and waste classification for bulk excavations for the basement construction.

3.1.5 Dowling Urban (2021) Statement of Environmental Effects

A Statement of Environmental Effects was prepared for the proposed high density redevelopment application (DA) at 25 George Street, North Strathfield (Dowling Urban, 2021). The report stated that a preliminary site investigation (PSI) and detailed site investigation (DSI) was undertaken for the property. Soil sampling from 17 boreholes found all concentrations of contaminants of concern less than the adopted assessment criteria. Zinc and total recoverable hydrocarbons (TRH) were present in groundwater above the adopted investigation levels but were considered to present a low human health and environment risk.

3.2 Aerial photographs

Historical aerial photographs of the Precinct between the years of 1930 and 2017 were reviewed as part of the AECOM (2018) report. A description of observations for each year specific to the Precinct is summarised in **Table 3**. Copies of the historical aerials are provided in **Appendix B**. The review identified the areas of current and historical commercial and industrial land use. The review showed that commercial land use has largely remained along Parramatta Road, Burwood Road, Homebush West, between George Street and the rail corridor in North Strathfield and around the railway stations. There were some smaller isolated areas of commercial land use away from these areas.

The AECOM (2018) report noted that in recent years, some commercial and industrial properties along Parramatta Road and George Street have been redeveloped into mixed use high density residential. In smaller parts of the Precinct some redevelopment of commercial and industrial sites occurred between the 1960s and 1990s, such as several properties along Wentworth Road and 48 Lucas Road / 23 Cheltenham Road. Numerous former commercial / industrial properties around Burwood Station and Strathfield Station were also redeveloped between the 1970s and 1990s into office buildings, high density residential and shopping complexes.

Table 3 Historical aerial review (AECOM, 2018) and 2023

Year	Description
1930	<p>The entire Precinct was developed. All currently existing railway infrastructure and Parramatta road have been constructed. A summary of the area is as follows:</p> <ul style="list-style-type: none"> • south of the Parramatta Railway line: Homebush railway station, light industrial land and beyond, further to the south, quarter acre block residential dwellings • north of the Parramatta Railway line: The Hornsby railway line branches from the Parramatta Line and comprises industrial warehousing along the line to the west and residential, generally quarter acre blocks beyond. To the east of the railway is generally residential • the area around the Parramatta, Hornsby lines railway junction located to approximately 300 m northwest of Strathfield Station is generally open with one warehouse in the centre of the triangular block surrounded by railway infrastructure • in the western portion of the Precinct the area comprises a mix of market gardens, quarter acre housing blocks and open paddocks with livestock • a service station is evident at 242 Parramatta Road, on the south side (site of the current Enhance Service Station) • Powells Creek and associated tributaries are unconfined natural creeks • the Wentworth Hotel has been constructed with some residential properties located to the west of the Hotel and a silo nearby to the east.
1943	<p>There is no significant change in any of the infrastructure between 1930 and 1943. Features include:</p> <ul style="list-style-type: none"> • the market gardens are operating north of the Railway line to Parramatta Road (Location of the current Flemington Markets) • Powells Creek and the two un-named tributaries are unconfined natural creeks. • vacant paddocks and some light farming are to the north of the Parramatta road in the western portion of the Precinct • all industrial buildings and activities along both the Parramatta railway line and the Hornsby line corridors are similar to 1943 • no new excavation or construction works are evident within the Precinct • the Wentworth Hotel appears to have altered its shape. The residential properties and silo remain the same.
1955	<p>There is no significant change in any of the infrastructure between 1943 and 1955 on the western portion of the Precinct. Changes to the eastern portion include:</p> <ul style="list-style-type: none"> • large silos and a smaller warehouse have been constructed in the centre of the Parramatta and Hornsby railway line junction • a new warehouse has been constructed along George Street North Strathfield • silos and associated rail infrastructure have been constructed south of the Parramatta Hornsby rail junction • the Ausgrid site next to Mason Park is currently under construction in the northwest near Pomeroy Street • the western portion of the Homebush area remains similar to 1943 comprising market gardens and open paddocks • the silo near the Wentworth Hotel is no longer present

Year	Description
1961	<p>Changes within the Precinct since 1955 included:</p> <ul style="list-style-type: none"> • industrial development has encroached on the northern side of Parramatta Road, north of the market gardens up to and surrounding the Wentworth Hotel (this includes a number of industrial warehouses) • two service stations are evident in the new development (refer to Plates 1 to 3) including: <ul style="list-style-type: none"> - 177 Parramatta Road - 159-161 Parramatta Road. • the Ausgrid site next to Mason Park has been extended to its current configuration and a large warehouse has also been constructed in the southwest corner of the site • the industrial buildings located along North Strathfield line remain the same • commercial properties fronting Parramatta Road west of Centenary Drive (comprising car dealerships and the present day Ampol service station on the corner of Courallie Avenue) were developed by 1961.
1970	<p>Changes within the Precinct since 1961 included:</p> <ul style="list-style-type: none"> • grain Silos have been constructed along the Strathfield line (North Strathfield) • market gardens formerly located south of the Wentworth Hotel have been cleared • additional land has been developed to the west along Parramatta Road and used for storage of construction equipment. An access road has been constructed to allow access for the development of the vacant land • construction of the Homebush Substation to the northwest is currently under way • a number of residential properties have been demolished north and south of Parramatta road and replaced with car sales yards and other commercial / industrial activities car parts fruit and vegetables • new commercial industrial development works are visible on land adjacent to North Strathfield Station • there appeared to be a potential service station on the opposite corner from the now Ampol service station at the corner of Courallie Avenue.
1986	<p>Changes within the Precinct since 1970 included:</p> <ul style="list-style-type: none"> • Sydney Markets have been constructed and appear operational • further development including large warehouse have been added in the north west of the precinct, the existing retail outlet, Direct Factory Outlet (DFO). • The Homebush Substation has been completed and operational • Residential properties have been demolished south of the Parramatta road and replaced with car sales yards and other commercial / industrial land uses • A large warehouse and industrial block has been constructed in the northwest portion of the precinct at Pomeroy Street.

Year	Description
1994	<p>Changes within the Precinct since 1986 included:</p> <ul style="list-style-type: none"> • Sydney Olympic Park has commenced construction with the Hockey Oval completed in the southwest • the Great Western Highway has been constructed, including demolition of a number of industrial and residential properties to make way for the highway • car yards and motor mechanics appear to have increased in number along Parramatta Road • few changes have occurred to the railway yards and warehouses neighbouring the railways • a large warehouse has been demolished along North Strathfield railway line and cleared • Parramatta Road appears to be dominated by car sales yards and motor mechanical repair business and the same three service stations historically present at 177 Parramatta Road, 159-161 and the opposite side of the road at 204 Parramatta Road • Homebush Bay Drive has been constructed in western portion of the precinct • Large excavation works is current at Sydney Olympic Park including construction of the Olympic village and stadiums.
2009	<p>Changes within the Precinct since 1994 included:</p> <ul style="list-style-type: none"> • the area around Homebush Stadium has been developed and completed after the 2000 Olympics • a number of new high rise developments have been completed to the north of Homebush Station • construction of Units to the northwest of North Strathfield Station • a number of large residential buildings are being constructed to the north east and north west of the Homebush Station • the Sydney Olympic Stadium has been completed • industrial buildings have been replaced with the construction of high rise residential apartments along Parramatta Road Homebush • buildings and equipment previously under the M4 Overpass at George St Homebush have been removed / demolished and replaced with shops, residential apartments and a car wash • the Ford manufacturing factory at the western end of the Precinct appeared to have been demolished and was redeveloped into what appears to be the present day Goodman Campus Business Park (industrial estate)
2010 and 2014	There were no major changes since 2009 across the Precinct.
2016	<p>Changes within the Precinct since 2014 included:</p> <ul style="list-style-type: none"> • construction of high rise residential at 17 Parramatta Road, Homebush • construction of high rise residential at 47 Parramatta Road, Homebush.
2017	<p>Changes within the Precinct since 2016 included:</p> <ul style="list-style-type: none"> • construction of high rise residential between Nipper Street and Columbia Lane • construction of high rise residential on the corner of Powell Street and Parramatta Road.

Year	Description
2023	<p>Changes within the Precinct since 2017:</p> <ul style="list-style-type: none"> • construction of medium and high rise residential apartments at: <ul style="list-style-type: none"> - 212 to 218 Parramatta Road, Homebush - 25 to 33 Smallwood Avenue, Homebush - 10 to 12 Smallwood Avenue, Homebush - 14 to 16 Bridge Road and 48 Loftus Crescent, Homebush - 37 to 45 Loftus Crescent, Homebush - 138 to 144 Parramatta Road, Homebush - 42 to 50 Parramatta Road, Homebush - 15 Columbia Lane, Homebush • construction of reserve/open space at 20 Great Western Highway, North Strathfield • completion of M4 tunnel portals exit and entry ramps • construction of Our Lady of the Assumption Catholic Primary School at 1A Hamilton Street, North Strathfield.

3.3 Historical business directories

A review of historical commercial and trade directory data from 1932 to 1990 was undertaken in the AECOM (2018) report. The full set of data obtained is listed in the LIR Report in **Appendix B**.

The historical business directories listed in the Precinct included mainly:

- manufacturing and industrial businesses along the eastern side of George Street in North Strathfield.
- manufacturing and industrial businesses at the western end of Parramatta Road and mechanics, dealerships and service stations along most of the remainder of Parramatta Road.
- abattoirs and associated businesses in Homebush West.

Businesses which are associated with a high potential for activities that can result in land contamination are listed in below in **Table 4**.

Table 4 Summary of historical business records –within Precinct

Address	Business	Potential activity	Years
26 The Crescent, Homebush	Strathfield Dry Cleaners Depot	Dry Cleaners and Dyers	1974
245a Queen, Concord West	Gordon S & Co	Dry Cleaners and Dyers	1950
50 Parramatta Road, Homebush	Homebush Ceiling Works / Gorden AJ	Fibrous Plaster Sheet Manufacturers (asbestos)	1932-1940
89 Parramatta Rd, Strathfield	Caltex Concord	Service Station	1990
141 Concord Road, Concord	BP Service Station	Service Station	1974-1990
143 Concord Road, Concord	Caltex Service Station	Service Station	1974-1990
15 Parramatta Rd., Homebush	Red White & Blue Service Station	Service Station	1940-1970
58 Parramatta Road, Homebush	Homebush Driveway Service / Amoco	Service Station	1974-1990
177 Parramatta Road, Flemington	BP Service Station	Service Station	1974

Address	Business	Potential activity	Years
184 Parramatta Road, Homebush	B P Aust. Ltd	Service Station	1980
240 Parramatta Road, Homebush	Davies E R	Service Station	1950
242 Parramatta Road, Homebush	Shell Service Station / Auto Drive Inn	Service Station	1950-1990
16 The Crescent, Homebush	Roberts, A. A. Pty. Ltd	Service Station	1970
2 George Street, North Strathfield	Phennigwerth, F. E & Son Pty Ltd	Paint, Enamel, Varnish / Stain Manufacturers	1970-1980
204 George, Concord	Abel Lemon & Co Pty Ltd	Abrasives	1974
184 George Street, Concord West	Ani Energy Controls / O'Donnell Griffin Pty Ltd	Transformer manufacturing	1974
23 George St., North Strathfield	Trojan Pty Ltd / Pioneer Spring Co / Excelsior Spring Co. Pty. Ltd.	Manufacturing	1970-1980
21 George St., North Strathfield	Manufacturers Supplies	Manufacturing	1980
19 George St., North Strathfield	A R C Engineering Pty Ltd	Manufacturing	1980
1 King Street, Concord West	Oil Reclaiming Works	Oil Merchants & Manufacturing	1950
3 King Street, Concord West	Cadwallader Engineering (NSW) Pty Ltd	Transformer manufacturing	1990
23-25 Burlington Road, Homebush	BP Burlington Service Station	Service Station	1940-1990

3.4 Historical titles

Historical titles for selected properties were obtained and reviewed in the AECOM (2018) report. Due to the large number of properties within the Precinct, only six historical title searches were undertaken to fill in gaps and listings in the historical business directory data. A summary of the historical titles for the eight lots within the Precinct and an interpretation of the potential business activities are listed in **Table 5** and copies are provided in **Appendix C**.

Table 5 Historical titles

Address, Lot and DP, Current Business	Year	Business	Potential activities
2 to 4 Parramatta Road, Homebush Lots 1 & 2 D.P. 171468 and Lot 1 D.P. 124584 Kennard's Self Storage	1922-1926	Gold's Hosiery Mills Limited	Manufacturing
	1926-1950	Columbia Graphophone Company Limited	
	1951-1982	Hayes Properties Proprietary Limited	
	1982-1994	E.M.I. Properties Pty Limited	
	1994-1994	Southern Cross Mowers Pty Limited	
	1994-1995	David Lhuede Pty Limited	
	1995 to date	Kennards Self Storage Pty Limited	Storage
	1920 to 1967	Various individuals (private owners)	Unknown

Address, Lot and DP, Current Business	Year	Business	Potential activities
3 Crane Street, Homebush Lot 1 D.P. 166878 Cur-Mac Auto Repair	1967 to 1970	L.D.C. Limited	Car dealership and mechanical workshop
	1970 to 1971	Andrya Szetes (Butcher) Jolanda Szetes (Married Woman)	
	1971 to 1978	Eric Ronald Ewin (Car Dealer) Helen Kay Ewin (Married Woman)	
	1978 to 1987	Eric Ronald Ewin (Car Dealer)	
	1987 to date	Geroge Macorig / Bradley James Currell	
4 Crane Street, Homebush Lot 2 D.P. 305180 Happos Motors	1922 to 1965	Various private owners	Unknown
	1965 to 2010	Various car dealers and motor traders	Dealership and mechanical workshop
	2010 to date	Jae Seung Chung and Young Hee Joo	
43 to 49 Parramatta Road, Homebush Lots 2 and 3 D.P. 796920 K&S Automotive Services and vacant terrace shops	1923 to date	Various private owners and butcher (1946 to 1952)	Mechanical workshop and shops
242 Parramatta Road, Homebush Lot 1 in D.P. 1036274 Enhance Service Station	1928 to 1944	Hesketh Kerruish (Town Clerk)	Unknown
	1944 to 1996	Various garage and service station proprietors including leases to Shell Company of Australia Limited	Service Station
	1996 to 2007	Frank Nohra Investments Pty Limited	Service Station
	2007 to date	Sydney Markets Limited	Service Station
2/25 George Street, North Strathfield Lot 100 in DP1282477 (formerly Lot 2 Strata Plan 22302) Homebush Industrial Estate (Various leases including ABC Automotive Repairs)	1912 to 1924	James Martin and Company Limited	Manufacturing
	1924 to 1930	The Farmers' Co-Operative Implement Company Limited	
	1930 to 1971	John Shearer & Sons Proprietary Limited	
	1971 to 1981	Westinghouse Brake & Signal Company (Australia) Pty Limited	
	1981 to 1981	Jonray (Sydney) Pty Limited	Redevelopment
	1981 to 1986	Grosvenor Estates Pty Limited	Commercial warehouses and mechanics workshop
	1986 to 1987	Hurllo Pty Limited	
	1987 to 1990	Clare Alice Hart	
	1990 to 2005	Sieper Holdings Pty Limited	
	2005 to date	Rodney Mendes Martins and Vina Martins	

3.5 Government Records

3.5.1 NSW EPA contaminated sites records

Sites listed on the NSW EPA contaminated sites register for either being notified under Section 60 or issued with a notice under the of the Contaminated Land Management (CLM) Act 1997 as of 5 March 2024 are listed in **Table 6** and the locations are shown on **Figure 3** in **Appendix A**.

Table 6 Sites reported to the NSW EPA

Site Name	Address	Activity that caused contamination	EPA Site Management Class	Proximity
Ausgrid, Mason Park Substation	1 Underwood Road Homebush.	Electricity – other industry	Regulation under CLM Act not required	Within the Precinct
Bicentennial Park	Bicentennial Drive Sydney Olympic Park.	Landfill	Ongoing maintenance required to manage residual contamination (CLM Act)	Outside of the Precinct (about 100 metres northwest and down gradient)
Former Caltex Service Station (now residential)	92a Concord Road North Strathfield	Unclassified	Regulation under CLM Act not required	Within the Precinct
Former Golf Driving Range Landfill	Sarah Durack Avenue, Sydney Olympic Park.	landfill	Ongoing maintenance required to manage residual contamination (CLM Act)	North of the Precinct (about 230 metres and down gradient)
Budget Service Station.	143 Concord Road Nth Strathfield	Service Station	Regulation under CLM Act not required	Outside of the Precinct (about 400 metres east of the boundary and down gradient)
Caltex Service Station	89 Parramatta Road Concord	Service Station	Regulation under CLM Act not required	Within the Precinct.
Caltex Service Station Homebush West	334-336 Parramatta Road, Homebush West	Service Station	Regulation under CLM Act not required	Within the Precinct.
Former Ford Landfill and Adjacent Land	22 Mandemar Avenue, Homebush West	Landfill	Six former notices under CLM Act	Outside of the Precinct (500 metres south and up-gradient of the Precinct)

3.5.2 POEO licensed sites

The NSW EPA POEO public register was searched on the NSW EPA website on the 5 March 2024. Two premises listed in **Table 7** were on the register within the Precinct (refer to **Figure 3** in **Appendix A** for locations).

Table 7 NSW EPA licensed sites

Site Name and EPL	Address	Activity	Distance and Direction from Precinct
Ausgrid Homebush Depot EPL 11426	25-27 Pomeroy Street, HOMEBUSH, NSW	Waste storage (oils/hydrocarbons, PCBs, asbestos non- hazardous radioactive waste	Within the Precinct.
John Holland Pty Ltd EPL 20241 (surrendered September 2020)	North Strathfield Rail Underpass	Land-based extractive activity and railway systems activities	Within the Precinct.
Allied Mills Queensland Pty EPL 2005 Limited (surrendered 14 February 2000)	2a Hamilton Street East, Homebush, NSW	Other Agricultural Crop Processing (Obsolete)	Within the Precinct.
Westinghouse Brakes Australia Pty Limited EPL 485 (surrendered 21 March 2000)	27-29 George Street, Concord West, NSW	Hazardous, Industrial or Group A Waste Generation or Storage (73)	Within the Precinct.

3.5.3 Other NSW EPA records

There were other no sites within or topographically up-gradient of the Precinct that were per- and poly-fluoroalkyl substances (PFAS) investigation program sites, former gas works sites or James Hardie asbestos waste contamination legacy sites.

3.5.4 Unexploded ordnance (UXO)

There were no areas mapped as containing UXO within the Precinct or within 200 metres of the Precinct.

3.5.5 Other information sources

The Strathfield Consolidated Development Control Plan identifies two former landfills within the Precinct as shown on **Figure 3** in **Appendix A**:

1. Mandemar Avenue, Homebush West
2. Mason Park, Underwood Road Homebush

It is noted that the Mandemar Avenue landfill was not apparent in historical aerial photographs within the Precinct (post 1930). Although a brick pit was present south of the Precinct post 1947 in Mandemar Avenue and located 500 metres south of the Precinct boundary which was the formerly regulate Ford landfill at 22 Mandemar Avenue (as listed in **Table 6**). The landfill may have occurred early in the century within the Precinct. Evidence of the Mason Park landfill was apparent in the historical aerial photographs within and adjacent to the Precinct.

The Viva high pressure oil pipeline runs through part of the southwest portion of the Precinct to the south of the M4 Western Motorway and east of Centenary Drive as shown on **Figure 3** in **Appendix A**. The approximate alignment of the pipeline is marked by warning signage within Park Road and Parramatta Road near Bedford Road in Homebush West. A clean-up notice ([1560534](#)) under the POEO Act has been previously issued for a section of the pipeline to the west of the Precinct in Sydney Olympic Park in 2018 when fuel from the pipeline leaked into the subsurface.

3.6 Site inspection

3.6.1 AECOM (2018) inspection

An inspection of the BSH Precinct was undertaken on 3 and 4 June 2018 by AECOM and reported in the AECOM (2018) report. The inspection targeted areas and properties identified in the desktop review and key observations relevant to the Precinct are listed below in **Table 8** and shown on **Figure 3** in **Appendix A**. Photographs from the AECOM (2018) site inspection are included in **Appendix D**.

Table 8 Site inspection description (AECOM, 2018)

Address	Activity	Current site use	Site inspection
97 Parramatta Road Strathfield	Concord Auto Electrical	Mechanic and Auto electrician	Auto mechanic. Multiple cars are located in the foreground.
460 Parramatta Rd, Strathfield	Crystal Car Wash	Car Wash	Former Mobil Service Station – Site remediated in approximately 2004.
177 Parramatta Road	Likely former service station and workshop	Closed and vacant	The building was no longer in use however evidence of a former service station is current including all underground petroleum storage Systems (UPSS) infrastructure. It was evident that the underground storage tanks (USTs) had been removed and backfilled with gravel. No evidence of environmental investigation existed such as groundwater monitoring wells or soil borings.
159 – 161 Parramatta Road Homebush	Former Service Station	Tyre and Auto Centre	Evidence of a bowser island, formerly for fuel pumps, USTs, and hydrocarbon staining on the forecourt. No evidence of any environmental investigation or UPSS removal was evident. Tyres sales are being conducted in the front building and a mechanic is at the rear.
101 to 102 Parramatta Road	Mechanical Repairs	Car Sales Yard and Auto repair.	An operational mechanical workshop and evidence of car washing in the foreground. Filling of the site was also evident in the forecourt to level the front. The site slopes down toward the north.
50 Parramatta Road Homebush	Unknown.	Vacant. Storage of cars.	Vacant Site with no pavement and a small garage in the west of the site. Suspected fill material across the site and various stored within the garage. Rear of the site appears to be filled with potentially uncontrolled fill material.

Address	Activity	Current site use	Site inspection
131 Parramatta Road	Car Sales yard	Car sales yard	Suspected of being a former service station. No fuel dispensing infrastructure was observed. Filling was evident at the rear of the site. The property is surrounded by a newly constructed residential high rise.
242 Parramatta Rd, Homebush	Enhance Service Station	Operational Service Station	Operational service station.
4 Crane Street Homebush	Hapos Motors	Auto Sales and repair	Large area with cars for sale and small shop located up gradient.
3 Crane St Homebush	Cur-Mac Auto Repairs	Auto Sales and repair	Large car lots with mechanic at the rear. Groundwater monitoring wells are evident in the car display forecourt.
45 Parramatta Rd, Homebush	K and S Auto Repairs	Mechanic	General motor mechanic
15 The Crescent Homebush	Peter Hallworth Motors	European Auto Repair	Peter Hallworth Motors. Site was closed with no evidence of recent activity.
143 Concord Road Nth Strathfield	Budget Service Station.	Service Station	Budget Service Station. The site is outside of the Precinct and slopes away from the Precinct, and is therefore considered unlikely to present a potential contamination risk.
George Street North Strathfield	Mixed commercial use	Shops bars, mixed business and car parking.	Historical warehouses converted to bars and a shopping precinct. Residential beyond and car parks along the north Strathfield line.
1 Underwood Road Homebush.	Ausgrid Mason Park Substation	Electricity – other industry	High fence and not visible from the road.
Area around the Hornsby and Parramatta lines junction	Storage of rail infrastructure, vacant concrete paved blocks.	Mixed industrial use.	Appears to be proposed for high rise residential precinct. Some large blocks already constructed. Likely suspect filling under the pavement.

3.6.2 Online inspection

A further review of online imagery (Google Street View¹, accessed 22 March 2024) of the additional areas of the Precinct along Parramatta Road in Homebush West showed that there was evidence of a former service station at R&M Mechanical 338 Great Western Highway where the forecourt of the property has concrete scars indicative of former fuel bowser islands. West of R&M Mechanical there were two car dealership yards and then Goodman Campus Business Park.

There were also further high rise residential redevelopments along Parramatta Road that had occurred since the AECOM (2018) report. These changes were as listed in the aerial photograph review for 2023 (see Table 3).

¹ <https://www.google.com/maps>

3.7 Summary of historical land use

As per the AECOM (2018) report, the review identified areas of current and former commercial/industrial land use and disturbed terrain within the Precinct. These areas are mapped on **Figure 4** in **Appendix A**. There were numerous historical services stations, workshops, dry cleaners and manufacturing businesses located across these commercial and industrial areas as listed in the LIR report in **Appendix B** (Property Details, Section 2.20). Further detailed site history review would be required for many of the individual lots to assess whether or not potential contaminating activities may have occurred as discussed in **Section 6.2**

4.0 Condition and surrounding environment

4.1 Current zoning and land use

The current zoning within the Precinct is listed in **Table 1** (in Section 2.0) and shown on **Figure 2** in **Appendix B**. The greatest proportion of land use within the Precinct is residential with smaller areas of commercial, industrial and recreational land use. The commercial and industrial land use areas are listed as follows:

- most of Homebush West and Homebush west of Bellona Avenue and Underwood Road/Mason Park (E3 - Productivity Support, E4 - General Industrial and SP2 - Infrastructure [Homebush Substation])
- the Homebush Station area (MU1 - Mixed Use)
- the Bakehouse Quarter – located north of Western Motorway and east of Hornsby rail line (E2 – Commercial Centre)
- the Parramatta Road corridor (E3 - Productivity Support, E2 – Commercial Centre and MU1 - Mixed Use)
- an area of North Strathfield located west of North Strathfield Station (MU1 - Mixed Use)
- an area at the intersection of underwood Road and Pomeroy Street (E1 – Local Centre).

Current land uses that could undertake activities that have the potential to result in land contamination within the Precinct are listed in **Table 9** below. The locations of the businesses are on **Figure 3** in **Appendix A**.

Table 9 Current potentially contaminating land uses within the Precinct

Business or property name	Address	Land use / activity
Ausgrid Homebush Depot	25-27 Pomeroy Street , Homebush	Depot
Enhance Service Station	242 Parramatta Road Homebush	Operational service station
K&S Automotive Services (vacant)	45 Parramatta Road Homebush West	Auto repair
Ausgrid Substation ¹	19-21 Columbia Lane, Homebush	Switchyard substation
Hapos Motors	4 Crane Street Homebush	Auto sales and repair
Cur-Mac Auto Repairs	3 Crane St Homebush	Auto sales and repair
Crash Claim and Ssangyong Larke Hoskins (formerly Honda Service)	188 – 196 Parramatta Road Homebush	Auto sales and repair
Bransby Smash	159 Parramatta Rd Homebush	Auto repair (former service station)
Oscar Auto Services Solutions	4/1-15 Wentworth Rd Homebush (business Park)	Auto repair
ABC Automotive Repairs and Car Repair & Deco (current DA for residential redevelopment)	25 George Street North Strathfield	Auto repair
Ozcorp Auto Warehouse	214 Parramatta Road, Homebush	Auto sales and repair
Barrett Motors	222- 224 Parramatta Road, Homebush	Auto sales and repair
Best Auto	230 Great Western Highway, Homebush	Auto sales

Business or property name	Address	Land use / activity
Ampol Homebush	334-336 Parramatta Road, Homebush West	Service station
Flemington Autos	318-320 Great Western Highway, Homebush West	Auto sales and repair
R&M Mechanical	338 Parramatta Road, Homebush West	Auto repair (former service station)
Sydney City Motors	338 Parramatta Road, Homebush West	Auto sales and repair
B&S Motors	338 Parramatta Road, Homebush West	Auto sales and repair

Notes: 1. Anecdotal information provided by Ausgrid to DPHI stated the site is no longer operational.

4.2 Topography and drainage

The topography in the Precinct can generally be described as gently to moderately undulating with contours shown on **Figure 5** in **Appendix A**. The topography of the Precinct is generally low lying with a topographic high point of approximately 20 m AHD in the southeast corner of the Precinct.

The topography around the Precinct is centred on Powells Creek and two un-named tributaries which drain into Powells Creek from the south. Powells Creek is the main drainage route for surface water within the Precinct. Powells Creek originates west of Strathfield station and flows northwest through the central part of the Precinct, through Bicentennial Park, and eventually drains into Homebush Bay and the Parramatta River. Two un-named tributaries both start in the south western corner of the Precinct before draining into Powells Creek.

4.3 Soil landscapes

The majority of the Precinct is mapped as Blacktown Residual soil landscape according to the Chapman *et al* (2009) Soil Landscapes of the Sydney 1:100,000 Sheet map. Blacktown Residual soils are derived from Wianamatta Group Shales and Hawkesbury Shale. The remainder of the Precinct is mapped as either alluvial soils or disturbed terrain.

Disturbed terrain indicates that the natural soil has been disturbed, removed or buried by human activity. In these areas there is a higher potential for contaminated soils, waste or dredged sediments to have been historically used as uncontrolled fill. Disturbed terrain is mapped along Powells Creek in the central and western areas of the precinct and is shown on **Figure 6** in **Appendix A**. The area of alluvial soil is mapped along the northwest boundary of the Precinct.

4.4 Acid sulfate soils

ASS is the common name given to a range of soil types containing iron sulfides, the most common being pyrite. ASS may be present as actual ASS (AASS) or potential ASS (PASS).

PASS are sulfidic soils formed in coastal lowlands subject to tidal inundation or saline groundwater that have not been oxidised. PASS form where conditions are conducive for accumulation of iron sulfides in soils (e.g. source of sulfate, source of iron, reducing conditions, and stable low energy environment. When exposed to air due to drainage (water table lowering / dewatering) or disturbance during earthworks, these soils produce sulfuric acid, often releasing toxic quantities of iron, aluminium and heavy metals. The heavy metals and acid can leach into soil and groundwater or impacted runoff can enter waterways and have negative impacts on water quality and aquatic ecosystems.

AASS occur where natural (e.g. groundwater level changes) or anthropogenic (e.g. land development, drainage works, etc.) activity has resulted in PASS to being exposed to air, resulting in releasing acidity and reaction products (iron, sulfate, calcium, magnesium, aluminium etc.).

NSW Office of Environment and Heritage (OEH, 2012) acid sulfate soil (ASS) risk maps show areas of ASS risk. The ASS classification is assigned based on the probability and depth of occurrence of ASS. The classes trigger when an acid sulfate soil management plan (ASSMP) should be prepared and are as follows:

- Class 1: Any works² require an ASSMP;
- Class 2: Works below the natural ground surface and / or works by which the water table is likely to be lowered require an ASSMP;
- Class 3: Works more than 1 metre below the natural ground surface and / or works by which the water table is likely to be lowered more than 1 metres below the natural ground surface require an ASSMP;
- Class 4: Works more than 2 metres below the natural ground surface or works by which the water table is likely to be lowered more than 2 metres below the natural ground surface require an ASSMP; and
- Class 5: Works within 500 metres of adjacent Class 1, 2, 3 or 4 land that is below 5 metres Australian Height Datum, where the water table is likely to be lowered below 1 metre Australian Height Datum on adjacent Class 1, 2, 3 or 4 land, require an ASSMP.

Within the Precinct Class 2 areas are mapped along the northern areas of Powell Creek and there is a Class 3 mapped area in the southern end of the western arm of Powells Creek. The remainder of the precinct is mapped Class 5. Acid sulfate soil classes are mapped on **Figure 7** in **Appendix A**.

4.5 Geology

The Penrith 1:100,000 geological map (Clark N.R. and Jones D.C., 1991) indicates the majority of the Precinct underlain by Ashfield Shale. Ashfield shale consists of dark grey to black claystone-siltstone and fine sandstone-siltstone laminate).

Bringelly Shale is mapped in higher elevation areas (> 35 m AHD) in the south and southwest corner of the Precinct. The Bringelly Shale consists of shale, carbonaceous claystone, claystone, laminate, fine to medium-grained lithic sandstone, rare coal and tuff.

Quaternary pockets, generally in the low lying fluvial zones, Powells Creek and un-named creek at Burwood, comprises silty to peaty quartz sand, silt, and clay, with ferruginous and humic cementation in places. Shell layers are also present. The mapped geology is shown on **Figure 8** in **Appendix A**.

4.6 Hydrogeology

The hydrogeology within the Precinct is expected to consist of porous extensive aquifers of low to moderate productivity. A large number of groundwater monitoring bores have been installed in the Precinct for the purpose of monitoring of groundwater. There were no bores registered for beneficial use such as domestic or irrigation purposes within the Precinct.

The registered bore data indicates that groundwater is present at depths generally between 0.5 and 3 meters below ground level (bgl). The locations of the bores are shown on **Figure 9** in **Appendix A**. Based on the geology, topography and drainage, the groundwater flow direction is expected to be variable across the Precinct, with the flow generally towards Powells Creek and Homebush Bay.

² Any works that disturb more than one tonne of soil or lower the water table (OEH, 2012)

5.0 Conceptual site model

5.1 Areas of concern and contaminants of concern

The former land uses and activities identified within the Precinct and their associated contaminants are summarised below:

- **Service stations:** USTs and associated underground pipelines [also referred to as underground petroleum storage systems (UPPS)] have the potential to leak fuel into the subsurface soil and groundwater. The common contaminants from petrol stations are lead, total recoverable / petroleum hydrocarbons (TRH / TPH), naphthalene and benzene, toluene, ethylbenzene and xylenes (BTEX).
- **Mechanics:** mechanic workshops often result in wastes of oils and solvents that can get into the subsurface via spills to drains or leaking underground waste tanks or hydraulic oils from hoists. Some older mechanical workshops commonly operated small bowsters and or service stations with underground fuel tanks and fuel dispensing pump. Oil / water interceptor pits, inspection pits and drains could leak waste oil and fuel into the subsurface. The contaminants are the same as for service stations with the addition of solvents.
- **Dry cleaning:** dry cleaners historically used white spirits, kerosene, carbon tetrachloride, trichloroethylene (TCE), Perchloroethylene (Perc), as cleaning solvents until the 1990s. Fluorocarbon based dry-cleaning was used in Australia from 1990 until it was banned in 1997 [1,1,2 trichloro-1,2,2-trifluoroethane and 1,1,1-Trichloroethane (TCA)]. Perc has since been the most commonly and widely used. Other new solvents used include hydrocarbon based solvents, ozone, liquid carbon dioxide and silicon based solvents (Greeneearth). These solvents have the potential to enter subsurface soils and groundwater when spills occur into drains or leaks occur from underground tanks.
- **Manufacturing:** there was a wide range of manufacturing and industrial businesses within the Homebush precinct. These activities have historically involved the use of a wide range of industrial chemicals including heavy metals, solvents, surfactants, plasticisers, petroleum hydrocarbons, chlorinated hydrocarbons and PFAS.
- **Uncontrolled filling and landfilling :** There were large areas of land mapped as disturbed terrain within the Precinct and surrounds. Fill can include anthropogenic wastes from industrial and domestic sources. Contaminants can include heavy metals, asbestos, petroleum hydrocarbons, polycyclic aromatic hydrocarbons (PAHs), organochlorine pesticides (OCPs), and organophosphorus pesticides (OPPs), polychlorinated biphenyls (PCBs).
- **Agriculture:** the Precinct was formerly used for agricultural purposes, including holding yards and paddocks for the local abattoirs. Potential contamination sources may include use of pesticides and herbicides (including OCPs and OPPs) as well as historical burial of waste.
- **Demolition and weathering of hazardous building materials:** the historical use of lead paint and asbestos containing materials (ACM) in buildings has the potential to cause contamination to surface soils. Most of the Precinct has the potential for asbestos and lead in soil due to the age of former buildings.
- **Historical air pollution:** historical use of leaded petrol contributed to elevated concentrations of lead in surface soils, particularly near busy roads. The area along Parramatta Road and Great Western Highway would be the area most likely affected.

5.2 Potential migration and exposure pathways

Potential migration pathways within the Precinct could be but are not limited to:

- leaching of contaminants into soil and then to groundwater
- transport down-hydraulic gradient in groundwater
- discharge of contaminants via groundwater to surface water
- transport of contaminants via surface water
- volatilisation of volatile contaminants from soil and/or groundwater to indoor or outdoor air (e.g. volatile contaminants from petroleum sources and chlorinated compounds from dry cleaning and some manufacturing activities)
- extraction of groundwater during dewatering activities such as for construction of basements and building foundations and discharge of groundwater to stormwater or sewer
- transport of contaminants by mechanical disturbance during earthworks
- biomagnification along food chains in the environment of bioaccumulating contaminants such as mercury, PCBs, PFAS, dioxins and some pesticides.

Preferential pathways may occur where liquid or gas/vapour phase contamination travels along more permeable substrates such as naturally occurring more permeable layers of soil (e.g. sandy and gravelly soils) or manmade subsurface features such as backfilled soil along service trenches.

Exposure pathways could include:

- direct contact with skin with contaminated soil, surface water (Powells Creek) or groundwater.
- ingestion of contamination from incidental ingestion from consuming food (community gardens, backyards or foraging/fishing) or from contact with soil
- ingestion of surface water from secondary contact (Powells Creek) or with extracted groundwater (construction works). Based on the groundwater bore search it is unlikely that groundwater is used beneficially within the Precinct
- inhalation of dusts or vapours.

Other risks relate to explosive or hazardous atmospheres from migration of hazardous ground gases to the surface or into underground services or basement and buildings. Hazardous ground gases can form from the decomposition of landfills or buried waste (methane, carbon dioxide, carbon monoxide or hydrogen sulfide). Volatile petroleum contaminants can also cause explosive and hazardous atmospheres.

5.3 Receptors

Potential receptors within the Precinct could be:

- construction workers undertaking redevelopment works
- residents
- sensitive users such as childcares and schools
- visitors to parks and reserves
- commercial and maintenance workers
- intrusive maintenance workers
- terrestrial ecological receptors (vegetation in parks and reserves landscaped areas and backyards)
- fresh and marine aquatic ecological receptors in Powells Creek and Mason Park Wetlands.

5.4 Potentially complete pathways

Potentially complete pathways occur where there is a linkage between a source of contamination and receptor. Given the size of the Precinct an assessment of potentially complete pathways has not been undertaken. A risk ranking has instead been completed in **Section 5.5** for the Precinct.

5.5 Risk ranking

The areas of concern were identified by the historical information reviewed in **Section 3.0** and **4.0**. The following relative risk ranking was assigned to each area of concern for the Precinct:

- Redeveloped: areas that have already been recently redeveloped (post 2010) into high density residential developments contamination (if any) is expected to have been remediated/removed during redevelopment
- Very low: no specific past contaminating activity identified and the land is presently used for residential land use.
- Low: a past contaminating activity was identified but the land has been subsequently redeveloped (late 1990s to 2000s) for residential or other low potential contaminating land use.
- Medium:
 - used for commercial or industrial land use and historical site use is unknown
 - past or present contaminating activities were identified and the land has not been recently redeveloped for residential land use (redeveloped before late 1990s)
 - mapped as disturbed terrain.
- High: past or present contaminating activities were identified and the land has not been redeveloped for residential land use.

The risk ranking is summarised in **Table 10** and shown on **Figure 10** in **Appendix A**. Due to the large number of lots and size of the Precinct, and high level nature of the assessment individual land parcels have not been listed.

Table 10 Risk ranking summary

Risk	Area of the Precinct	Former land uses	Current land use
High	Parts of the Parramatta Road corridor	Various service stations, car dealerships and mechanics	Commercial land use.
	Ausgrid Depot/former Mason Park Landfill (14-18 Pomeroy Street and 4 to 12 Underwood Road, Homebush)	Industrial manufacturing, abattoirs and uncontrolled filling	Commercial or industrial land use.
	North west portion of the Precinct (Lot 1 DP1218218, Lot 100 DP1042833, Lot 1 DP1251153, SP70268)	Various industrial land uses and disturbed terrain	Industrial warehouse units, Direct Factory Outlet and substation (Homebush Sub-transmission Substation).
	Northern part of 16 George Street, North Strathfield	Known bonded and friable asbestos in soil and petroleum hydrocarbon contamination.	Vacant/proposed redevelopment site

Risk	Area of the Precinct	Former land uses	Current land use
Medium	The Bakehouse Quarter	Various service stations, car dealerships, mechanics, dry cleaners, iron foundries and manufacturing	Commercial or residential land use (redeveloped prior to the 1990s).
	Area mapped as disturbed terrain	Potential uncontrolled filling in areas with contaminated soil or wastes	Mainly residential with some areas of commercial and open space land use developed prior to the 1990s.
	Parts of the Parramatta Road corridor	Former commercial land uses – no known	Commercial land use
Low	North western boundary of the Precinct (between the railway corridor and George Street) and some areas of Parramatta Road	Various commercial and industrial land uses including service stations, dry cleaners, mechanics	High density residential / mixed use developed recently (post 1990s).
Very Low	Residential areas in central, east, south and southeast of parts of the Precinct	Residential	Residential.

6.0 Discussion

6.1 Existing development controls

The existing development control plans were reviewed and are summarised below.

6.1.1 Updated State Planning Policy Contaminated Lands

It is noted that since the AECOM (2018) assessment the State Environment Planning Policy (SEPP) 55 has been replaced by the *SEPP (Resilience and Hazards) 2021*. Contamination is dealt with under 'Chapter 4 Remediation of land'. New draft planning guidelines called the Contaminated Land Planning Guidelines (DPE and EPA, 2018) have been made and will replace the current DUAP 'Managing Land Contamination Planning Guidelines SEPP 55' (DUAP, 1998).

The requirement for a planning authority to consider contamination issues when rezoning land will be given effect through a direction under the Environmental Planning and Assessment Act 1979.

6.1.2 Strathfield LGA

Section 19.1 of the [Strathfield Consolidated Development Control Plan 2005](#) states that the objective is to ensure that a development application is appropriately assessed by Council under the requirements of SEPP 55, where an industrial development is proposed on a site that is identified as potentially unhealthy or contaminated, a preliminary investigation may be required to be submitted to Council by the applicant to demonstrate that the site is safe for development.

Where an environmental site contamination assessment is required to be produced to Council, the assessment must take into consideration the Department of Planning and the Environment Protection Authority's (EPA) document Managing Land Contamination Planning Guidelines SEPP 55 – Remediation of Land, 1998. Some activities that may cause or may have caused contamination are identified in that document.

Part K (the Development on Contaminated Land) forms the basis for considering development applications on land previously contaminated land within the Strathfield Council area or land that is impacted by contaminated groundwater from known landfill sites. The plan has been prepared in accordance with the Environmental Planning & Assessment Act 1979, State Environment Planning Policy No.55 – Remediation of Land (SEPP55) and the Managing Land Contamination: Planning Guidelines prepared by the Department of Urban Affairs and Planning (DUAP) and the Environment Protection Authority (EPA).

The process in Part K includes:

- initial evaluation by council of readily available information
- preliminary site investigation (PSI) requested if required based on initial council evaluation
- detailed site investigation (DSI) requested based on findings of site contamination investigation or land potentially impacted by known landfills
- preparation of RAP where required based on findings of the DSI
- validation and monitoring report issued prior to commencement of building works or issue of construction certificate (whichever occurs first).
- Part B9 Contaminated Land in the City of Canada Bay Development Control Plan 2020 details the controls for contaminated land within the Canada Bay LGA. The controls are listed in **Table 11**.

Table 11 Canada Bay Development Control Plan 2020

Controls	
C1	All development must take precautionary steps to prevent the release of substances that cause contamination of soil, surface water, air or groundwater.
C2	Proposals for the development of contaminated land or potentially contaminated land will need to determine: <ol style="list-style-type: none"> The extent to which land is contaminated (including both soil and groundwater contamination) and; Whether the land is suitable in its contaminated state (or will be suitable after remediation) for the purpose for which the development is proposed to be carried out, and; Whether the land requires remediation to make the land suitable for the intended use prior to that development being carried out, and; If the land has been previously investigated or remediated, development cannot be carried out until Council has considered the nature, distribution and levels of residues remaining on the land and Council has determined that the land is suitable for the intended use.
C3	In accordance with Clause 9(f) of SEPP 55, Council specifies the following additional works as Category 1 remediation works: <ol style="list-style-type: none"> Remediation work within 40m of an open drainage channel, creek or water body. Remediation work involving treatment of groundwater. Remediation work involving on-site treatment of contaminated soil e.g., soil stabilisation, land-farming, soil washing or thermal desorption. Remediation work involving on-site capping or containment of contaminated soils. Remediation work on a site where off site migration of contaminants has occurred. Remediation work involving the removal of Petroleum and other Underground Storage Tanks.

6.2 Recommended development controls

The contamination risk ranking for the Precinct presented in **Section 5.5** ranked areas of the Precinct from very low to high risk. The contamination issues identified would be typically addressed in the development application (DA) process under the procedures in the respective DCPs and in accordance with State Environmental Planning Policy (Resilience and Hazards) 2021 (remediation of land requirements) for redevelopment and assessment for site suitability.

Based on the contamination assessment the following should be considered for the Draft Design Guide and LEP controls:

- areas of very low risk would not require further contamination assessment for redevelopment, however there should be controls in place for encountering unexpected finds of contamination and hazardous building materials through the implementation of construction management plans
- should areas of low risk be redeveloped, previous investigation and remediation validation reports should be reviewed to confirm whether contamination remains on site that could pose a risk to the future redevelopment. If these reports cannot be obtained a PSI and DSI should be considered if required to confirm the suitability for the development
- areas identified as medium and high risk should have PSIs and DSIs undertaken prior to redevelopment to assess the suitability of the site for the proposed land use and decide whether a RAP is required to be prepared and implemented to make the site suitable for the proposed development
- for areas adjacent to medium and high risk mapped areas it should be considered whether there is a potential for contamination to have migrated via groundwater onto the subject area and whether a groundwater investigation should be undertaken to assess if there is a potential contamination risk to the proposed redevelopment

- all investigations should be undertaken by a qualified contaminated land consultant in accordance with *National Environment Protection (Assessment of Site Contamination) Amendment Measure 2013* (ASC NEPM, 2013) and relevant EPA endorsed guidelines
- areas mapped as Class 2, Class 3 and Class 5 would require assessment in accordance with the ASSMAC (1998) Acid Sulfate Soils Manual. This would be required as part of each DA including preparation of an ASSMP where triggered.

7.0 Conclusions and recommendations

The contamination assessment has identified potential past contaminating land uses historically across the Precinct which included former landfills and disturbed terrain, service stations and motor garages, and a range of manufacturing industries. The areas of the Precinct were assigned a qualitative risk ranking from very low to high risk as shown on **Figure 10 in Appendix A**.

Recommendations to be considered for the Draft Design Guide and LEP controls area based on the findings of this assessment are as follows:

- areas of very low risk would not require further contamination assessment for redevelopment, however there should be controls in place for encountering unexpected finds of contamination and hazardous building materials through the implementation of construction management plans
- should areas of low risk be redeveloped, previous investigation and remediation validation reports should be reviewed to confirm whether contamination remains on site that could pose a risk to the future redevelopment. If these reports cannot be obtained a PSI and DSI should be considered if required to confirm the suitability for the development
- areas identified as medium and high risk should have PSIs and DSIs undertaken prior to redevelopment to assess the suitability of the site for the proposed land use and decide whether a remediation action plan (RAP) is required to be prepared and implemented to make the site suitable for the proposed development
- for areas adjacent to medium and high risk mapped areas it should be considered whether there is a potential for contamination to have migrated via groundwater onto the subject area by completing a PSI to decide whether a DSI should be undertaken to assess if there is a potential contamination risk to the proposed redevelopment
- all investigations should be undertaken by a qualified contaminated land consultant in accordance with *National Environment Protection (Assessment of Site Contamination) Amendment Measure 2013* (ASC NEPM, 2013) and relevant EPA endorsed guidelines
- areas mapped as Class 2, Class 3 and Class 5 would require assessment in accordance with the ASSMAC (1998) Acid Sulfate Soils Manual. This would be required as part of each DA including preparation of an ASSMP where triggered.

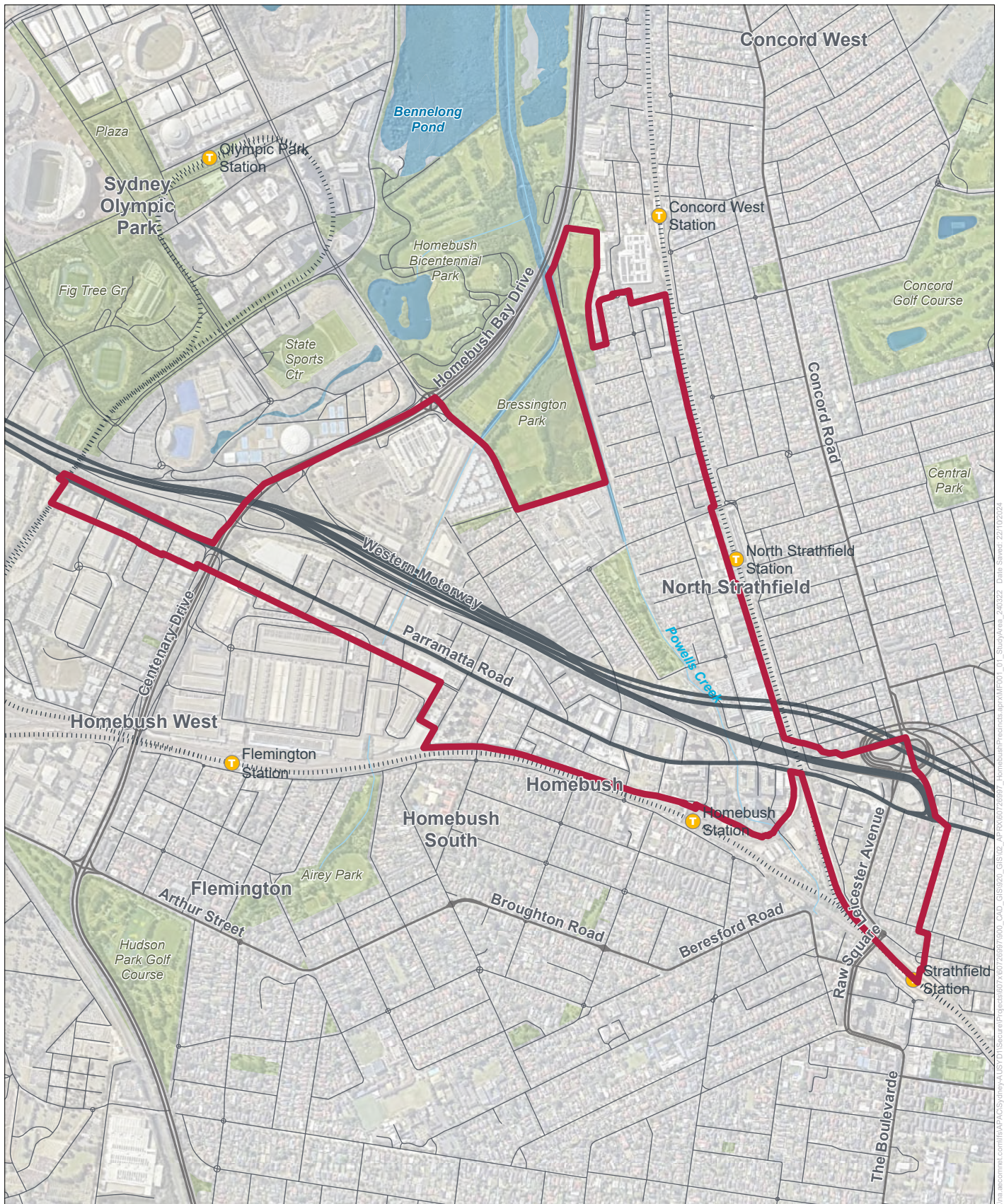
It is noted that this contamination assessment is preliminary in nature and has not included an in depth review of information for each lot within the Precinct. Although areas of the Precinct have been assigned a risk ranking it should be noted that this is not based on quantitative data and is a high level assessment. Further detailed investigation as recommended may identify a different risk.

8.0 References

- AECOM, 2018. Burwood, Strathfield and Homebush Planned Precinct, Contamination Assessment and Acid Sulfate Soils Study Background Research and Contextual Analysis. 8 June 2018
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- NSW EPA, 2020. Contaminated Land Guidelines: Consultants reporting on contaminated land.
- Oculus, 2000. Powells Creek Reserve, Management Action Plan. Prepared for Concord Municipal Council, June 2000.
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Appendix A

Figures



**HOMEBUSH STATE - LED REZONING PROJECT
CONTAMINATION STUDY
FIGURE 1 - STUDY AREA**



AECOM

Legend

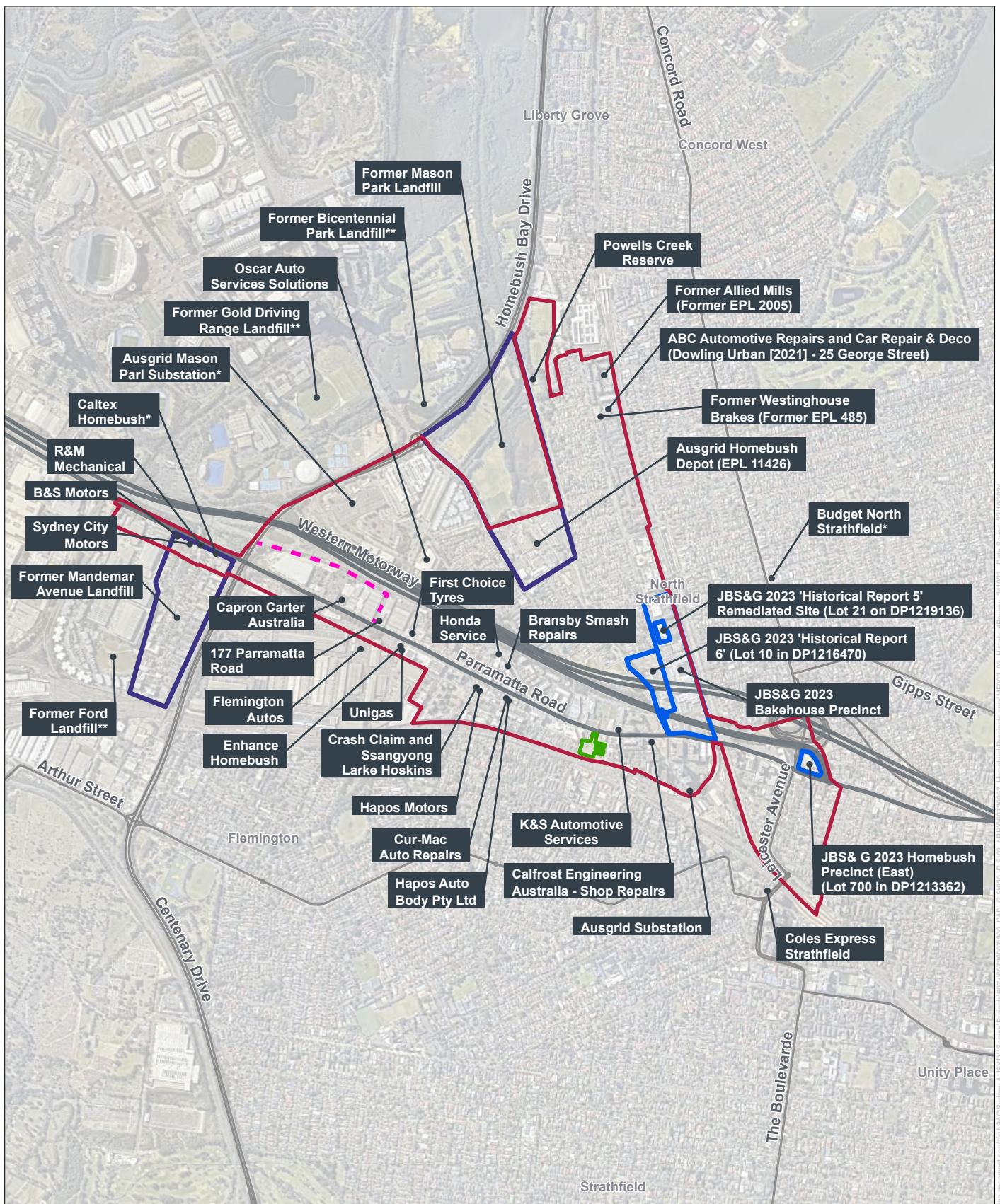
- | | |
|-----------------------------|-------------|
| Precinct Boundary | Railway |
| Parks, Forests and Reserves | Watercourse |
| Waterbody | Motorway |
| Train Station | Main Road |
| | Local road |

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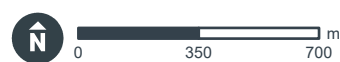


**HOMEBUSH STATE - LED REZONING PROJECT
CONTAMINATION STUDY
FIGURE 3 - HISTORICAL REVIEW**

- Legend**
- Precinct Boundary
 - Former Landfills
 - JBS&G 2023
 - Sullivan ES (2018) Phase 2 Report Boundary
 - Viva High Pressure Oil Pipeline (Approximate Alignment)

* NSW EPA Notified Site

** NSW EPA Current or Formerly Regulated Site



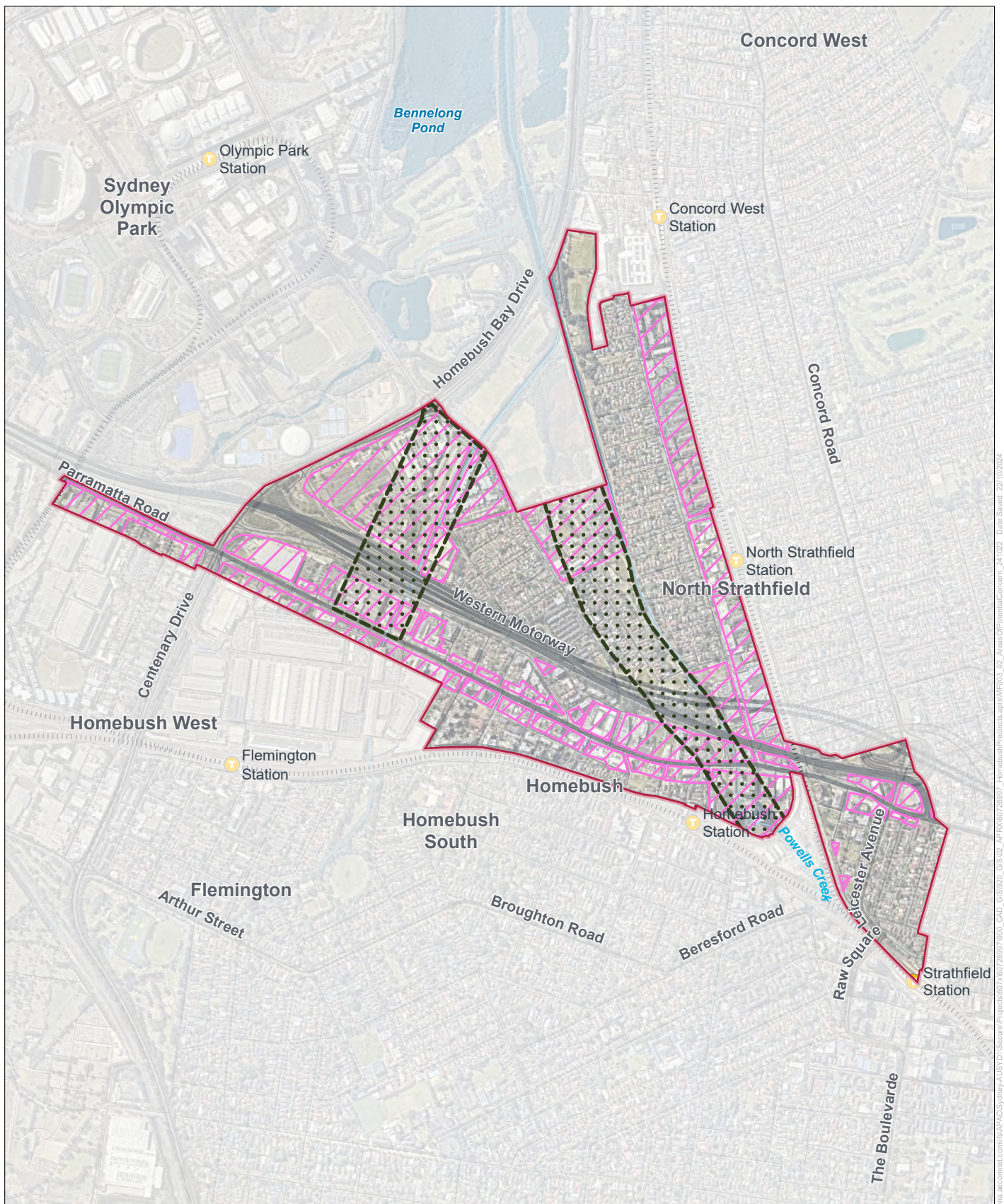
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**HOMEBUSH STATE - LED REZONING PROJECT
CONTAMINATION STUDY
FIGURE 4 - AREAS OF POTENTIAL CONCERN**

Legend

- Precinct Boundary
- Historical, commercial, and industrial land use
- Disturbed terrain - potential uncontrolled fill
- T Train Station
- Railway
- Watercourse



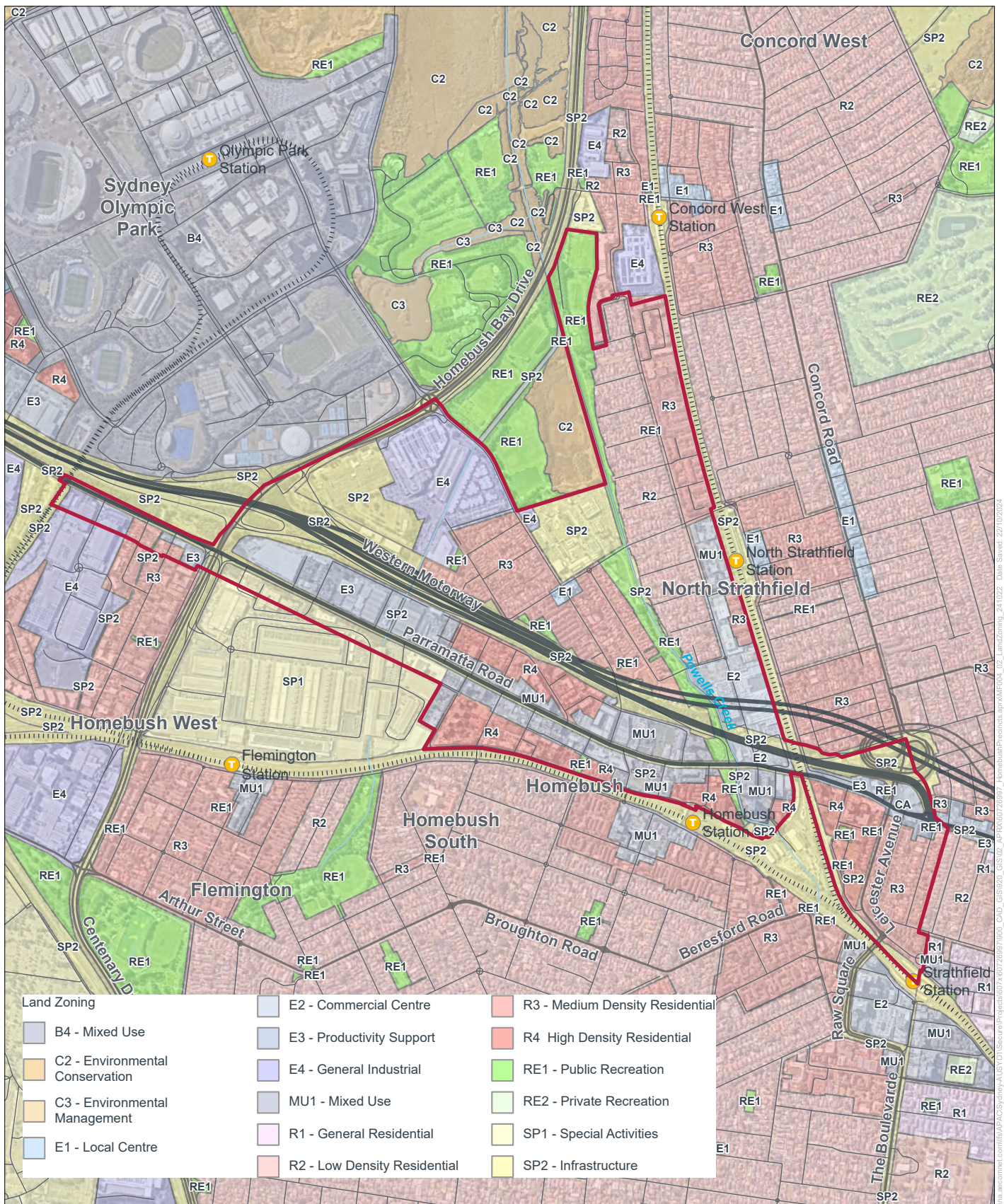
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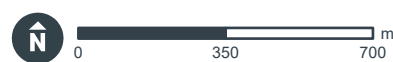
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HOMEBUSH STATE - LED REZONING PROJECT CONTAMINATION STUDY FIGURE 2 - CURRENT LAND USE

Legend

- Precinct Boundary
- Watercourse
- Train Station
- Motorway
- Railway
- Main Road
- Local road



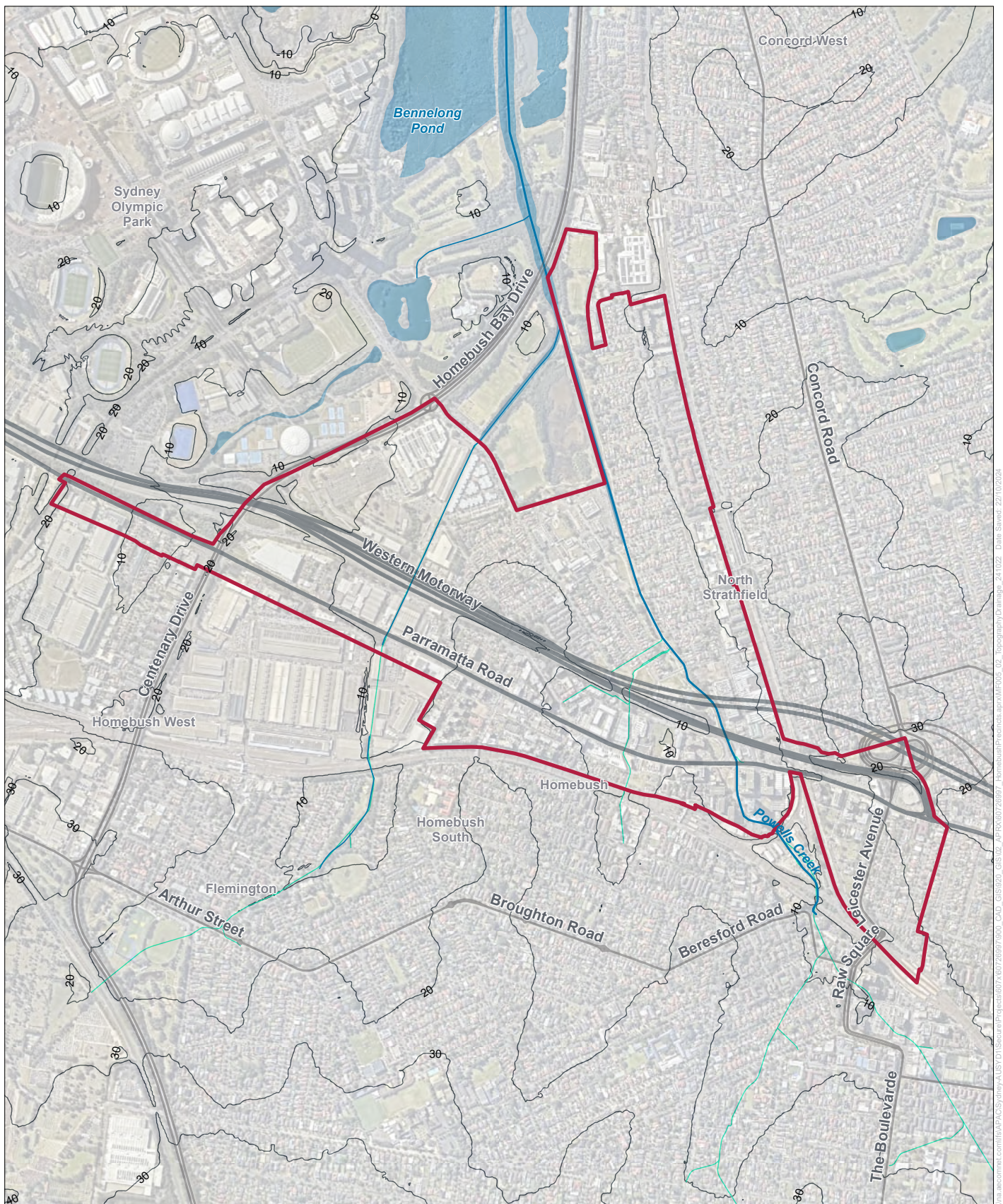
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**HOMEBUSH STATE - LED REZONING PROJECT
CONTAMINATION STUDY
FIGURE 5 - TOPOGRAPHY AND DRAINAGE**



Legend

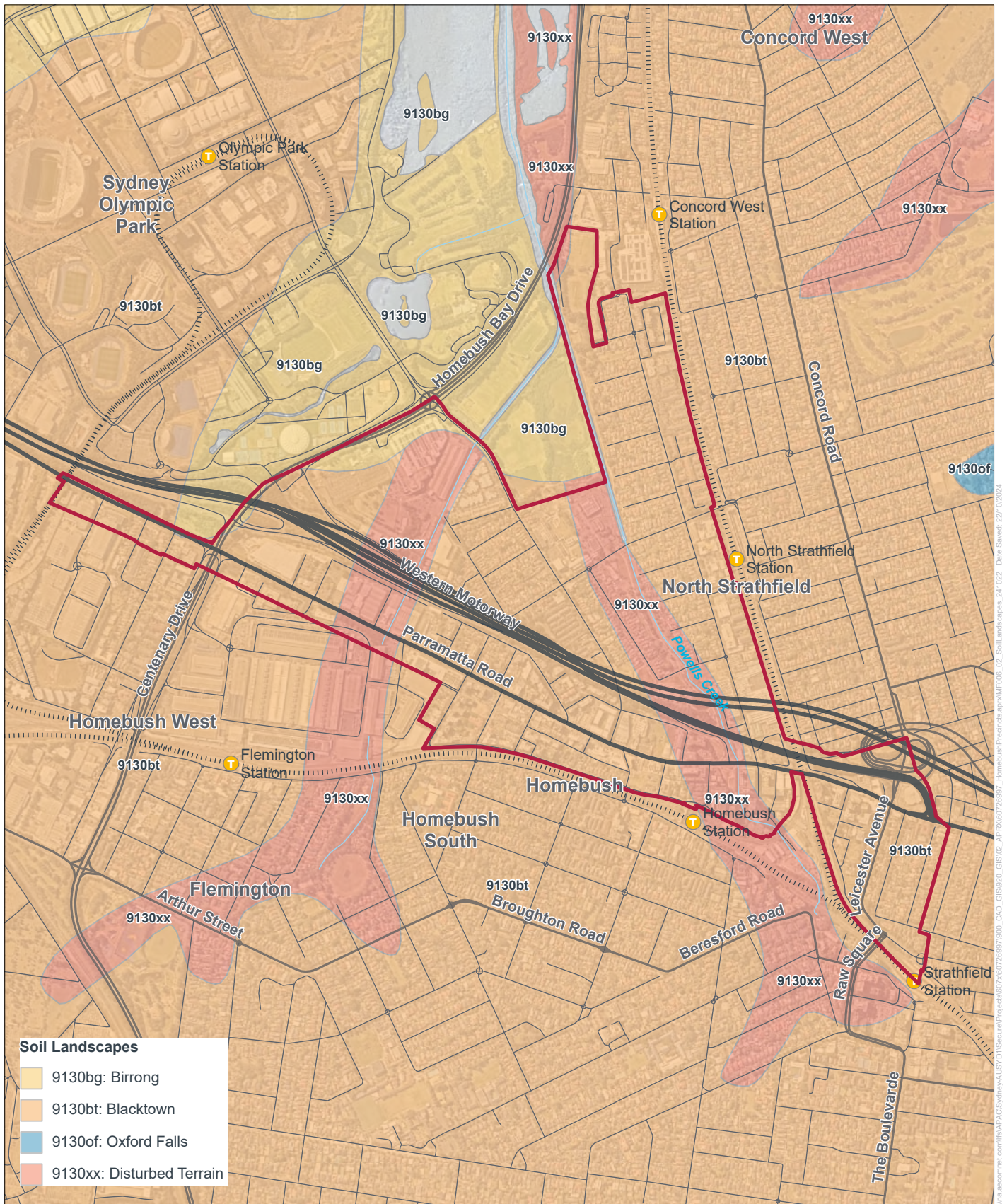
- ▬ Precinct Boundary
- ▬ Motorway
- ▬ Watercourse
- ▬ Stormwater Drainage (Sydney Water Drainage)
- ▬ Main Road
- ▬ Contours (1m)

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**HOMEBUSH STATE - LED REZONING PROJECT
CONTAMINATION STUDY
FIGURE 6 - SOIL LANDSCAPES**

Legend

- Precinct Boundary
- Railway
- T Train Station
- Motorway
- Watercourse
- Main Road
- Local road



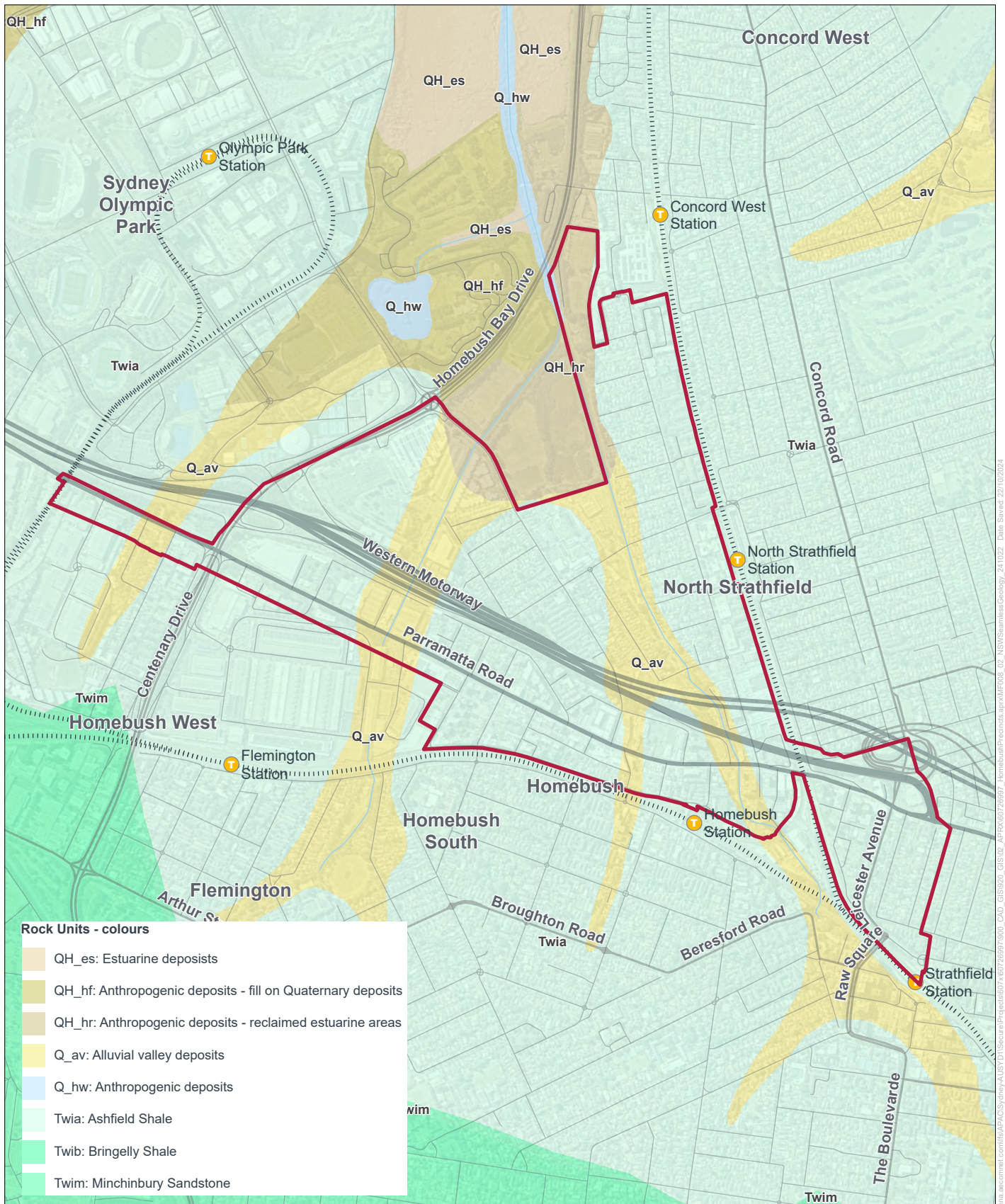
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**HOMEBUSH STATE - LED REZONING PROJECT
CONTAMINATION STUDY
FIGURE 8 - NSW SEAMLESS GEOLOGY**



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Legend

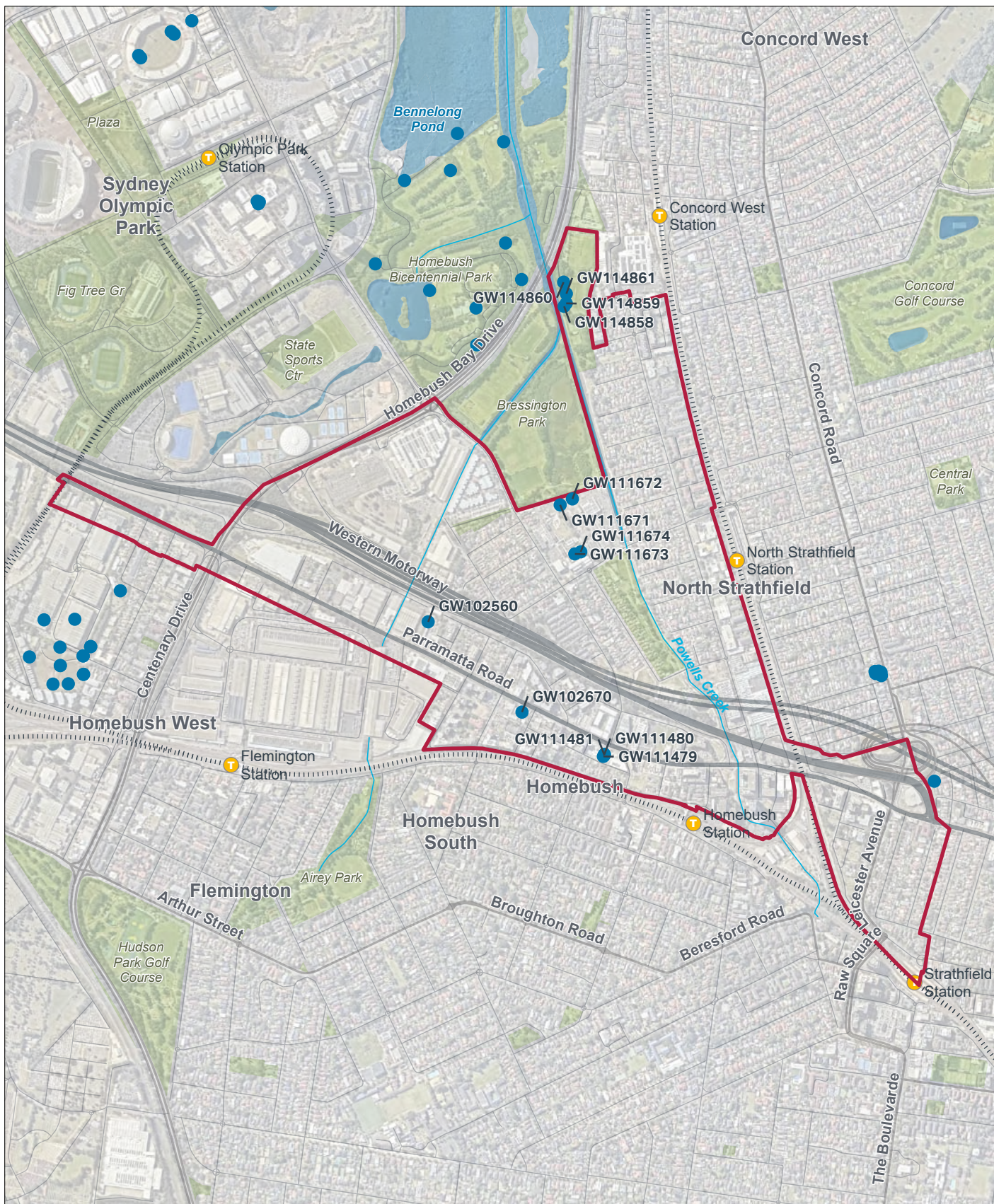
- Precinct Boundary
- Train Station
- Watercourse
- Motorway
- Main Road
- Local road
- Railway

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**HOMEBUSH STATE - LED REZONING PROJECT
CONTAMINATION STUDY
FIGURE 9 - REGISTERED GROUNDWATER MONITORING WELLS**

Legend

- | | |
|---|---|
| Precinct Boundary | Railway |
| Parks, Forests and Reserves | Motorway |
| ● Registered Groundwater Monitoring Well | Main Road |
| T Train Station | Local road |
| — Watercourse | |



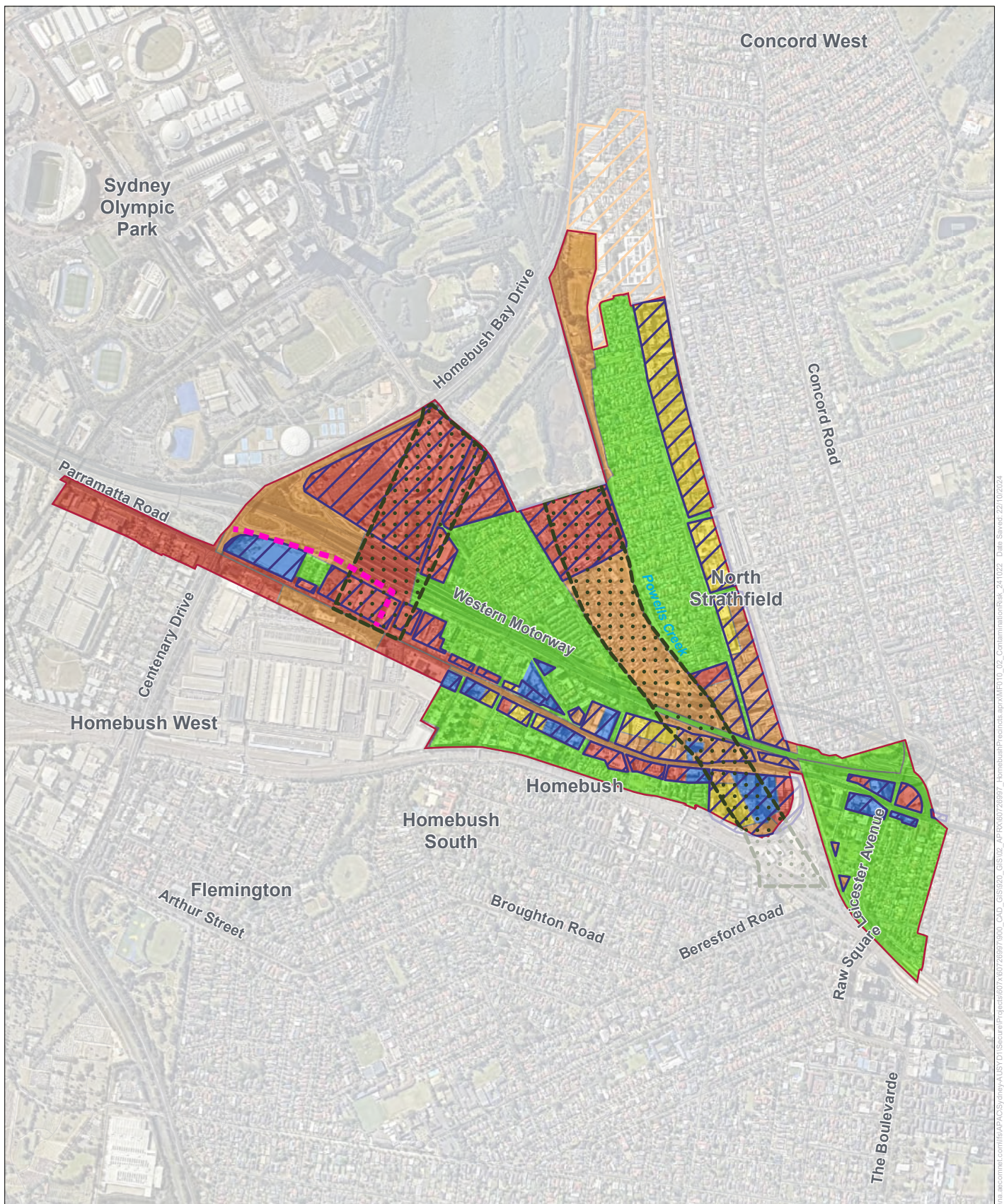
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**HOMEBUSH STATE - LED REZONING PROJECT
CONTAMINATION STUDY
FIGURE 10 - CONTAMINATION RISK**



Legend

- Precinct Boundary
- Recently Rezoned
- Historical, commercial, and industrial land use
- Disturbed terrain - potential uncontrolled fill
- Viva High Pressure Oil Pipeline (Approximate Alignment)

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Appendix B

LIR Report



ENVIRO-SCREEN

Property Details

Homebush Planning Precinct

Homebush, New South Wales

Search Date: 23 May 2018

Understanding your Report

Your Report has been produced by Land Insight and Resources (LI Resources).

Your Report is based on information available from public databases and sources at the date of reporting. The information gathered relates to land that is within a **500 m radius** (buffer zone) from the boundaries of the Property. A smaller or larger radius may be applied for certain records (as listed under records and as shown in report maps).

While every effort is made to ensure the details in your Report are correct, LI Resources cannot guarantee the accuracy or completeness of the information or data provided.

The report provided by LI Resources includes data listed on page 3 (table of contents) and as defined in the back of this report. Should you require additional information not provided in this report, please contact LI Resources on info@liresources.com.au

The report does not include historical or aerial photographs; title searches; dangerous good searches or; Section 10.7 (2) & (5) Certificates (unless requested); or information derived from a physical inspection, such as hazardous building materials, areas of infilling or dumping/spilling of potentially contaminated materials. It is important to note that these documents and an inspection can contain information relevant to contamination that may not be identified by this Report.

This Report, and your use of it, is regulated by LI Resources Terms and Conditions (Attachment C).

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Section 1 Environmental Records Summary – Property Setting

1.1 SITE LOCATION MAP AND SENSITIVE RECEPTORS (Map 1)

No comments

1.2 LEP ZONING (Map 2) (within site)

LEP Zoning	B1	Neighbourhood Centre
	B2	Local Centre
	B3	Commercial Core
	B4	Mixed Use
	B6	Enterprise Corridor
	E2	Environmental Conservation
	IN1	General Industrial
	IN2	Light Industrial
	R2	Low Density Residential
	R3	Medium Density Residential
	R4	High Density Residential
	RE1	Public Recreation
	SP1	Special Activities
	SP2	Infrastructure
Topography	2-34m AHD	

1.3 SOIL LANDSCAPE (Map 3) (within site)

Soil Landscape (1)	REbt – BLACKTOWN	Type	RESIDUAL
Description	Blacktown - Soils of the Blacktown Group are derived from the Wianamatta Group Shales and Hawkesbury Shale. Local relief to 30m, slopes are usually <5%. Broad rounded crests and ridges with gently inclined slopes. Shallow to moderately deep Red and Brown Podzolic Soils on crests, upper slopes and well-drained areas, deep Yellow Podzolic Soils and Soloths on lower slopes and in areas of poor drainage. Limitations - moderately reactive highly plastic subsoil, low soil fertility, poor soil drainage.		
Soil Landscape (2)	DTxx – Disturbed Terrain	Type	DISTURBED TERRAIN
Description	Landscape—level plain to hummocky terrain, extensively disturbed by human activity, including complete disturbance, removal or burial of soil. Local relief <20 m, slopes vary from vertical cliff faces on the edge of quarries to level area. The original vegetation has been completely cleared. Soils—highly variable. Limitations—dependent on nature of site material. Mass movement hazard, unconsolidated low wet strength materials, impermeable soil, poor drainage, erosion hazard, localised very low fertility.		
Soil Landscape (3)	ALbg - BIRRONG	Type	ALLUVIAL
Description	Associated Soil Landscapes Birrong (bg) occurs along drainage depressions. comprised of soils that are water-logged and subject to localised flooding, and are a high erosion hazard. (Bannerman and Hazelton 1990)		

Acid Sulfate Soil Risk Maps (ASS) (Table 1)	Class 2, 3 and 5		
ASRIS Atlas of Australian Sulfate Soils	Bx(p-) - Disturbed ASS	Probability of Occurrence	Low Probability of occurrence
	Bn(p4) - ASS in inland lakes, waterways, wetlands and riparian zones	Probability of Occurrence	Low Probability of occurrence
	Cq(p4) - ASS in inland lakes, waterways, wetlands and riparian zones	Probability of Occurrence	Extremely low probability of occurrence
Salinity Potential	Soils having slow infiltration rates when thoroughly wetted and consisting chiefly of soils with a layer that impedes downward movement of water, or soils with moderately fine to fine texture. These soils have a slow rate of water transmission.		

Table 1. Classification scheme in the ASS Planning Maps

Class of Land as shown on ASS Planning Maps	Works
1	Any works
2	Works below natural ground surface Works by which the watertable is likely to be lowered
3	Works beyond 1m below natural ground surface Works by which the watertable is likely to be lowered beyond 1m below natural ground surface
4	Works beyond 2m below natural ground surface Works by which the watertable is likely to be lowered beyond 2m below natural ground surface
5	Works within 500m of adjacent Class 1, 2, 3, or 4 land which are likely to lower the watertable below 1m AHD on adjacent Class 1, 2, 3 or 4 land.

For each class of land, the maps identify the type of works likely to present an environmental risk if undertaken in the particular class of land. If these types of works are proposed, further investigation is required to determine if ASS are actually present and whether they are present in such concentrations as to pose a risk to the environment.

1.4 GEOLOGY (Map 4) (within site)

Map Sheet	Symbol	Formation	Group	Era	Period	Description
Sydney 1:100,000 geological map	Rwa	Ashfield Shale	Wianamatta Group (undifferentiated)	Mesozoic	Middle Triassic	Dark-grey to black claystone-siltstone and fine sandstone - siltstone laminite
	Qha	-	-	Cainozoic	Quaternary	Silty to peaty quartz sand, silt, and clay. Ferruginous and humic cementation in places. Common shell layers

1.5 COAL SEAM GAS (CSG), PETROLEUM WELLS AND OTHER BOREHOLES (Map 5) (200m buffer)

	On the Property?	Within Record Search Buffer?
CSG	Not identified	Not identified
Petroleum	Not identified	Not identified

	On the Property?	Within Record Search Buffer?
Other	Not identified	Yes, see Table 4

1.6 HYDROGEOLOGY (Map 5) (200m buffer)

	On the Property?	Within Record Search Buffer?
Aquifer Type	Porous, extensive aquifers of low to moderate productivity	Porous, extensive aquifers of low to moderate productivity
Wetlands	Not identified	Not identified
Groundwater Bores	Yes, see Table 2, 3	Yes, see Table 2, 3
Other Bores	Yes, see Table 4	Yes, see Table 4

Table 2. Groundwater Bore Details

Groundwater Bore ID	Authorised Purpose	Completion Date	Drilled Depth (m)	Final Depth (m)	SWL (m)	Salinity (mg/L)	Yield (L/s)	Distance from Property
GW102670	Monitoring	01-07-93	2.00	2.00	-	-	-	Within site
GW102560	Monitoring	01-01-96	0.00	4.00	1.83	-	-	Within site
GW111479	Monitoring	12-02-11	4.50	6.00	0.90	-	0.20	Within site
GW111673	Monitoring	09-02-09	5.30	5.30	0.68	-	-	Within site
GW111674	Monitoring	09-02-09	5.40	5.40	1.35	-	-	Within site
GW111672	Monitoring	09-02-09	5.40	5.40	1.35	-	-	Within site
GW111671	Monitoring	09-02-09	5.30	5.30	0.68	-	-	Within site
GW111481	Monitoring	12-02-11	5.90	5.90	2.71	-	0.10	Within site
GW111480	Monitoring	12-02-11	6.00	6.00	3.07	-	0.10	Within site
GW114175	Monitoring	16-Apr-10	-	-	-	-	-	Within site boundary - east
GW114176	Monitoring	16-Apr-10	-	-	-	-	-	Within site boundary - east
GW114177	Monitoring	16-Apr-10	-	-	-	-	-	Within site boundary - east
GW114178	Monitoring	16-Apr-10	-	-	-	-	-	Within site boundary - east
GW114179	Monitoring	16-Apr-10	-	-	-	-	-	Within site boundary - east

Groundwater Bore ID	Authorised Purpose	Completion Date	Drilled Depth (m)	Final Depth (m)	SWL (m)	Salinity (mg/L)	Yield (L/s)	Distance from Property
GW114180	Monitoring	16-Apr-10	-	-	-	-	-	Within site boundary - east
GW114181	Monitoring	16-Apr-10	-	-	-	-	-	Within site boundary - east
GW112138	Monitoring	14-Nov-03	-	-	-	-	-	60m east
GW114858	-	-	-	-	-	-	-	112.4m west
GW114859	-	-	-	-	-	-	-	112.2m west
GW114860	-	-	-	-	-	-	-	119.5m west
GW114861	-	-	-	-	-	-	-	107.9m west

Table 3. Groundwater Bore Driller Lithology Details

Groundwater Bore ID	From Depth (m)	To Depth (m)	Lithology	Description	Distance from Property
GW102670	0	1	SOIL	Soil	Within site boundary
	1	2	SDSN	Sandstone	Within site boundary
GW111479	0	0.25	FILL	Fill,grey gravelly road base	Within site boundary
	0.25	1.2	CLAY	Clay,natural brown,moist,plastic	Within site boundary
	1.2	2.5	CLLM	Clay red wet plastic,water at 1.5m	Within site boundary
	2.5	4.1	CLLM	Clay residul.grey and orange material	Within site boundary
	4.1	4.5	SHLE	Shale,weathered,grey,clay content	Within site boundary
GW111480	0	0.3	FILL	Fill,grey,gravelly road base	Within site boundary
	0.3	0.5	CLLM	Clay fill moist,brown,some gravel	Within site boundary
	0.5	1.3	CLLM	Clay natural brown,moist,plastic	Within site boundary
	1.3	1.7	CLLM	Clay red plastic dry	Within site boundary
	1.7	3.4	CLLM	Clay grey/red,moist,m/plasticity	Within site boundary
	3.4	4.2	SHLE	Shale,brown,dry,stiff	Within site boundary
	4.2	6	SHLE	Shale brown,dry,stiff grading to grey	Within site boundary
GW111481	0	0.3	FILL	Fill,grey,gravelly road base	Within site boundary
	0.3	1.3	CLLM	Clay natural brown,moist,plastic	Within site boundary
	1.3	2.6	CLLM	Clay red,dry,plastic	Within site boundary
	2.6	2.8	CLLM	Clay residul,grey and red	Within site boundary
	2.8	4.7	SHLE	Shale,weathered,grey,minor clay	Within site boundary
	4.7	5.9	SHLE	Shale brown,dry,hard,becoming wet	Within site boundary
GW111671	0	0.6	FILL	Fill	Within site boundary
	0.6	5.3	CLAY	Clay	Within site boundary
GW111672	0	1.5	FILL	Fill	Within site boundary

Groundwater Bore ID	From Depth (m)	To Depth (m)	Lithology	Description	Distance from Property
	1.5	5.4	CLAY	Clay	Within site boundary
GW111673	0	0.6	FILL	Fill	Within site boundary
	0.6	5.3	CLAY	Clay	Within site boundary
GW111674	0	1.5	FILL	Fill	Within site boundary
	1.5	5.4	CLAY	Clay	Within site boundary

Table 4. Other known borehole investigations

Borehole ID	Project	Client/License	Date Drilled	Depth (m)	Distance from Property
3103-128	Westconnex	RMS		29.99	Within site boundary
3103-129	Westconnex	RMS	29-Oct-09	35	Within site boundary
3103-130	Westconnex	RMS	20-Nov-09	29.99	Within site boundary
BH1	Westconnex	RMS	11-Nov-02	23.93	40m east
BH01	Flemington Station	TfNSW	26-Jun-14	4.85	124m west

1.7 GROUNDWATER EXCLUSION ZONES (200m buffer)

	On the Property?	Within Record Search Buffer?
Botany Groundwater Management Zones ¹	Not identified	Not identified

1. Zone 1 – the use of groundwater remains banned; Zones 2 to 4 – domestic groundwater use is banned, especially for drinking water, watering gardens, washing windows and cars, bathing, or to fill swimming pools.

1.8 UNDERGROUND PETROLEUM STORAGE SYSTEM (UPSS) SENSITIVITY (200m buffer)

	On the Property?	Within Record Search Buffer?
UPSS Environmentally sensitive zone	Yes	Yes

Section 2 Environmental Records Summary – Contamination and Potentially Contaminating Activities

2.1 PFAS INVESTIGATION PROGRAM (Map 5) (200m Buffer)

Site ID	Address	Distance	Direction
Not identified	-	-	-

2.2 CONTAMINATED LAND RECORD OF NOTICES ISSUED UNDER THE CLM ACT 1997 (Map 6) (200m Buffer)

Site ID	Site Name	Address	Notices	Distance and Direction
7	Bicentennial Park	Bicentennial DRIVE	1 current and 2 former	Within site north
2	Homebush Bay General Area	No specific Street OTHER	2 former	Within site north

1. Some addresses do not contain specific street numbers. Records identified as being in the surrounding area have been added for information.

2.3 SITES NOTIFIED AS CONTAMINATED TO THE NSW EPA (Map 6) (200m Buffer)

Site ID	Site name	Address ¹	Activity that caused Contamination	EPA Site Management Class ²	Distance and Direction
684	Ausgrid Mason Park Substation	1 Underwood ROAD HOMEBUSH	Other Industry	Regulation under CLM Act not required	Within site north
1396	Bicentennial Park	Bicentennial DRIVE SYDNEY OLYMPIC PARK	Landfill	Ongoing maintenance required to manage residual contamination (CLM Act)	Within site north
1084	Former Caltex Service Station	92a Concord ROAD NORTH STRATHFIELD	Service Station	Regulation under CLM Act not required	Within site east
1401	Former Golf Driving Range Landfill	Sarah Durack AVENUE SYDNEY OLYMPIC PARK	Landfill	Ongoing maintenance required to manage residual contamination (CLM Act)	Within site north
1083	Budget Service Station	143 Concord ROAD NORTH STRATHFIELD	Service Station	Regulation under CLM Act not required	~2m east
687	Caltex Service Station Homebush West	334-336 Parramatta ROAD HOMEBUSH WEST	Service Station	Regulation under CLM Act not required	149m west

1. Some addresses do not contain specific street numbers. Records identified as being in the surrounding area have been added for information.

2. The EPA maintains a record of sites that have been notified to the EPA by owners or occupiers as contaminated land. The sites notified to the EPA and recorded on the register are at various stages of the assessment and/or remediation process. Table 5 outlines the possible management status that can be attributed to a registered contaminated site.

Table 5. EPA Site Management Class Explanation

EPA Site Management Class	Explanation
Under Assessment	The contamination is being assessed by the EPA to determine whether regulation is required. The EPA may require further information to complete the assessment. For example, the completion of management actions regulated under the planning process or Protection of the Environment Operations Act 1997. Alternatively, the EPA may require information via a notice issued under s77 of the Contaminated Land Management Act 1997 or issue a Preliminary Investigation Order.
Regulation under the CLM Act not required	The EPA has completed an assessment of the contamination and decided that regulation under the Contaminated Land Management Act 1997 is not required.
Regulation being finalised	The EPA has completed an assessment of the contamination and decided that the contamination is significant enough to warrant regulation under the Contaminated Land Management Act 1997. A regulatory approach is being finalised.
Contamination currently regulated under the CLM Act	The EPA has completed an assessment of the contamination and decided that the contamination is significant enough to warrant regulation under the Contaminated Land Management Act 1997 (CLM Act). Management of the contamination is regulated by the EPA under the CLM Act. Regulatory notices are available on the EPA's Contaminated Land Public Record.
Contamination currently regulated under the POEO Act	The EPA has completed an assessment of the contamination and decided that the contamination is significant enough to warrant regulation. Management of the contamination is regulated under the Protection of the Environment Operations Act 1997 (POEO Act). The EPA's regulatory actions under the POEO Act are available on the POEO public register.
Contamination being managed via the planning process (EP&A Act)	The EPA has completed an assessment of the contamination and decided that the contamination is significant enough to warrant regulation. The contamination of this site is managed by the consent authority under the Environmental Planning and Assessment Act 1979 (EP&A Act) planning approval process, with EPA involvement as necessary to ensure significant contamination is adequately addressed. The consent authority is typically a local council or the Department of Planning and Environment.
Contamination formerly regulated under the CLM Act	The EPA has determined that the contamination is no longer significant enough to warrant regulation under the Contaminated Land Management Act 1997 (CLM Act). The contamination was addressed under the CLM Act.
Contamination formerly regulated under the POEO Act	The EPA has determined that the contamination is no longer significant enough to warrant regulation. The contamination was addressed by the appropriate consent authority via the planning process under the Environmental Planning and Assessment Act 1979 (EP&A Act).
Contamination was addressed via the planning process (EP&A Act)	The EPA has determined that the contamination is no longer significant enough to warrant regulation. The contamination was addressed by the appropriate consent authority via the planning process under the Environmental Planning and Assessment Act 1979 (EP&A Act).
Ongoing maintenance required to manage residual contamination (CLM Act)	The EPA has determined that ongoing maintenance, under the Contaminated Land Management Act 1997 (CLM Act), is required to manage the residual contamination. Regulatory notices under the CLM Act are available on the EPA's Contaminated Land Public Record.

2.4 OTHER EPA CONTAMINATION ISSUES (Map 6) (200m Buffer)

Former Gasworks Sites

Council	Gasworks Location	For more information	Distance	Direction
Not identified	-	-	-	-

James Hardie Asbestos Waste Contamination Legacy

Site	Location	LGA	Distance	Direction
Homebush Tip	Unknown	Homebush	-	-

Former Uranium Processing Site at Hunters Hill (NSW)

Site	Lot/DP	Distance	Direction
Not identified			

2.5 MILITARY FACILITIES (Map 6) (200m Buffer)

Record	Area (ha)	Address	Distance and Direction
Former AAER2-30 Homebush; Gres training depot	Unknown (sold in 1999/00)	14-16 Station Street, Homebush	Within site boundary - south

2.6 WASTE MANAGEMENT FACILITIES (Map 7) (200m Buffer)

Record	Location	Distance	Direction
Not identified	-	-	-

2.7 DEPARTMENT OF DEFENCE (DoD) UNEXPLODED ORDNANCE (UXO) SITES (Map 7) (200m Buffer)

Council	UXO Potential	Distance	Direction
Not identified	-	-	-

2.8 AVIATION RESCUE FIRE FIGHTING FACILITIES (ARFF) (Map 7) (200m Buffer)

Type	Description	Name	Status	Direction
Not identified	-	-	-	-

2.9 LIQUID FUEL & AVIATION FUEL DEPOTS/TERMINALS (Map 7) (200m Buffer)

Type	Description	Name	Status	Direction
Not identified	-	-	-	-

2.10 POWER STATIONS (Map 7) (200m Buffer)

Type	Description	Class	Status	Generation Type	Fuel Type	Direction
Not identified	-	-	-	-	-	-

2.11 TELEPHONE EXCHANGES (Map 7) (200m Buffer)

Type	Description	Name	Status	Direction
Not identified	-	-	-	-

2.12 WASTEWATER TREATMENT FACILITIES (Map 7) (200m Buffer)

Type	Description	Name	Status	Direction
Not identified	-	-	-	-

2.13 DERELICT MINES AND QUARRIES (Map 7) (200m Buffer)

Deposit Name	Method	Description	Notes	Direction
Not identified	-	-	-	-

2.14 SERVICE STATIONS (RECENT) (Map 7) (200m Buffer)

Record type	Name	Address	Distance and Direction
Service station	Budget North Strathfield	143 Concord Road North Strathfield	19m east
Service station	Enhance Homebush	242 Parramatta Road Homebush	30m west
Service station	Unigas	242 Parramatta Rd, Homebush West NSW 2140	30m west
Service station	Caltex Homebush	334-336 Parramatta Road Homebush	142m west
Service station	Coles Express Strathfield	9 Albert Rd, Strathfield NSW 2135	176m south

2.15 DRY CLEANERS (RECENT) (Map 7) (200m Buffer)

Record	Address	Distance and Direction
Homebush Laundry	46 Burlington Rd, Homebush NSW 2140	Within site boundary
Delmar Dry Cleaners	141 Parramatta Rd, North Strathfield NSW 2137	140m south-east

2.16 OTHER POTENTIALLY CONTAMINATED SITES (Map 7) (200m Buffer)

Other Sites

Record type	Name	Address	Distance and Direction
Car Repair Shop	K&S Automotive Services	45 Parramatta Rd, Homebush West NSW 2140	Within site boundary
Car Repair Shop	Peter Hallworth Motors	15 The Crescent, Homebush NSW 2140	Within site boundary
Car Repair Shop	Sydney Auto Group	162 Parramatta Rd, Homebush NSW 2140	Within site boundary
Mechanic	Hapos Motors	4 Crane St, Homebush NSW 2140	Within site boundary
Auto Body Shop	Hapos Auto Body Pty Ltd	6-8 Crane St, Homebush NSW 2140	Within site boundary
Car Repair Shop	Cur-Mac Auto Repairs	3 Crane St, Homebush NSW 2140	Within site boundary
Car Repair Shop	Honda Service	188-196 Parramatta Rd, Homebush West NSW 2140	Within site boundary
Car Repair Shop	Bransby Smash Repairs	159 Parramatta Rd, Homebush NSW 2140	Within site boundary
Mechanic	Oscar Auto Services Solutions	4/1-15 Wentworth Rd N, Homebush NSW 2140	Within site boundary
Car Repair Shop	Strathfield Automotive	2/25 George St, North Strathfield NSW 2137	Within site boundary
Ships Repairs Service	Calfrost Engineering Australia	13/2-4 Station St, Homebush NSW 2140	Within site boundary

Historical (Legacy) Landfills

Site	Location	Distance	Direction
Bicentennial Park Landfill	Bicentennial Park, Sydney Olympic Park	50m	North

Parramatta River Catchment Land Use Areas – 1943 Industrial Areas to 2009 Residential Areas

Land Use 1943	Land Use 2009	Distance and Direction
Industrial	Residential	Within site boundary

2.17 LICENSING UNDER THE POEO ACT 1997 (Map 8) (200m Buffer)

Licences

Number	Status	Name of Premise	Address	Free Based Activity	Distance/Direction
11426	Issued	AUSGRID OPERATOR PARTNERSHIP	25-27 Pomeroy Street, HOMEBUSH DEPOT	Waste storage - hazardous, restricted solid, liquid, clinical and related waste and asbestos waste	Within site boundary north
2005	Surrendered	ALLIED MILLS QUEENSLAND PTY LIMITED	24 Hamilton Street East, HOMEBUSH	Other Ag Crop Processing	Within site boundary north
20241	Surrendered	JOHN HOLLAND PTY LTD	Main North Line Corridor – 11km section located between Parramatta Road and Homebush Bay Drive, NORTH STRATHFIELD	Land-based extractive activity Railway systems activities	Within site boundary north
485	Surrendered	WESTINGHOUSE BRAKES AUSTRALIA PTY LTD	27-29 George Street, CONCORD WEST	Hazardous, Industrial or Group A Waste Generation or Storage	Within site boundary north

Delicensed Premises still Regulated by EPA

Number	Name of Premise	Address	Free Based Activity	Distance/Direction
6839	FRED HOSKING PTY LTD	STATION AVE, STATION AVE	Hazardous, Industrial or Group A Waste Generation or Storage	Within site boundary north
7509	PEREGRINE SEMICONDUCTOR AUSTRALIA PTY LIMITED	8 HERB ELLIOTT AVENUE, HOMEBUSH	Hazardous, Industrial or Group A Waste Generation or Storage	Within site boundary south
2862	FLETCHER INSULATION (VIC) PTY LTD	161 ARTHUR STREET, HOMEBUSH	Hazardous, Industrial or Group A Waste Generation or Storage	Within site boundary south

2.18 NPI INDUSTRIAL FACILITIES (Map 8) (200m Buffer)

Facility name	Address	Main activity	Primary ANZSIC Class	Date Range	Distance/Direction
Elgas NSW Chamber (Services) Pty Ltd Meter Plan	East Road Homebush west - Sydney market Flemington	Import, handling and distribution of LPG	Petroleum Product Wholesaling	2009/2010 2016/2017	West of site boundary

2.19 PUBLIC REGISTER OF PROPERTIES AFFECTED BY LOOSE-FILL ASBESTOS INSULATION (Map 8) (within-site)

Address	Match Found
Not identified	

2.20 HISTORICAL COMMERCIAL & TRADE DIRECTORY DATA 1932 (100m buffer)

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Cement Merchants and Manufacturers	Strathfield Lime & Cement Co	The Crescent, Homebush ¹	within site	
Coach, Carriage and Buggy Builders	Rea W	52 Parramatta Road, Homebush	within site	
Concrete Manufacturers	Musgrave & Son	Bates Street, Homebush ¹	within site	
Dyers & Cleaners	Mori B	242 Parramatta Road	40.27	west
Fibrous Plaster Workers	Gorden AJ	50 Parramatta Road, Homebush	within site	
Lime Merchants, Burners and Dealers	Strathfield Lime & Cement Co	Crescent, Homebush ¹	within site	
Motor Car and Coach Painters	Brace S	38 Parramatta Road, Homebush	within site	
Motor Car Body Builders	Edwards T	38 Parramatta Road, Homebush	within site	
Motor Cars, Lorries & Garages	Bramley SH	47 Concord Road, Concord	within site	
Motor Cars, Lorries & Garages	Flood's Garage	143 Concord Road, Concord	18.49	east
Motor Cars, Lorries & Garages	Podmore H	The Crescent, Fairfield ¹	within site	
Motor Cars, Lorries & Garages	Four Way's Garage	41 Concord Road, Homebush	within site	
Motor Cars, Lorries & Garages	Fowler SC	Oxford Road, Homebush ¹		
Motor Cars, Lorries & Garages	Roberts AA	The Crescent, Homebush ¹	within site	
Motor Engineers and Repairers	Leembruggen & Hoskins	24 Queen Street, Concord	55.66	east
Motor Engineers and Repairers	Cosier CS	Parramatta Road, Homebush ¹	within site	
Motor Engineers and Repairers	Pike Bros	Parramatta Road ¹	35.98	south-east
Motor Service Stations	Red, White and Blue Service Station	Parramatta Road, Homebush ¹	within site	
Motor Tyres	Oldman R	179 Parramatta Road	within site	
Oil Merchants and Importers	Hillier & Everingham	8 Parramatta Road, Camperdown	within site	
Paint Manufacturers and Merchants	Konkrete Paint Co	81 Parramatta Road, Annandale	within site	
Printers	Penfold WC & Co Ltd	88 Pitt Street and Hosking Place (at rear)	within site	
Smelters and Refiners	Alloy Smelters Ltd	Parramatta Road, Homebush ¹	within site	

1. Some addresses do not contain specific street numbers. Records identified as being in the surrounding area have been added for information.

2. Address no longer exists

2.21 HISTORICAL COMMERCIAL & TRADE DIRECTORY DATA 1940 (100m buffer)

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Abattoirs	Adlam R	Homebush Abattoirs ¹		
Abattoirs	Harvey Little&Co Ltd	Homebush Abattoirs ¹		
Abattoirs	Lincoln TA	Homebush ¹		
Abattoirs	Metropolitan Meat Industry Commissioner	Homebush Bay ¹		
Abattoirs	Murphy J	Homebush ¹		
Abattoirs	Quinn&Westbrook	Homebush Bay ¹		
Agents - Stock & Station	Farmers&Graziers Co-op Grain Insurance &Agency Co Ltd	212 Parramatta Road, Homebush	within site	
Analysts	Aram R D	3 Clarence Street, Strathfield	36	south
Artists - Commercial	Holloway Edgar A	54 Broughton Road, Homebush	20	south
Auctioneers - General	Torr&Torr	15 The Crescent, Homebush	within site	
Basket Makers	Enmore Basket Works	89 Queen Street, Concord	within site	
Biscuit Mfrs	Arnott William Pty Ltd	George Street, Homebush ¹		
Boot Repairers	Bellchambers W	29 Rochester Street, Homebush	within site	
Boots & Shoes - Mfrs &/or Wholesalers	Ryan J J	56 Queen Street, Burwood	50	east
Builders & Contractors	Barnett E&Son	63 Burlington Road, Homebush	within site	
Builders & Contractors	Gibbons D J	Meredith Street, Homebush ¹		
Builders & Contractors	Hunt A	98 George Street, Homebush	within site	
Builders & Contractors	Marcer G E&Son	25 Burlington Road, Homebush	within site	
Builders & Contractors	Stenz F	38 Abbotsford Road, Homebush	within site	
Builders & Contractors	Ede E	8 Beresford Road	40	south
Butchers - Wholesale	Forrest A E	Abattoirs Street, Homebush ²		
Butchers - Wholesale	Bush A J&Sons	38 Parramatta Road, Homebush	within site	
Butchers - Wholesale	Gay&Co	103 Parramatta Road, Homebush	within site north	
Butchers - Wholesale	Holmes W	18 Parramatta Road, Strathfield	within site	
Butchers' Supplies	Stubbs Don	72 George Street, North Strathfield	within site	
Contractors	Freeman E P	1 Loftus Crescent, Homebush	within site	
Cotton	Pacific Cotton Tweed Mills	159 Parramatta Road, Homebush	within site	
Dairies	Gardiner H T	40 Queen Street, Concord	54	east
Dairies	Crosby R S	77 Underwood Road, Homebush	within site	
Dairies	Gittoes A B	35 Queen Street	within site	
Electrical Contractors	Whelan E	25 Homedale Avenue, Concord	53	east
Electricians	Breadman F E	24 Short Street, Homebush	within site north	
Engineers - General	A.R.C. Engineering Co Pty Ltd	George Street, Homebush ¹		
Engineers - General	Mephan Ferguson (NSW) Pty Ltd	George Street, Homebush ¹		

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Engineers - Hot Water Heating & Ventilating	BELSON F	12 Napier Street, Canterbury	within site	
Fibrous Plaster Sheet Mfrs	Homebush Ceiling Works	50 Parramatta Road, Homebush	within site	
Fuel Merchants	Smith A H	95 Wellbank Street	within site	
Gates & Fencing	McAtamney W&Co	167 Parramatta Road, Concord	within site	
Glass Mfrs &/or Merchants	STANDARD GLASS STUDIOS	183 Parramatta Road	within site	
Hospitals - Private	Inglemere Private Hospital	17 Homebush Road	south	
Ice Mfrs	Homebush Ice Works	87 Parramatta Road, Homebush	within site north	
Laundries	Concord Laundry	83 Queen Street, North Strathfield	within site	
Lawn Mowers &/or Repairers & Spare Parts	SYDNEY LAWN MOWER WORKS	99 Concord Road, Concord	east	
Lawn Mowers &/or Repairers & Spare Parts	Kegworth Grinding Works The	133 Parramatta Road, Homebush	within site	
Machinery - General	Robinson J S	89 Concord Road, Homebush	15	east
Metals - White Alloy Mfrs	Alloy Smelters Pty Ltd The	6 Parramatta Street, Homebush	within site	
Monumental Masons	Wallington J W	23 Bridge Street, Homebush	within site	
Motor Accessories - Mfrs &/or Wholesalers	Wholesale Accessories Co Pty Ltd	6a D'Arcadey Street, Parramatta	within site	
Motor Body Builders & Repairers	Homebush Commercial Body Works	205 Parramatta Road, Homebush	within site north	
Motor Cars & Trucks - New	Ford Motor Co of Australia Pty Ltd	Parramatta Road, Homebush ¹		
Motor Cars & Trucks - Used	General Auto Sales	112 Parramatta Road, Homebush	within site north	
Motor Engineers & Repairers	Trotter D	19 Burlington Road, Homebush	within site	
Motor Engineers & Repairers	Pateman J D	100 Concord Road	within site	
Motor Engineers & Repairers	Curchod A B	24 Parramatta Road	46.32	south
Motor Garages	Cooper C E	143 Concord Road, Concord	18.49	east
Motor Garages	Davies E R	240 Parramatta Road, Homebush	40.27	west
Motor Garages	Sherwood W G	45 Parramatta Road, Homebush	within site	
Motor Garages	The Avenue Garage	2a The Avenue ²		
Motor Service Stations	Flemington Service Station	Parramatta Road, Flemington ¹	west	
Motor Service Stations	Red White&Blue Service Station	15 Parramatta Road, Homebush	within site	
Nurserymen	Knight Gorge&Sons	10 Parramatta Road, Homebush	within site north	
Nurserymen	Knight Gorge&Sons	10 Parramatta Road, Homebush	within site	
Painters Decorators & Glaziers	Nichols G T&Sons	20 Wentworth Road, Homebush	within site	
Plumbers - Sanitary	Smith B	4 Rochester Street, Homebush	within site	
Plumbers & Gasfitters	Charlton T	140 Parramatta Road, Homebush	within site	
Plumbers & Gasfitters	Dodson S	29 Loftus Street Crescent, Homebush	within site	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Printers - Letterpress	Ford G R	10a Burlington Street, Homebush	within site	
Produce Merchants - Retail	Abbott B	155 Parramatta Road, Homebush	within site	
Produce Merchants - Retail	Holley T W&W T	102 Parramatta Road, Homebush	within site	
Produce Merchants - Retail	King W J	33 Rochester Street, Homebush	within site	
Produce Merchants - Retail	King W&F	33 Rochester Street, Homebush	within site	
Produce Merchants - Retail	Roy's Produce Fuel&Ice Supply	42 Parramatta Road, Homebush	within site	
Produce Merchants - Retail	Woods John&Clifford J	166 Parramatta Road, Homebush	within site north	
Radio Mfrs	GRAMOPHONE CO LTD THE	2 Parramatta Road, Homebush	within site	
Radio Repairs & Service	Morgan AW	211 Concord Road, North Strathfield	45	north-east
Record Mfrs	Columbia Gramophone (Aust) Pty Ltd	2 Parramatta Road, Homebush	within site	
Timber Merchants	Barr S&Co Ltd	213 Parramatta Road, Homebush	within site	
Veterinary Surgeons & Hospitals	Butler C H	41 Rochester Street, Homebush	within site	
Yeast Mfrs	Independent Mfrg Pty Ltd	Columbia Lane, Homebush ¹		

1. Some addresses do not contain specific street numbers. Records identified as being in the surrounding area have been added for information.

2. Address no longer exists

2.22 HISTORICAL COMMERCIAL & TRADE DIRECTORY DATA 1950 (100m buffer)

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Abattoirs	Adlam R	Homebush Abattoirs ¹		
Abattoirs	Ashcroft EJ&Sons Pty Ltd	Homebush Bay ¹		
Abattoirs	Bawn JH&Co Pty Ltd	Abattoirs Homebush ¹		
Abattoirs	Colonial Wholesale Meat Co Pty Ltd	Homebush Abattoirs ¹		
Abattoirs	Forrest AE	Abattoirs Homebush ¹		
Abattoirs	Harvey Little&Co Ltd	Homebush Abattoirs ¹		
Abattoirs	McDonald Bros	16 Coleman Avenue, Homebush	within site	
Abattoirs	McDonald Bros	70 Burlington Road, Homebush	within site	
Abattoirs	Metropolitan Meat Industry Commissioner	Homebush Bay ¹		
Abattoirs	Murphy John Pty Ltd	Homebush ¹		
Abattoirs	Quinn&Westbrook	Homebush Bay ¹		
Abattoirs	Symons F S	21 Park Road, Homebush	20	west
Abattoirs	Bush A J & Sons	38 Parramatta Road, Homebush	within site	
Abattoirs	Saul L V & Co	9 Wentworth Road, Homebush	within site north	
Abattoirs	Symons F S	21 Park Road, Homebush	20	west

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Biscuit Mfrs.	Arnott William Pty Ltd	George Street, Homebush ¹		
Boxes & Cases - Wood	Homebush Box Co	230 Parramatta Road, Homebush	~20m west	
Brick	State Brickworks	Homebush ¹	within site	
Builders & Contractors	Barnett E & Son	1 Abbotsford Rd, Homebush	within site north	
Builders & Contractors	Barnett E&Son	73 Burlington Rd, Homebush	within site north	
Builders & Contractors	Barnett JE	1 Abbotsford Rd, Homebush	within site north	
Builders & Contractors	Boys WF	18 Derowie Av, Homebush	within site	
Builders & Contractors	Carr AB Pty Ltd	50 Parramatta Rd, Homebush	within site north	
Builders & Contractors	Gibbons DJ	Meredith St, Homebush ¹		
Builders & Contractors	Weaire EC	17 Brussels, Homebush	within site north	
Butchers - W'sale	D.A. McDonald	70 Burlington Road, Homebush	within site north	
Butchers - W'sale	Gay & Co Pty Ltd	103 Parramatta Road, Homebush	within site north	
Butchers - W'sale	Layton Wholesale Meat Co	103 Parramatta Road, Homebush	within site north	
Butchers - W'sale	McDonald Bros	(Office) 45 Parramatta Road, Homebush	within site	
Butchers - W'sale	Mulligan P D Pty Ltd	63 Parramatta Road, Homebush	within site north	
Butchers - W'sale	Saul & Nichols	55 Burlington Road, Homebush	within site north	
Butchers - W'sale	Saul L V & Co	9 Wentworth Road, Homebush	within site north	
Butchers - W'sale	The Francis Butchery	38 Parramatta Road, Homebush	within site	
Butchers - W'sale	Woodham Bros	9 Wentworth Road, Homebush	within site north	
Butchers' Supplies	Stubbs Don	72 George Street, Homebush	within site north	
Carriers-Heavy	Fuller W H	80 Concord Road, Concord	within site	
Carriers-Heavy	McKay G R	3 Mackenzie, Homebush	within site	
Carriers-Heavy	Smith E G	The Crescent, Homebush ¹		
Carriers-Heavy	McKay G R	3 Mackenzie , Homebush	within site north	
Carriers-Heavy	Smith E G	The Crescent, Homebush ¹		
Carriers-Light	Smith C A	163 Parramatta Road, Concord	within site	
Carriers-Light	Hi-Speed Delivery Service	11 Homebush Road, Homebush	18.71	south
Carriers-Light	Langford E C	13 Smallwood Avenue, Homebush	within site	
Carriers-Light	Reid B L	11 Homebush Road, Homebush	18.71	south
Carriers-Light	Reid B L	11 Homebush Road, Homebush	18.71	south
Carriers-Light	Langford E C	13 Smallwood Avenue, Homebush	within site north	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Chemists - Pharmaceutical	Ball&Scarfe	71 Parramatta Road, Homebush	within site north	
Chemists - Pharmaceutical	Cutcliffe W L	23 Rochester Street, Homebush	within site north	
Dairies	Crosby R S	77 Underwood Road, Homebush	within site north	
Dental Laboratories	Rivers G H	21 The Crescent, Homebush	within site north	
Drainers	Gibson J	108 George Street, Homebush	within site north	
Dry Cleaners and Dyers	Gordon S & Co	245a Queen, Concord West	94.49	north-east
Dry Cleaners and Dyers	Roosevelt Dry Cleaners & Dyers Pty Ltd	28 Bridge, Lidcombe	within site	
Dry Cleaners and Dyers	Foster Ronald F Pty Ltd	209 Concord Road	74.08	east
Earth Moving Equipment	Emmett A	9 Verley Drive, Homebush	within site north	
Engineers - General	A.R.C. Engineering Co Pty Ltd	George Street, Homebush ¹		
Engineers - General	Iller G J&Son	54 Parramatta Road, Homebush	within site north	
Engineers - Mechanical	Gray K A	50 The Crescent, Homebush	within site north	
Fertilisers	Conquest Packing Co The	14 Parramatta Road	within site	
Flour Business	Homebush Flour Mills Ltd	George Street, Homebush ¹		
Ice Mfrs	Homebush Ice Works	87 Parramatta Road, Homebush	within site north	
Laundries	Concord Laundry	81-83 Queen Street	within site	
Leadlights &/or Repairs	Standard Glass Studios	183 Parramatta Road	within site	
Manufacturers	Patterson March Pty Ltd	1 Rochester, Homebush	within site north	
Manufacturers	Smith L A	13 Loftus Crescent, Homebush	within site north	
Metals-White Alloy Mfrs	Alloy Smelters Pty Ltd The	6 Parramatta, Homebush	within site	
Motor Body Builders & Repairers	Aircraft Components	61 Victoria, Burwood	within site	
Motor Body Builders & Repairers	Strathfield Body Works	24 Parramatta Road	46.32	south
Motor Cars & Trucks-New	Ford Motor Co Of Australia Pty Ltd	Parramatta Road, Homebush ¹		
Motor Cars & Trucks-New	Suttons Motors (Homebush) Pty Ltd	112 Parramatta Road, Homebush	within site	
Motor Cars & Trucks-Used	Concord Motors	181 Parramatta Road, Concord	within site	
Motor Cars & Trucks-Used	Cooper C E	136 Concord Road, Concord	within site	
Motor Cars & Trucks-Used	Homebush Motors	31 Parramatta Road, Homebush	within site	
Motor Cycles	Crombie A & J	170 Parramatta Road, Homebush	within site north	
Motor Engineers & Repairers	Barlow H	114 Parramatta Road, Homebush	within site	
Motor Engineers & Repairers	Starr Motor Repairs The	240 Parramatta Road, Homebush	40.27	west
Motor Engineers & Repairers	Suttons Motors Pty Ltd	112 Parramatta Road, Homebush	within site	
Motor Engineers & Repairers	Trotter D	23 Burlington Road, Homebush	within site	
Motor Engineers & Repairers	Pateman J D	100 Concord Road	within site	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Motor Engineers & Repairers	Payne J	33 Concord Road	within site	
Motor Engineers & Repairers	Pike Bros	Parramatta Road	35.98	south-east
Motor Engineers & Repairers	Barlow H	114 Parramatta Road, Homebush	within site	
Motor Engineers & Repairers	Starr Motor Repairs The	240 Parramatta Road, Homebush	40.27	west
Motor Garages	Brown F W	143 Concord Road, Concord	18.49	east
Motor Garages	North Strathfield Garage	143 Concord Road, Concord	18.49	east
Motor Garages	Davies E R	240 Parramatta Road, Homebush	40.27	west
Motor Garages	Stanley R	114 Parramatta Road, Homebush	within site	
Motor Garages	Roberts A A Pty Ltd	The Crescent , Homebush ¹		
Motor Service Stations	Red White & Blue Service Station	15 Parramatta Road, Homebush	within site	
Motor Service Stations	Davies E R	240 Parramatta Road, Homebush	40.27	west
Motor Springs	Lovell G A&Sons	199 Parramatta Road, Homebush	within site north	
Motor Tyre Retreads & Repairs	Homebush Tyre Co	52 Parramatta Road, Homebush	within site north	
Motor Wreckers	Warren W	47a Concord Road, Concord	within site	
Nurserymen	Knight George&Sons	10 Parramatta Road, Homebush	within site north	
Oil Merchants & Mfrs.	Oil Reclaiming Works	King Street, Concord West ¹	within site	
Oils-Lubricating	Oil Reclaiming Works Paul Heiniger	King Street, Concord West ¹	within site	
Photographers - Commercial	Wells G H	13 Powell Street, Homebush	within site north	
Printers - Letterpress	Ford G R	10a Burlington	within site	
Produce Merchants - Retail	Abbott B	155 Parramatta Road, Homebush	within site	
Produce Merchants - Retail	Bastian S R	33 Rochester, Homebush	within site	
Produce Merchants - Retail	Holley T W & W T	102 Parramatta Road, Homebush	within site	
Produce Merchants - Retail	Roy's Produce Fuel & Ice Supply	42 Parramatta Road, Homebush	within site	
Produce Merchants - Retail	Smith N N	115 Wellbank Street	within site	
Produce Merchants - Retail	Stephenson F G Roy	155 Parramatta Road	within site	
Produce Merchants - Retail	Bastian S R	33 Rochester, Homebush	within site north	
Radio Mfrs.	Gramophone Co Ltd The	2 Parramatta Road, Homebush	within site north	
Radio Mfrs.	"Stromberg Carlson Authorised Dealers:	6 Rochester Street, Homebush	within site north	
Radio Repairs & Service	Makin G&W	34 George Street, Homebush	within site north	
Radio Repairs & Service	Mogg G E	69 Parramatta Road, Homebush	within site north	
Radio Repairs & Service	Ramsay Electrical & Radio Pty Ltd	6 Rochester Street, Homebush	within site north	
Record Mfrs.	Columbia Graphophone (Aust) Pty Ltd	2 Parramatta Road, Homebush	within site north	
Rustproofing Process & Materials	Mephalene Pty Ltd	George St, Homebush ¹		

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Sporting Goods - Mfrs. &/or W'salers	Hopman J H	16 Meredith Street, Homebush	within site	
Sprayers - Lacquer & Bronze	Boulton A S	151 Concord Road, Concord	22.51	east
Spring Mfrs.	Lovell G A & Sons	199-205 Parramatta Road, Homebush	within site north	
Stores - General	Halcrow E E	Rochester Street, Homebush ¹		
Stores - General	Pausey R T&D L	79 Parramatta Road, Homebush	within site north	
Stores - General	Phillips S H&R	33a Rochester Street, Homebush	within site north	
Stores - General	Wilson L J	14 George Street, Homebush	within site north	
Taxis	Foster E G	21 Carrington, Concord	within site	
Taxis	Concord West Taxi Rank	Railway Station, Concord West ¹	41.49	north-east
Taxis	Allard W	Loftus Crescent, Homebush ¹	within site	
Taxis	Rich J W G	2 Colman Avenue, Homebush	within site	
Taxis	Todd L A	The Crescent, Homebush ¹	within site	
Taxis	North Strathfield Taxi Service	Queen Street ¹	within site	
Taxis	Allard W	Loftus Crescent, Homebush ¹	within site	
Taxis	Todd L A	The Crescent, Homebush ¹	within site	
Timber Merchants	Barr S&Co Ltd	213 Parramatta Road, Homebush	within site	
Veterinary Surgeons & Hospitals	Butler C H	41 Rochester Street, Homebush	within site north	
Wool Scourers	Bawn (Wool Scourers) Pty Ltd	103 Parramatta Road, Homebush	within site north	
Woollen & Worsted Mfrs.	Pacific Cotton Tweed Mills	159 Parramatta Road, Homebush	within site	
Yeast Mfrs.	Barretts Food Co Pty Ltd	Columbia Lane, Homebush ¹	within site	

1. Some addresses do not contain specific street numbers. Records identified as being in the surrounding area have been added for information.

2. Address no longer exists

2.23 HISTORICAL COMMERCIAL & TRADE DIRECTORY DATA 1970 (100m buffer)

Activity	Name	Address ^{1,2}	Distance (m)	Direction
ABATTOIRS	Ashcroft, E. J.&Sons Pty. Ltd.,	67 Parramatta Rd., Homebush	within site north	
ABATTOIRS	Bush, A. J.&Sons Pty. Ltd.,	38 Parramatta Rd., Homebush	within site north	
ABATTOIRS	Metropolitan Meat Industry Commissioner	Abattoirs, Homebush ¹		
ABATTOIRS	NSW State Abattoirs	Homebush ¹		
ABATTOIRS	Saul, A. N. Pty. Ltd.,	27 Burlington Rd., Homebush	within site north	
BARBED WIRE MFRS. &/OR DIST.	A.R.C. Engineering (N.S.W.) Pty. Ltd.,	19 George St., Homebush	within site north	
BISCUIT MFRS. &/OR DIST.	Arnott, William Pty. Ltd.,	George St., Homebush ¹		
BRICK MFRS.	State Brickworks,	Underwood Rd., Homebush ¹		
BUILDERS' SUPPLIERS	A.R.C. Engineering (N.S.W.) Pty. Ltd.,	George St., Homebush. ¹		

Activity	Name	Address ^{1,2}	Distance (m)	Direction
BUILDERS' SUPPLIERS	Brice Mutton&Sons Pty. Ltd.,	10 George St., Homebush	within site	
BUILDING ALTERATIONS & REPAIRS	Nu-Veneer Constructions Pty. Ltd.,	131 Parramatta Rd., Homebush	within site	
CAGES—ANIMAL, BIRD, ETC.—DEALERS &/OR MFRS.	Toy Fisheries Pty. Ltd.,	127 Parramatta Rd., Homebush	within site	
CARRIERS & CARTAGE CONTRACTORS —MASTER	Seaton's Transport Pty. Ltd.,	161 Parramatta Rd., Homebush	within site	
CHEMISTS—PHARMACEUTICAL	All Night Chemist,	76 Parramatta Rd., Homebush	within site north	
CHEMISTS—PHARMACEUTICAL	Ball and Scarfe,	71 Parramatta Rd., Homebush	within site north	
CHEMISTS—PHARMACEUTICAL	Cutcliffe, W. L.,	23 Rochester St., Homebush	within site north	
CHEMISTS—PHARMACEUTICAL	Moore, B. M.,	33 Rochester St., Homebush	within site north	
CONCRETE FORMWORK—BUILDINGS & TUNNEL, ETC.	Symonds, Ralph Ltd.,	Underwood Rd., Wentworth Point, Homebush ¹		
CRATES—METAL—MFRS.	ARC. Engineering (N.S.W.) Pty. Ltd.,	George St.. Homebush ¹		
ENGINEERS—CONSULTING	A.R.C. Engineering (N.S.W.) Pty. Ltd.,	19 George St., Homebush	within site north	
FURNITURE—NURSERY—MFRS. &/OR WHOLESALERS	Pridham, R. H.&Co.,	29 The Crescent, Homebush	within site north	
HARDWARE DEALERS/IRONMONGERS	Homebush Hardware,	69 Parramatta Rd.	within site north	
MACHINE TOOL MFRS./IMPORTERS/ DISTRIBUTORS	Hahn & Kolb (Aust.) Pty. Ltd.,	214 Parramatta Rd., Homebush	within site north	
MACHINE TOOL MFRS./IMPORTERS/ DISTRIBUTORS	Hahn & Kolb (Aust.) Pty. Ltd.,	214 Parramatta Rd., Homebush	within site north	
MEAT CARTAGE CONTRACTORS	AUSTIN W PTY LTD	Bedford Rd., Homebush, ¹		
MEAT CARTAGE CONTRACTORS	M.I.D. Pty. Ltd.,	47 Parramatta Rd., Homebush	within site north	
MEAT CARTAGE CONTRACTORS	Ryan, T. J.&Son (Carcass Butchers),	Meat Hall, Abattoirs, Parramatta Rd., Homebush ¹		
MEAT EXPORTERS	Burland, C. J. Pty. Ltd.,	29 Burlington Rd., Homebush	within site north	
MEAT EXPORTERS	Ashcroft, E. J.&Sons Ltd.,	67 Parramatta Rd., Homebush	within site north	
MIXED BUSINESSES	Ludlow, N. & M. P.,	75 Rochester St., Homebush	within site north	
MIXED BUSINESSES	McDonald & Cullen,	216 Parramatta Rd., Homebush	within site north	
MIXED BUSINESSES	Psaltis, G. V.,	15 Rochester St., Homebush	within site	
MIXED BUSINESSES	Smallwood Corner,	216 Parramatta Rd., Homebush	within site north	
MOTOR ACCESSORIES/DEALERS	Pridham, R. H. 4 C.,	29 The Crescent, Homebush	within site north	
MOTOR ASSEMBLY WORKS	Ford Motor Company of Australia Pty. Ltd.,	Parramatta Rd., Homebush ¹		
• MOTOR SPRING SPECIALISTS	Lowll, G. A. & Sons Pty. Ltd.,	199 Parramatta Rd., Homebush	within site north	
AGRICULTURAL MACHINERY-IMPS. &/OR DIST.	Ford Motor Co. of Aust. Pty.' Ltd.,	Parramatta Rd., Homebush ¹		

Activity	Name	Address ^{1,2}	Distance (m)	Direction
FERTILIZER MANUFACTURERS &/OR SUPPLIERS	Bush, A. J. & Sons (Manufacturers) Pty. Ltd.,	45 Parramatta Rd., Homebush	within site north	
FIBREGLASS PRODUCTS MFRS. (MOULDING, FABRICATING, EXTRUSIONS, CONVERTING, Etc.)	Homebush Fibreglass,	140 Parramatta Rd., Homebush	within site north	
FOODS—FROZEN—WAREHOUSEMEN	MURPHIE K D & COMPANY PTY LTD	166-170 Parramatta Rd., Homebush, 2140	within site	
FOOTWEAR MFRS.—BOOTS/SHOES	Paddle Shoes Pty. Ltd.,	176 Parramatta Rd., Homebush	within site	
HAULAGE CONTRACTORS	Seaton's Transport Pty. Ltd,	161 Parramatta Rd., Homebush.	within site	
HEAT TREATMENT SPEC.	Excelsior Spring Co. Pty. Ltd.,	23 George St., Homebush	within site north	
MOTOR CAR FUSE MFRS.	Ford Motor Co. of Aust.	6 Parramatta Rd., Homebush	within site north	
MOTOR CAR RADIO SPECS.	Makin, G. & W.,	108 Parramatta Rd., Homebush	within site north	
MOTOR CAR SPRING MFRS.	Lovell, G. A. & Sons Pty. Ltd.	199 Parramatta Rd., Homebush	within site north	
MOTOR CAR/TRUCK DEALERS—NEW/USED	Ash Marshall Motors,	Hillcrest St., Homebush ¹	within site	
MOTOR CAR/TRUCK DEALERS—NEW/USED	Don Lyntons,	Wentworth Rd., Homebush ¹	within site	
MOTOR CAR/TRUCK DEALERS—NEW/USED	Marco Motors Pty. Ltd.,	Cnr. Parramatta Rd. & Hillcrest St., Homebush ¹	within site	
MOTOR CAR/TRUCK DEALERS—NEW/USED	N.K. Motors (Holdings) Pty. Ltd.,	Parramatta Rd., Homebush ¹		
MOTOR CAR/TRUCK DEALERS—NEW/USED	A.P. Car Sales,	176 Parramatta Rd., Homebush	within site	
MOTOR CAR/TRUCK DEALERS—NEW/USED	Barrett Motors,	20 Kanoona Ave., Homebush	within site	
MOTOR CAR/TRUCK DEALERS—NEW/USED	Bernmar Motors,	19 Parramatta Rd., Homebush	within site north	
MOTOR CAR/TRUCK DEALERS—NEW/USED	Gilbert & Roach,	185 Parramatta Rd., Homebush	within site north	
MOTOR CAR/TRUCK DEALERS—NEW/USED	Gold Star Motors Pty. Ltd.,	20 Parramatta Rd., Homebush	within site	
MOTOR CAR/TRUCK DEALERS—NEW/USED	Lynton, Gordon Car Sales Pty. Ltd.,	155 Parramatta Rd., Homebush	within site	
MOTOR CAR/TRUCK DEALERS—NEW/USED	Roberts, A. A. (Sales) Pty. Ltd.,	124-126 Parramatta Rd., Homebush	within site north	
MOTOR CAR/TRUCK DEALERS—NEW/USED	Suttons Motors (Homebush) Pty. Ltd.,	112 Parramatta Rd., Homebush	within site north	
MOTOR CAR/TRUCK DEALERS—NEW/USED	Town Sc Country Truck Sales Pty. Ltd.,	125 Parramatta Rd., Homebush	within site north	
MOTOR CAR/TRUCK DEALERS—NEW/USED	Willys Motors Aust. Pty. Ltd.,	15 Parramatta Rd., Homebush	within site	
MOTOR CAR/TRUCK IMPORTERS/DISTRIBUTORS	Ford Motor Co. of Aust. Pty. Ltd.	Parramatta Rd., Homebush ¹		
MOTOR CYCLE ACCESSORIES/SPARE PARTS DEALERS	Miller, M.&M.,	136 Parramatta Rd., Homebush	within site	
MOTOR ELECTRICIANS	Prcs-Lect Auto Electrical Service,	213 Parramatta Rd., Homebush	within site	
MOTOR GARAGES/ENGINEERS	Crescent Motors,	16 The Crescent, Homebush	within site	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
MOTOR HIRE SERVICE—DRIVE-YOURSELF &/OR RENTAL	Hollywood Drive-Yourself,	66 Parramatta Rd., Homebush	within site north	
MOTOR IGNITION SPECIALISTS	Gabko Auto Electrical,	172-174 Parramatta Rd., Homebush	within site	
MOTOR SERVICE STATIONS—PETROL, OIL, Etc.	Golden Fleece Flemington Service Station,	Parramatta Rd. Homebush ¹		
MOTOR SERVICE STATIONS—PETROL, OIL, Etc.	Lynton Motors,	Parramatta Rd. Homebush ¹		
MOTOR SERVICE STATIONS—PETROL, OIL, Etc.	West Homebush Service Station,	Parramatta Rd., Homebush ¹		
MOTOR SERVICE STATIONS—PETROL, OIL, Etc.	Roberts, A. A. Pty. Ltd.,	16 The Crescent, Homebush	within site	
MOTOR SERVICE STATIONS—PETROL, OIL, Etc.	Willy's Motors Aust. Pty. Ltd.,	15 Parramatta Rd., Homebush	within site	
MOTOR SHOCK ABSORBER SPECIALISTS	Lovell, G. A. & Sons Pty. Ltd.,	199 Parramatta Rd., Homebush	within site north	
PAINT, ENAMEL, VARNISH/STAIN MANUFACTURERS	Phennigwerth, F. E & Son Pty Ltd.,	2 George St., Homebush	within site north	
PAINT, VARNISH, OILS/COLOUR MERCHANTS	Homebush Hardware,	69 Parramatta Rd., Homebush	within site north	
PAINT, VARNISH, OILS/COLOUR MERCHANTS	Pfennigwerth, F. E. & Son Pty. Ltd.,	2 George St., Homebush	within site north	
PRINTERS—LITHOGRAPHIC (OFFSET)	Cooney, William A. Pty. Ltd.,	189 Parramatta Rd., Homebush	within site north	
PRODUCE MERCHANTS—GRAIN & SEED —RETAIL	Abbott, B.,	157 Parramatta Rd., Homebush	within site	
RADIO &/OR TELEVISION SALES & SERVICEMEN	Makin, G.&W.,	108 Parramatta Rd. Homebush	within site north	
RADIO &/OR TELEVISION SALES & SERVICEMEN	Ramsay Electrical&Radio Pty. Ltd.,	6 Rochester St. Homebush	within site north	
ROAD TRANSPORT SERVICES—INTERSTATE	Seatons Transport Pty. Ltd.	161 Parramatta Rd., Homebush	within site	
ROAD TRANSPORT SERVICES—N.S.W.	Seatons Transport Pty. Ltd	161 Parramatta Rd., Homebush	within site	
SEWING MACHINE MFRS. &/OR DISTS.—TRADE	Hunt, N. P. Co. Pty. Ltd.,	185 Parramatta Rd., Homebush	within site north	
SMALLGOODS MANUFACTURERS &/OR WHOLESALERS	Ashcroft's Processed Meats Pty. Ltd.,	67 Parramatta Rd., Homebush	within site north	
SMALLGOODS MANUFACTURERS &/OR WHOLESALERS	Bush, A. J. & Sons Pty. Ltd.,	38 Parramatta Rd., Homebush	within site north	
SOFT DRINK & CORDIAL MFRS.	Sharpe Bros. Pty. Ltd.,	21 Underwood Rd., Homebush	within site north	
SOFT DRINK & CORDIAL MFRS.' SUPPLIES	M.B.T. Flavours A Aromatics,	Columbia La., Homebush ¹	within site	
SOFT DRINK & CORDIAL MFRS.' SUPPLIES	Summons & Graham Ltd.,	Wentworth Rd., Homebush ¹	within site	
SPRING MANUFACTURERS	LOVELL G A & SONS PTY LTD	199 Parramatta Rd., Homebush	within site north	
SPRING MANUFACTURERS	Pioneer Industries Ltd.,	23 George St., Homebush	within site north	
SPRING MFRS.—SPIRAL	Excelsior Spring Co. Pty. Ltd.,	23 George St., Homebush	within site north	
THERMOMETER IMPORTERS &/OR DISTRIBUTORS	Toy Fisheries Pty. Ltd.,	127 Parramatta Rd., Homebush	within site north	
THERMOSTATIC CONTROLS MFRS./ IMPORTERS/DISTS.	Toy Fisheries Pty. Ltd.,	127 Parramatta Rd., Homebush	within site north	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
TIMBER MERCHANTS	Brice Mutton & Sons Pty. Ltd.,	10 George St., Homebush	within site north	
TOBACCO MERCH.—W'SALE	Nelson Tobacco Co. Pty. Ltd.,	86 Underwood Rd., Homebush	within site north	
TRACTOR IMPORTS. &/OR MFRS. &/OR DIST.	Ford Motor Co. of Australia Pty. Ltd.,	Parramatta Rd., Homebush ¹		
TYRE DEALERS, RETREADERS & VULCANIZERS	Homebush Tyre Co.,	62 Parramatta Rd., Homebush	within site north	
TYRE/TUBE DEALERS	Homebush Tyre Co.,	62 Parramatta Rd., Homebush	within site north	
VETERINARY HOSPITALS	Gallagher & Freeman,	195 Parramatta Rd., Homebush	within site	
WEAVERS	Pacific Cotton Tweed Mills,	159 Parramatta Rd., Homebush	within site	
WIRE PRODUCTS MFRS.	Excelsior Spring Co. Pty. Ltd.,	23 George St., Homebush	within site north	
YARN IMPORTS. &/OR DIST.	Hunt, Noel P. Co. Pty. Ltd.,	185 Parramatta Rd., Homebush	within site north	

1. Some addresses do not contain specific street numbers. Records identified as being in the surrounding area have been added for information.

2. Address no longer exists

2.25 HISTORICAL COMMERCIAL & TRADE DIRECTORY DATA 1974 (100m buffer)

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Abattoirs	Ashcroft E J & Sons Pty Ltd	Homebush Bay ¹		
Abattoirs	Bawn Pty Ltd	Homebush Abattoirs, Homebush ¹		
Abattoirs	Fletcher & Pickett Pty Ltd	Mutton Lane Abattoirs, Homebush ²		
Abattoirs	Johnston D R (wholesale) Pty Ltd	Homebush Bay ¹		
Abattoirs	Old Hall Abattoirs	Homebush ¹		
Abattoirs	Metropolitan Meat Industry Board	Homebush Bay ¹		
Abrasives	Vix Plastic Manufacturing & Trading Co	81 Parramatta Road, Annandale	within site	
Abrasives	Abel Lemon & Co Pty Ltd	204 George Street, Concord West	within site	
Brake &/or Clutch Service		4 Parramatta Road (Cnr Leicester Ave)	34.13	south-east
Bricks	NSW State Brickworks	Underwood Road, Homebush ¹	within site	
Bricks	State Brickworks	Underwood Road, Homebush ¹	within site	
Carriers Heavy	Belmanis O	2 Bridge Road , Homebush	within site north	
Carriers Heavy	Corbett PR	43 Burlington Road, Homebush	within site north	
Carriers Heavy	Greyline Freighters Pty Ltd	176 Parramatta Road, Homebush	within site	
Carriers Heavy	Szigmund E	150 George, Homebush	within site	
Carriers Light	Rex Fastfreight	159 Parramatta Road, Homebush	within site	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Carriers Light	Bergan KL	6 Derowie Avenue , Homebush	within site north	
Carriers Light	Keane EW	11 Pomeroy , Homebush	within site north	
checked correct	P. R. Performance	2 George Street, Homebush	within site	
Chemical Mfrs. &/or Druggists-W'sale	Riley-Williams Pty Ltd	30a The Crescent , Homebush	within site north	
Dry Cleaners and Dyers	Strathfield Dry Cleaners Depot	26 The Crescent, Homebush	within site	
Electric Motors & Generators	Braybon Bros Pty Ltd	2 Rothwell Avenue, Concord West	within site	
Electric Motors & Generators	O'Donnell Griffin Pty Ltd	184 George Street, Concord West	within site	
Electric Motors & Generators	Atlas Equipment Hire Co Pty Ltd	1 Arthur Street, Lidcombe	within site	
Fibreglass Mfrs &/or W'salers	Homebush Fibreglass	140 Parramatta Road, Homebush	within site north	
Fire Protection Appliances & Engineers	Reichel Automatic Fire Alarm Co of Aust	184 George Street, Concord West	within site	
Insulating Materials - Thermal - Retail	L & M Insulations Pty Ltd	2a Rothwell Avenue, Concord West	within site	
Insulation Contractors - Acoustical &/or Thermal	Sun Safe Glass Coatings	85 Queen Street	within site	
Lime Distributors - W'Sale &/or Retail	Plastermaster Pty Ltd	1 Arthur Street, Lidcombe	within site	
Motor Body Builders/Repairers	J T Smash Repairs	177 Parramatta Road, Flemington	52.63	west
Motor Body Painters & Sprayers	G.K. Auto Spraying	150 Parramatta Road	within site	
Motor Cars - New	Larke Hoskins	190 Parramatta Road, Homebush	within site	
Motor Cars - New	Leyland Larke Hoskins	190 Parramatta Road, Homebush	within site	
Motor Cars - New	Suttons Motors (Homebush) Pty Ltd	112 Parramatta Road, Homebush	within site	
Motor Cars - Used	Barr Motors	154 Parramatta Road, Homebush	within site	
Motor Cars - Used	Barrett Credits Pty Ltd	135 Parramatta Road, Homebush	within site	
Motor Cars - Used	Barrett Credits Pty Ltd	87 Wentworth Road, Homebush	within site north	
Motor Cars - Used	Barrett Motors Pty Ltd	18 Kanoona Avenue, Homebush	within site	
Motor Cars - Used	Brian Edmond Motors	86 Wentworth Road, Homebush	within site north	
Motor Cars - Used	Centre Motors	158 Parramatta Road , Homebush	within site	
Motor Cars - Used	Cosgrove Brian	139 Parramatta Road, Homebush	within site	
Motor Cars - Used	El Rancho Autos	217 Parramatta Road, Homebush	within site north	
Motor Cars - Used	Four Wheel Freedom Pty Ltd	Hillcrest Street & Parramatta Road, Homebush ¹	within site	
Motor Cars - Used	Gamers Motor Centre Sydney Pty Ltd	145 Parramatta Road, Homebush	within site	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Motor Cars - Used	Gray D	176 Parramatta Road, Homebush	within site	
Motor Cars - Used	James Smith Motors	208 Parramatta Road, Homebush	within site north	
Motor Cars - Used	John Terry Motors Pty Ltd	Cnr. Hillcrest Street & Parramatta Road, Homebush	no specific address	
Motor Cars - Used	Kombi King Pty Ltd	Cnr. Hillcrest Street & Parramatta Road, Homebush ¹	within site	
Motor Cars - Used	Kombi Motors Pty Ltd	Cnr. Hillcrest Street & Parramatta Road, Homebush ¹	within site	
Motor Cars - Used	LH Motors	160 Parramatta Road, Homebush	within site	
Motor Cars - Used	Nash John Motors	129 Parramatta Road, Homebush	within site north	
Motor Cars - Used	Otten FT Performance Cars Pty Ltd	Cnr. Parramatta Road & Derowie Aveue, Homebush ¹	within site	
Motor Cars - Used	Robert Maurice Motors	158 Parramatta Road, Homebush	within site	
Motor Cars - Used	Rowe Brian Motors	131a Parramatta Road, Homebush	within site north	
Motor Cars - Used	Selke Motors Pty Ltd	15 Parramatta Road, Homebush	within site	
Motor Cars - Used	Suttons Motors (Homebush)	112 Parramatta Road, Homebush	within site north	
Motor Cars - Used	Terry John Motors Pty Ltd	Cnr. Hillcrest Street & Parramatta Road, Homebush ¹	within site	
Motor Engineers & Repairers	Crescent Motors	16 The Crescent, Homebush	within site	
Motor Engineers & Repairers	Gabko Auto Electrics Pty Ltd	172 Parramatta Road, Homebush	within site	
Motor Engineers & Repairers	Mason Motors Pty Ltd	150 Parramatta Road, Homebush	within site	
Motor Engineers & Repairers	P. R. Performance	2 George Street, Homebush	within site north	
Motor Engineers & Repairers	Redmyre Workshop	25 Burlington Road, Homebush	within site	
Motor Engineers & Repairers	Total Truck Services	234 Parramatta Road, Homebush	63.84	west
Motor Engineers & Repairers	Vehicle Maintenance Pty Ltd	1a Underwood Road, Homebush	within site	
Motor Garges	BP Burlington	25 Burlington Road, Homebush	within site	
Motor Garges	Littlejohn's Garage Pty Ltd	24 Bridge Road, Lidcombe	within site	
Motor Mechanics	Greco & Taylor	136 Parramatta Road, Homebush	within site	
Motor Mechanics	Lapham B W	Rear 78 Wentworth Road, Homebush	within site	
Motor Mechanics	Tex Motors	Rear 176 Parramatta Road, Homebush	within site	
Motor Panel Beaters	Allmotors Pty Ltd	81 Parramatta Road, Annandale	within site	
Motor Panel Beaters	Boyd JD Automotive Repairs Pty Ltd	2 Subway Lane, Homebush	within site	
Motor Panel Beaters	Boyd JD Automotive Repairs Pty Ltd	2 Subway Lane, Homebush	within site	
Motor Panel Beaters	Homebush Auto Repairs	93 Wentworth Road, Homebush	within site north	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Motor Panel Beaters	Homebush Smash Repairs	2 Subway Lane, Homebush	within site	
Motor Service Stations	Valencic T	90 Concord Road, Concord	within site	
Motor Service Stations		177 Parramatta Road, Flemington	52.63	west
Motor Service Stations	Hickling Motors Chas	Paramatta Road, Haberfield ¹		
Motor Service Stations	Ampol Petroleum Ltd	Parramatta Road, Homebush ¹		
Motor Service Stations	Davies AN	242 Parramatta Road, Homebush	40.27	west
Motor Service Stations	Fleetwing Service Stations	Parramatta Road, Homebush ¹		
Motor Service Stations	Homebush Driveway Service	58 Parramatta Road, Homebush	within site	
Motor Service Stations		Parramatta Road, Homebush ¹		
Motor Service Stations		Parramatta Road, Homebush ¹		
Motor Service Stations	BP Boomerang Service Station	141 Concord Road	31.92	east
Motor Service Stations	North Strathfield Garage	143 Concord Road	18.49	east
Painters' Supplies	Westline Trading Co	38 Parramatta Road	within site	
Printers - Letterpress	Hannis Printing	82 Queen Street, Concord West	45.95	north-east
Printers - Letterpress	Cooney WA Pty Ltd	189 Parramatta Road, Homebush	within site	
Printers - Letterpress	Strathway Press	480 Parramatta Road	82.34	south-east
Spraying - Enamel, Lacquer & Paint	Murray AB	58 Burlington Road, Homebush	within site north	
Television Receivers - Mfrs. &/or W'salers	Healing Electronics Pty Ltd	10 Parramatta road, Homebush	within site north	
Transmissions - Automotive	Miller David	27a Cooper street	27.93	south
Trucks - New	Gilbert & Roach Pty Ltd	187 Parramatta Road, Homebush	within site north	
Trucks - New	Leyland Trucks (Larke Hoskins)	190 Parramatta Road, Homebush	within site	
Trucks - Used	Gilbert & Roach (Used Trucks) Pty Ltd	230 Parramatta Road, Homebush	~20m west	
Trucks - Used	JS Truck Sales	226 Parramatta Road, Homebush	within site north	
Trucks - Used	Total Truck Sales	234 Parramatta road, Homebush	63.84	west

1. Some addresses do not contain specific street numbers. Records identified as being in the surrounding area have been added for information.

2. Address no longer exists

2.26 HISTORICAL COMMERCIAL & TRADE DIRECTORY DATA 1980 (100m buffer)

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Abattoirs	Homebush Abattoir Corporation	Homebush Bay ¹		
Abattoirs	Lynne HJ&Co Pty Ltd	Homebush ¹		
Abattoirs	Sussex Park Pty Ltd	Homebush Abattoirs ¹		
Abattoirs	Willow Meats Pty Ltd	Homebush Abattoirs ¹		
Abattoir Machinery & Equipment	Painter Merryfull Griffith & Associates Pty Ltd	214 Parramatta Road, Homebush	within site	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Air Conditioning - Automotive	Bebco Automotive Services	150 Parramatta Road, Homebush	within site	
Air Tools & Accessories - Supply &/or Service	Colliertools (Aust) Pty Ltd	185 Parramatta Road, Homebush	within site north	
Asbestos	The Sengelman Asbestos Co	5 Malta St. Homebush	within site north	
Boats - Retail	Pathfinder Boatland Pty Ltd	31 Parramatta Road, Homebush	within site north	
Boats - Retail	Savage Stacer Aluminium (Pathfinder Boatland Pty Ltd)	31 Parramatta Road, Homebush	within site north	
Boring &/or Drilling Contractors	Herrick & Dal Santo Drilling Pty Ltd	3 Warsaw St., Homebush	within site north	
Bricks	N.S.W. State Brickworks	Underwood Road, Homebush ¹	within site	
Bricks	Statebricks	Underwood Road, Homebush ¹	within site	
Builders & Contractors	Annecci Pty Ltd	100 Abbotsford Road, Homebush	within site north	
Builders & Contractors	Austec Australia Pty Ltd	214 Parramatta Road, Homebush	within site	
Builders & Contractors	Austec International Pty Ltd	214 Parramatta Road, Homebush	within site	
Builders & Contractors	Chiswick Alan	20 Mena St., Homebush	within site	
Builders & Contractors	Combined Enterprises Construction Pty Ltd	214 Parramatta Road, Homebush	within site	
Builders & Contractors	Costain Australia Ltd	Station St., Homebush ¹	within site	
Builders & Contractors	Devery Constructions	41 Burlington Road, Homebush	within site north	
Builders & Contractors	Jackson F B	98 George St., Homebush	within site north	
Builders & Contractors	Monro C J	44 Powell St., Homebush	within site north	
Builders & Contractors	Yammin & Co Pty Ltd	23 Meredith St., Homebush	within site north	
Buildings - Prefabricated & or portable - Commercial & Industrial	Austec Australia Pty Ltd	214 Parramatta Road, Homebush	within site	
Buildings - Prefabricated & or portable - Commercial & Industrial	Austec International Pty Ltd	214 Parramatta Road, Homebush	within site	
Buildings - Prefabricated & or portable - Commercial & Industrial	Crayden Pty Ltd	29 The Crescent, Homebush	within site north	
Buildings - Prefabricated & or portable - Commercial & Industrial	Lockwood Building Systems	29 The Crescent, Homebush	within site north	
Buildings - Prefabricated & or portable - Home	Lockwood Building Systems	29 The Crescent, Homebush	within site north	
Buildings - Prefabricated & or portable - Home	Portal-Lock Building Components	29 The Crescent, Homebush	within site north	
Butchers - W'sale	Boshell & Doherty (Sydney) Pty Ltd	4 Underwood Road, Homebush	within site north	
Butchers - W'sale	Burland Wholesale Meats	29 Burlington Road (Office), Homebush	within site north	
Butchers - W'sale	Bush A J & Sons Pty Ltd	38 Parramatta Road, Homebush	within site	
Butchers - W'sale	Bush A J & Sons Pty Ltd	45 Parramatta Road, Homebush	within site north	
Butchers - W'sale	Bush A J & Sons Pty Ltd	47 Parramatta Road, Homebush	within site north	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Butchers - W'sale	County Park Beef Estate	29 Burlington Road, Homebush	within site north	
Butchers - W'sale	Johnson R Meat Co Pty Ltd	103 Parramatta Road, Homebush	within site north	
Butchers - W'sale	Matzner Midwest Meat Co Pty Ltd	67 Parramatta Road, Homebush	within site north	
Butchers - W'sale	Melville Meat Pty Ltd	146 Parramatta Road, Homebush	within site	
Butchers - W'sale	Mulligan P D Pty Ltd	146 Parramatta Road (Head Office), Homebush	within site	
Butchers - W'sale	P K Wholesale Meat Pty Ltd	103 Parramatta Road, Homebush	within site north	
Butchers - W'sale	Silverton Meat Co Pty Ltd	47 Parramatta Road, Homebush	within site north	
Butchers - W'sale	Treonne Wholesale Meats Pty Ltd	27 Burlington Road, Homebush	within site north	
Butchers - W'sale	Wadland T & J Wholesale Pty Ltd	27 Burlington Road, Homebush	within site north	
Caravans &/or Equipment	Camper Rental JohnTerry Motor Homes	Cnr. Hillcrest St. & Parramatta Road, Homebush	within site	
Caravans &/or Equipment	Accessory World	136 Parramatta Road, Homebush	within site	
Caravans &/or Equipment	Avis Rent-A-Camper Motor Home Rentals	Cnr. Hillcrest St. & Parramatta Road, Homebush ¹	within site	
Caravans &/or Equipment	Caravan King Motor Home Sales & Rentals	Hillcrest St. & Parramatta Road, Homebush ¹	within site	
Caravans &/or Equipment	John Terry Kombi King Pty Ltd	Cnr. Hillcrest St. & Parramatta Road, Homebush ¹	within site	
Caravans &/or Equipment	Kombi King John Terry Sales & Rentals Pty Ltd	Cnr. Hillcrest St. & Parramatta Road, Homebush ¹	within site	
Caravans &/or Equipment	Rent-A-Camper John Terry Sales & Rental Pty Ltd	Cnr. Hillcrest St. & Parramatta Road, Homebush ¹	within site	
Caravans for Hire	Avis-Rent-A-Camper Motor Home Rentals	Cnr. Hillcrest St & Parramatta Road, Homebush ¹	within site	
Caravans for Hire	Camper Rentals John Terry Motor Homes Sales & Rentals	Cnr. Hillcrest St & Parramatta Road, Homebush ¹	within site	
Caravans for Hire	Rent-A-Camper John Terry Pty Ltd	Cnr. Hillcrest St & Parramatta Road, Homebush ¹	within site	
Carpets, linoleums & Vinyls - Mfrs &/or W'salers	Tascot Templeton Pty Ltd	50c The Crescent , Homebush	within site north	
Carriers - Heavy	Corbett P R	43 Burlington Road, Homebush	within site north	
Carriers - Heavy	Greyline Freighters Pty Ltd	176 Parramatta Road, Homebush	within site	
Carriers - Heavy	Intercentre Transport Pty Ltd	26 George St., Homebush	within site north	
Carriers - Heavy	Szigmund E	150 George St., Homebush	within site	
Carriers - Heavy	Turley Bros Transport Pty Ltd	Rear 41 Loftus Cres, Homebush	within site	
Carriers - Light	Turley Bros Transport Pty Ltd	Rear 41 Loftus Cres, Homebush	within site	
Chemists - Pharmaceutical	Cutcliffe's Pharmacy	23 Rochester St., Homebush	within site north	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Chemists - Pharmaceutical	McEwen P	29 Rochester St., Homebush	within site north	
Chemists - Pharmaceutical	Perkins D A	76 Parramatta Road, Homebush	within site north	
Chemists - Pharmaceutical	Perkins Pharmacy Homebush	76 Parramatta Road, Homebush	within site north	
Civil Engineers	Painter Merryfull Griffith & Associates Pty Ltd	214 Parramatta Road, Homebush	within site north	
Concrete Additives	Embecon Pty Ltd	Unit 2, 30 The Crescent (Sales), Homebush	within site	
Concrete reinforcements	A R C Engineering Pty Ltd	19 George St., Homebush	within site north	
Dental Laboratories	B J Fitzgerald	16 Rochester St., Homebush	within site	
Dental Laboratories	Fitzgerald B J	16 Rochester St., Homebush	within site	
Dental Laboratories	Lornergs B	41 Loftus Cres, Homebush	within site north	
Dog Boarding Kennels	Freeman William H	195 Parramatta Road, Homebush	within site	
Drainers	Mooy W	40 Loftus Cres, Homebush	within site north	
Electrical Engineers	Brother's Ziv Electrics	71 Rochester St., Homebush	within site north	
Engineers' Supplies	Colliertools (Aust) Pty Ltd	185 Parramatta Road, Homebush	within site north	
Essences & Flavours	M B T Flavouring & Aromatics Co	Columbia Lane, Homebush ¹	within site	
Fencing Contractors	A R C Engineering Pty Ltd	19 George St., Homebush	within site north	
Fencing Contractors	Manufacturers Supplies	21 George St., Homebush	within site north	
Fibreglass Products &/or Repairs	Homebush Fibreglass	140 Parramatta Road, homebush	within site north	
Food Processing, Canning &/or Packing Machinery	Austec International Pty Ltd	214 Parramatta Road, Homebush	within site	
Food Processing, Canning &/or Packing Machinery	Painter Merryfull Griffith & Associates Pty Ltd	214 Parramatta Road, Homebush	within site	
Food Products	Taudien & Son	63 Parramatta Road, Homebush	within site north	
Garden & Lawn Equipment	Trojan Pty Ltd	23 George St., Homebush	within site north	
Gaskets & Packings	Sengelman Asbestos Co The	5 Malta St., Homebush	within site north	
Gates &/or Fencing Materials	A R C Engineering Pty Ltd	19 George St., Homebush	within site north	
Gates &/or Fencing Materials	Manufacturers Supplies	21 George St., Homebush	within site north	
grocers - w'sale	Harper Robert & Co Pty Ltd	29 The Crescent, Homebush	within site north	
Hardware - Retail	Homebush Hardware	4 Rochester St., Homebush	within site north	
Insulation Materials - Acoustic - W'salers &/or Mfrs	ACI (Norman Ross Ltd)	1 Underwood Road, Homebush	within site north	
Kitchen Renovations, Equipment & Fittings	All About Kitchens Pty Ltd	123 Parramatta Road, Homebush	within site	
Lighting	Concept Lighting	18 Conway Avenue, Homebush	within site	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Mechanical Engineers	Brooker R & J Pty Ltd	3 Crane St., Homebush	within site	
Metal Stamping & Pressing	Sharpro Industries	62 Parramatta Road, Homebush	within site north	
Metallurgists	Anderson A J	44 Bates St., Homebush	within site north	
Motor Accessories - Mfrs &/or W'salers	Autolines Pty Ltd	136 Parramatta Road, Homebush	within site	
Motor Accessories - Mfrs &/or W'salers	Automotive Equipment & Accessories Pty Ltd	136 Parramatta Road, Homebush	within site	
Motor Accessories - Mfrs &/or W'salers	Lovells Springs Pty Ltd	199 Parramatta Road, Homebush	within site north	
Motor Accessories - Mfrs &/or W'salers	Penray Auto Products	88 Parramatta Road, Homebush	within site north	
Motor Accessories - Retail	Accessory World	136 Parramatta Road, Homebush	within site	
Motor Accessories - Retail	Gilbert & Roach Pty Ltd	167 Parramatta Road, Homebush	within site north	
Motor Accessories - Retail	Hibine Pty Ltd	136 Parramatta Road, Homebush	within site	
Motor Accessories - Retail	Suttons Motors (Homebush) Pty Ltd	112 Parramatta Road, Homebush	within site	
Motor Body Builders & Repairers	Catho Smash Repairs	2 Subway Lane, Homebush	within site	
Motor Body Trimmers	Macfix	88 Parramatta Road, Homebush	within site north	
Motor Camper Conversions	Anthony Stewart Autos Pty Ltd	135 Parramatta Road, Homebush	within site	
Motor Camper Conversions	Dollinair Industries	12 Parramatta Road, Homebush	within site north	
Motor Camper Conversions	John Terry Kombi King Pty Ltd	Cnr. Hillcrest St. & Parramatta Road, Homebush ¹	within site	
Motor Car Rental (Drive Yourself)	Avis Rent-A-Camper	Cnr. Parramatta Road & Hillcrest St., Homebush ¹	within site	
Motor Car Rental (Drive Yourself)	Budget Rent A Car System Pty Ltd	20 Parramatta Road, Homebush	within site	
Motor Car Rental (Drive Yourself)	Budget Truck Rentals	20 Parramatta Road, Homebush	within site	
Motor Car Rental (Drive Yourself)	Camper Rentals John Terry	Cnr. Parramatta Road & Hillcrest St., Homebush ¹	within site	
Motor Car Rental (Drive Yourself)	John Terry Kombi King Pty Ltd	Cnr. Parramatta Road & Hillcrest St., Homebush ¹	within site	
Motor Car Rental (Drive Yourself)	Motor Home Rentals John Terry Sales & Rentals	Cnr. Parramatta Road & Hillcrest St., Homebush ¹	within site	
Motor Car Washing & Polishing	Collits Ian	Rear 188 Parramatta Road, Homebush ¹	within site	
Motor Cars - New	Bennett Honda Pty Ltd	190 Parramatta Road, Homebush	within site	
Motor Cars - New	Kombi King John Terry Sales & Rentals Pty Ltd	Cnr. Hillcrest St. & Parramatta Road, Homebush ¹	within site	
Motor Cars - New	Sutton Motors (Sutton Motors (Homebush) Pty Ltd	112 Parramatta Road (Sales & Service), Homebush	within site	
Motor Cars - Used	176 Auto's Homebush Pty Ltd	2 Crane St., Homebush	within site north	
Motor Cars - Used	Anthony Motors Pty Ltd	143 Parramatta Road, Homebush	within site north	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Motor Cars - Used	Anthony Stewart Autos Pty Ltd	135 Parramatta Road, Homebush	within site	
Motor Cars - Used	Barrett Motors Pty Ltd	18 Kanoona Avenue, Homebush	within site	
Motor Cars - Used	Barry Thompson	188 Parramatta Road, Homebush	within site north	
Motor Cars - Used	Blaseotto Roy Motors	153 Parramatta Road, Homebush	within site	
Motor Cars - Used	Brian Edmond Motors	86 Wentworth Road, Homebush	within site north	
Motor Cars - Used	Bridge Road Motors	39 Bridge Road, Homebush	within site	
Motor Cars - Used	Bridges T J Autos	155 Parramatta Road, Homebush	within site	
Motor Cars - Used	Campbell's Autos	151 Parramatta Road, Homebush	within site	
Motor Cars - Used	Catch On Car Co	200 Parramatta Road, Homebush	within site	
Motor Cars - Used	Christopher James Autos	143 Parramatta Road, Homebush	within site north	
Motor Cars - Used	Damon Motors Pty Ltd	158 Parramatta Road, Homebush	within site	
Motor Cars - Used	Dunn Grahame Motors Pty Ltd	139 Parramatta Road, Homebush	within site	
Motor Cars - Used	El Rancho Autos	217 Parramatta Road, Homebush	within site north	
Motor Cars - Used	Ewin Eric Motors	176 Parramatta Road, Homebush	within site	
Motor Cars - Used	Gamers Motor Centre Sydney Pty Ltd	145 Parramatta Road, Homebush	within site	
Motor Cars - Used	Geoff Swalding Autos Pty Ltd	236 Parramatta Road, Homebush	46.43	west
Motor Cars - Used	Gilbert D & P Truck Sales	230 Parramatta Road, Homebush	~20m west	
Motor Cars - Used	Glowlight Motors	166 Parramatta Road, Homebush	within site	
Motor Cars - Used	Good Guys The	200 Parramatta Road, Homebush	within site	
Motor Cars - Used	Harrison Motors	234 Parramatta Road, Homebush	63.84	west
Motor Cars - Used	Idlewild Industries Pty Ltd	184 Parramatta Road, Homebush	within site	
Motor Cars - Used	James Smith Motors	208 Parramatta Road, Homebush	within site north	
Motor Cars - Used	John Terry Kombi King Pty Ltd	Cnr. Hillcrest St. & Parramatta Road, Homebush ¹	within site	
Motor Cars - Used	Kabeck Terry	154 Parramatta Road, Homebush	within site	
Motor Cars - Used	K-Bek Motors Pty Ltd	154 Parramatta Road, Homebush	within site	
Motor Cars - Used	Kombi King John Terry Sales & Rentals Pty Ltd	Hillcrest St. & Parramatta Road, Homebush ¹	within site	
Motor Cars - Used	L H Motors	160 Parramatta Road, Homebush	within site	
Motor Cars - Used	Lhuede Peter Pty Ltd	226 Parramatta Road, Homebush	25	west
Motor Cars - Used	Peter Lhuede Pty Ltd	226 Parramatta Road, Homebush	25	west

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Motor Cars - Used	R & R Motors	Cnr. Derowie Avenue & Parramatta Road, Homebush ¹	within site	
Motor Cars - Used	Redline Motors	Cnr. Parramatta Road & Derowie Avenue, Homebush ¹	within site	
Motor Cars - Used	Shannon Ted Motors Pty Ltd	211 Parramatta Road, Homebush	within site	
Motor Cars - Used	Stewart Anthony Autos Pty Ltd	135 Parramatta Road, Homebush	within site	
Motor Cars - Used	Suttons Motors (Homebush) Pty Ltd	112 Parramatta Road, Homebush	within site	
Motor Cars - Used	Terry John Kombi King Sales & Rentals Pty Ltd	Cnr. Parramatta Road & Hillcrest St., Homebush ¹	within site	
Motor Cars - Used	Thompson Bary	188 Parramatta Road, Homebush	within site north	
Motor Cars - Used	Vantasia Motors	129 Parramatta Road, Homebush	within site north	
Motor Cars - Used	Victor Lee Motors	162 Parramatta Road, Homebush	within site	
Motor Cars - Used	Wheel For The Worker	151 Parramatta Road, Homebush	within site	
Motor Cycle Parts & Accessories - Mfrs &/or W'salers	American Chopper Imports	Cnr. Parramatta Road & Subway Lane, Homebush ¹	within site	
Motor Cycle Parts & Accessories - Mfrs &/or W'salers	Choppers Australia	Cnr. Parramatta Road & Subway Lane, Homebush ¹	within site	
Motor Cycles &/or Accessories	American Chopper Imports	Cnr. Parramatta Road & Subway Lane, Homebush ¹	within site	
Motor Cycles &/or Accessories	E N C Motor Cycle Parts Pty Ltd	85 Parramatta Road, Homebush	within site	
Motor Cycles &/or Accessories	Fraser's Motor Cycles	17 Parramatta Road, Homebush	within site north	
Motor Cycles &/or Accessories	Homebush Fibreglass	140 Parramatta Road, Homebush	within site north	
Motor Cycles &/or Accessories	Homebush Motor Cycles	96 Parramatta Road, Homebush	within site north	
Motor Cycles &/or Accessories	Syme F A	108 Parramatta Road, Homebush	within site north	
Motor Electrical Service - Automotive	Gabko Auto Electrics Pty Ltd	172 Parramatta Road, Homebush	within site	
Motor Engineers & Repairers	Bruce K & Hart G	2 George St., Homebush	within site north	
Motor Engineers & Repairers	E N C Motor Cycle Parts Pty Ltd	85 Parramatta Road, Homebush	within site	
Motor Engineers & Repairers	Gabko Auto Electrics Pty Ltd	172 Parramatta Road, Homebush	within site	
Motor Engineers & Repairers	Homebush Auto Repairs	93 Wentworth Road, Homebush	within site north	
Motor Engineers & Repairers	Redmyre Workshop	25 Burlington Road, Homebush	within site	
Motor Engineers & Repairers	Tilden J C	4 Crane St., Homebush	within site	
Motor Engineers & Repairers	Vehicle Maintenance Pty Ltd	1a Underwood Road, Homebush	within site	
Motor Engineers & Repairers	Wildfire Automotive Services	Rear 177 Parramatta Road, Homebush	within site	
Motor Garage Equipment	Colliertools (Aust) Pty Ltd	185 Parramatta Road (Opp. Flemington Markets), Homebush	within site north	
Motor Mechanics	Lapham B W	Rear 78 Wentworth Road, Homebush	within site	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Motor Mechanics	Natoli Gen Motors	184 Parramatta Road, Homebush	within site	
Motor Oils & Spirits	Penray Auto Products	88 Parramatta Road, Homebush	within site north	
Motor Replacement Parts	Accessory World	136 Parramatta Road, Homebush	within site	
Motor Replacement Parts	American Auto Parts Pty Ltd	213 Parramatta Road, Homebush	within site	
Motor Replacement Parts	Autolines Pty Ltd	136 Parramatta Road, Homebush	within site	
Motor Replacement Parts	Gilbert & Roach Pty Ltd	167 Parramatta Road, Homebush	within site north	
Motor Replacement Parts	Suttons Motors (Homebush) Pty Ltd	112 Parramatta Road, Homebush	within site	
Motor Service Stations & Garages	Amoco Aust Ltd	58 Parramatta Road, Homebush	within site north	
Motor Service Stations & Garages	Ampol Petroleum Ltd	Parramatta Road, Homebush ¹		
Motor Service Stations & Garages	Auto Drive Inn	242 Parramatta Road, Homebush	40.27	west
Motor Service Stations & Garages	B P Aust Ltd	184 Parramatta Road, Homebush	within site	
Motor Service Stations & Garages	B P Aust Ltd	25 Burlington Road, Homebush	within site	
Motor Service Stations & Garages	BP Burlington Service Station	25 Burlington Road, Homebush	within site	
Motor Service Stations & Garages	Homebush Driveway Service	58 Parramatta Road, Homebush	within site	
Motor Service Stations & Garages	Shell Service Stations	242 Parramatta Road, Homebush	40.27	west
Motor Springs	Lovells Springs Pty Ltd	199 Parramatta Road, Homebush	within site north	
Motor Steam Cleaners &/or Undercoaters	Ziebart Auto & Truck Rustproofing	12a Parramatta Road, Homebush	within site north	
Mufflers &/or Exhaust Systems - Motor	Autolines Pty Ltd	136 Parramatta Road, Homebush	within site	
Newspapers - General	An-Nahar Arabic Newspaper	29 The Crescent, Homebush	within site north	
Newspapers - General	Lebanese Publications	29 The Crescent, Homebush	within site north	
Newspapers - General	Orient The	29 The Crescent, Homebush	within site north	
Nurserymen - Retail	Peters Indoor Garden Service	32 Ismay Avenue, Homebush	within site north	
Nursing Homes	Crescent Nursing Home	2 Abbotsford Road, Homebush	within site north	
Nursing Homes	Koomlealla Nursing Home	72 Abbotsford Road, Homebush	within site north	
Nursing Homes	Meredith House Nursing Home	30 Meredith St., Homebush	within site north	
Nursing Homes	St. Andrews Convalescent Home	46 Broughton Road, Homebush	95	south
Oil Additives	Penray Auto Products	88 Parramatta Road, Homebush	within site north	
Outboard Motors	Pathfinder Boatland Pty Ltd	31 Parramatta Road, Homebush	within site north	
Packaging, Filling & Assembling Services	Sharpro Industries	62 Parramatta Road, Homebush	within site north	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Panel Beaters &/or Painters	Catho Smash Repairs	2 Subway Lane, Homebush	within site	
Panel Beaters &/or Painters	K & T Smash Repairs	200 Parramatta Road, Homebush	within site	
Panel Beaters &/or Painters	S J C Spray Painting Service	91 Wentworth Road, Homebush	within site north	
Panel Beaters &/or Painters	Stan Lloyd Smash Repairs	Rear 156 Parramatta Road, Homebush	within site	
Panel Beaters &/or Painters	Tex Motors	Rear 176 Parramatta Road, Homebush	within site	
Printers - Lithographic	Cooney W A Pty Ltd	189 Parramatta Road, Homebush	within site	
Radio Repairs & Service	Makin G & W	43 Broughton Road, Homebush	within site north	
Railway Construction & Maintenance Equipment	Caddy Pty Ltd	Columbia Lane, Homebush ¹	within site	
Records - Mfrs &/or W'salers	Emi Records Australia	10 Parramatta Road, Homebush	within site north	
Roller Shutter &/or Grille Mfrs &/or W'salers	Phillips J	85 Abbotsford Road, Homebush	within site	
Roller Shutter &/or Grille Mfrs &/or W'salers	Shutter Installations	85 Abbotsford Road, Homebush	within site	
Shock Absorbers	Lovells Springs Pty Ltd	199 Parramatta Road, Homebush	within site north	
Siding	C A I Constructions Pty Ltd	29 The Crescent, Homebush	within site north	
Signwriters	Achman K	50 Burlington Road, Homebush	within site north	
Soft Drink Mfrs &/or Distributors	Associated Home Delivery Pty Ltd	21 Underwood Road, Homebush	within site north	
Soft Drink Mfrs &/or Distributors	Crystal Drinks	21 Underwood Road, Homebush	within site north	
Soft Drink Mfrs &/or Distributors	Sharpe's	21 Underwood Road, Homebush	within site north	
Soft Drink Mfrs &/or Distributors	Swing Soft Drinks	Wentworth Road, Homebush ¹	within site	
Spring Mfrs &/or W'salers	Lovells Springs Pty Ltd	199 Parramatta Road, Homebush	within site north	
Spring Mfrs &/or W'salers	Pioneer Spring Co	23 George St., Homebush	within site north	
Swimming Pool Equipment & Chemicals	A R C Engineering Pty Ltd	19 George St., Homebush	within site north	
Swimming Pool Equipment & Chemicals	Dura Pools (Sales) Pty Ltd	155 Parramatta Road, Homebush	within site	
Swimming Pool Equipment & Chemicals	U F I Pools	123 Parramatta Road, Homebush	within site	
Swimming Pool Equipment & Chemicals	United Fibreglass Industries Pty Ltd	123 Parramatta Road, Homebush	within site	
Tallow Merchants	Bush A J & Sons (Manufacturers) Pty Ltd	45 Parramatta Road, Homebush	within site north	
Tobacco Mfrs &/or W'salers	Philip Morris Ltd	11 Underwood Road, Homebush	within site north	
Tobacco Mfrs &/or W'salers	Ritmeester Cigars (Philip Morris Ltd)	11 Underwood Road, Homebush	within site north	
Tobacco Mfrs &/or W'salers	Willem II Cigars (Philip Morris Ltd)	11 Underwood Road, Homebush	within site north	
Tools	Colliertools (Aust) Pty Ltd	185 Parramatta Road, Homebush	within site north	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Tools	Trojan Pty Ltd	23 George St., Homebush	within site north	
Towbars & Accessories	Accessory World	136 Parramatta Road, Homebush	within site	
Toys - Mfrs	Child Chatter Toys	90 Parramatta Road, Homebush	within site north	
Truck Equipment	D & P Gilbert Truck Sales	230 Parramatta Road, Homebush	~20m west	
Truck Rental	Budget Truck Rentals	20 Parramatta Road , Homebush	within site	
Truck Rental	Budget Truck Rentals	20 Parramatta Road (Rental Office), Homebush	within site	
Truck Rental	John Terry Motor Home Centre Sales & Rentals	Cnr. Hillcrest St. & Parramatta Road, Homebush ¹	within site	
Trucks - Used	K-Bek Motors Pty Ltd	154 Parramatta Road, Homebush	within site	
Trucks - Used	Barrett Motors Pty Ltd	18 Kanoona Avenue, Homebush	within site	
Trucks - Used	Dornans Truck Centre Pty Ltd	240 Parramatta Road, Homebush	40.27	west
Trucks - Used	Gilbert & Roach Pty Ltd	244 Parramatta Road, Homebush	40.27	west
Trucks - Used	Gilbert D & P Truck Sales	230 Parramatta Road, Homebush	~20m west	
Trucks - Used	John Terry Kombi King Sales & Rentals Pty Ltd	Cnr. Hillcrest St. & Parramatta Road, Homebush ¹	within site	
Trucks & Buses - New	Bedford Motor Trucks	167 Parramatta Road, Homebush	within site north	
Trucks & Buses - New	Gilbert & Roach Pty Ltd	244 Parramatta Road, Homebush	40.27	west
Washing Machines, Dryers & Ironers - Service &/or Parts	Hoover (David Jones Ltd)	283 Underwood Road, Homebush	within site north	
Windows - Metal - Mfrs &/or W'salers	Security Aluminium Windows	40 Parramatta Road, Homebush	within site north	
Wire Mfrs &/or W'salers	Manufacturers Supplies	21 George St., Homebush	within site north	
Wire Straighteners &/or Cutters	Manufacturers Supplies	21 George St., Homebush	within site north	
Wire Workers & Weavers	A R C Engineering Pty Ltd	19 George St., Homebush	within site north	
Wire Workers & Weavers	Manufacturers Supplies	21 George St., Homebush	within site north	
Wire Workers & Weavers	Weldmesh Products	19 George St., Homebush	within site north	

1. Some addresses do not contain specific street numbers. Records identified as being in the surrounding area have been added for information.

2. Address no longer exists

2.27 HISTORICAL COMMERCIAL & TRADE DIRECTORY DATA 1990 (100m buffer)

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Abattoirs	Homebush Abattoir Corporation	, Homebush		
Abattoirs	Homebush Export Meat Co Pty Ltd	Mutton Lane, Homebush ²		
Abattoirs	Johnston DR Pty Ltd	1 Barners Road, Homebush ²		

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Abattoirs	Lyme H J & Co Pty Ltd	Meat Hall, Homebush ¹		
Abattoirs	Partridge & Harvey Pty Ltd	Saleyards, Homebush ¹		
Abattoirs	Scone Abattoir Pty Ltd- Homebush Abattoir Depot	, Homebush		
Auto Electrical Services	Ziggy Auto Electrician	177 Parramatta Road, Flemington	52.63	west
Auto Electrical Services	Gabko Auto Electrics Pty Ltd	172 Parramatta Road, Homebush	within site	
Brake & or Clutch Equipment Mfrs &/or W'salers	JBL Hi-Tech Brakes	86 Parramatta Road, Homebush	within site	
Brake &/or Clutch Lining Mfrs &/or W'salers	Better Brakes	4 Parramatta Road	34.13	south- east
Brake &/or Clutch Lining Mfrs &/or W'salers		4 Parramatta Road	34.13	south- east
Brake &/or Clutch Service		4 Parramatta Road	34.13	south- east
Bricks	Statebricks	Underwood Road, Homebush ¹	within site	
Car &/or Minibus Rental	Budget Rent a Car	20 Parramatta Road, Homebush	within site	
Car &/or Minibus Rental	Camper Rentals John Terry Sales & Rentals	Cnr Hillcrest Street & Parramatta Road, Homebush ¹	within site	
Car &/or Minibus Rental	Motor Home Rentals John Terry Sales & Rentals	Cnr Hillcrest Street & Parramatta Road, Homebush ¹	within site	
Caravans & Campervans For Hire	Swiss-AM-Motors	211 Parramatta Road (Cnr. George), Homebush	within site	
Caravans & Campervans For Hire	John Terry Rent-A- Camper	Cnr Hillcrest Street & Parramatta Road, Homebush ¹	within site	
Caravans & Campervans For Hire	Rent-A-Camper John Terry	Cnr Hillcrest Street & Parramatta Road, Homebush ¹	within site	
Caravans & Campervans For Hire	Swiss-AM-Motors	211 Parramatta Road (Cnr. George), Homebush	within site	
Carriers - Heavy	Maloney & Son	NBlk Sydney Markets, Flemington	71.21	west
Carriers - Heavy	Pony Express (Holdings) Pty Ltd	GBldg Sydney Markets, Flemington	71.21	west
Carriers - Heavy	Intercentre Transport	26 George, Homebush	within site	
Carriers - Heavy	Szigmund E	150 George, Homebush	within site	
Carriers - Heavy	Coalfields Couriers	Rear 3 Underwood Road, Homebush	within site	
Carriers - Heavy	Intercentre Transport	26 George , Homebush	within site north	
Carriers - Heavy	Santarosa G & E Pty Ltd	12 Parramatta Road, Homebush	within site	
Carriers - Heavy	Szigmund E	150 George, Homebush	within site	
Carriers-Light	Rossfreight	159 Parramatta Road, Homebush	within site	
Carriers-Light	Omega Computer Transport All Hi-Tech Transport	3 Underwood Road, Homebush	within site	
Carriers-Light	Rossfreight	159 Parramatta Road, Homebush	within site	
Carriers-Light	Vella Transport Pty Ltd	3 Underwood Road, Homebush	within site	
Carriers-Light	Bankstown Transport Services	2a Napier	within site	
Chemical Suppliers	Parkesinclair Chemicals (Aust) Pty Ltd	39 Queen Street	within site	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Chemicals - Industrial - Mfrs &/or W'salers	Abbey Chemical Agencies Pty Ltd	81 Queen Street	within site	
Cheque Printing & Encoding	Cook & Heathcoate Printers	9 Underwood Road, Homebush	within site	
Fibreglass Fabricators	Composites Inst Of Aust	98 Parramatta Road, Homebush	within site	
Fire Protection Equipment & Consultants	O'Donnel Griffin	184 George, Concord West	within site	
Fire Protection Equipment & Consultants	Architectural Fire Research Associates	78 Parramatta Road, Homebush	within site	
Fire Protection Equipment & Consultants	Simplex International Time Equipment Pty Ltd	187a Parramatta Road, Homebush	within site	
Fire Protection Equipment & Consultants	Simpson John	78 Parramatta Road, Homebush	within site	
Grain & Produce - W'sale	Doust & Rabbidge Pty Ltd	Cnr Concord Avenue & King Street, Concord West	within site	
Grain & Produce - W'sale	A.B.T. Pty Ltd	BBk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Anthony G & Sons	CBk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Apollo Fruit Supply Co	CBk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Australian Fruit Distributors Pty Ltd	64a Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	B.P.B. & Co	Stand 210 Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Banana Growers Fedn Co-op Ltd	MFCA Building Sydney Markets, Flemington	53.47	west
Grain & Produce - W'sale	Billco	BBk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Bromley Bros	CBk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Bromley W E	ABk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Bryan Les J	Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Cave R & Son	ABk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Choy Bros	CBk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Clarke Robert G Pty Ltd	ABk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Combined Produce	CBk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Cooke E F Pty Ltd	ABk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Country Fruit Traders Pty Ltd	BBk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Cremona Bros	CBk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Dalray Produce Merchants	Blk B Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Duffy Bros	Blk RSydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Exotic Fruits	A Blk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Express Fruit Service	A Blk Sydney Markets, Flemington	71.21	west

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Grain & Produce - W'sale	Fong Gordon Pty Ltd	CBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Four Seasons Produce Pty Ltd	A Blk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Fresh Fruit & Vegetable Industries Sales Promotion Office	Blk CSydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Geros George Produce	ABlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Ghalloul R K	CBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Gotts G H	B Blk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Green Spot Pty Ltd	Blk B Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Grove & Edgar	Blk A Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	H & O Investments Pty Ltd	C Blk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Hook & Beazley Pty Ltd	CBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Howard F E & Son	ABlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Johns Ralph Pty Ltd	A Blk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Johnston & Tebbutt	CBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Jones Peter	Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Jones R & J	Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Kable Bros Pty Ltd	Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	King Spud Trading Pty Ltd	D Blk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Kings Produce Pty Ltd	Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Kirkwood J W	BBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Leedow A	CBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Lewis C J Pty Ltd	CBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Liverpool Growers Pty Ltd	BBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Long Sidney Pty Ltd	ABlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Lulic Repacking Co Pty Ltd	BBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Lum Yip H & Sons	CBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Mellons Delight	19 Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Moss L R Pty Ltd	BBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Moule D R	DBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Mudle H G	Blk A Sydney Markets, Flemington	71.21	west

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Grain & Produce - W'sale	Nickpack Pty Ltd	Blk A Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Olympic Produce	19 Flemington Markets, Flemington	71.21	west
Grain & Produce - W'sale	Pang A	Blk CSydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Patton Bill Pty Ltd	BBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Paull W J	CBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Rainsford T Pty Ltd	CBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Rogers F.H.G. Pty Ltd	Blk CSydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Scarfoni D	Blk CSydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Scocco C & J	BBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Silk Bros Interstate Traders Pty Ltd	BBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Stassi G & Co	Blk CSydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Sun Harry	B Blk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Toner L J	ABlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Tristate Produce Merchants	Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Tucker John & Sons Pty Ltd	A Blk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	United Fruit Co Pty Ltd	BBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Valos Holdings Pty Ltd	CBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Varacalli D & V	Blk CSydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Walters Les Investments Pty Ltd	EBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Watson Bros (Produce) Pty Ltd	ABlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Brian J Leigh Pty Ltd	8 Blk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Wong J G & Co	CBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Worrall Produce	Flemington Markets, Flemington	46.72	west
Grain & Produce - W'sale	Yee Arthur Pty Ltd	EBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Yee D	Blk A Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Yep Lum & Co	CBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Yip Lee & Co	BBlk Sydney Markets, Flemington	71.21	west
Grain & Produce - W'sale	Yocksul Bros	EBlk Sydney Markets, Flemington	71.21	west

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Grain & Produce - W'sale	Zappia Bros Pty Ltd	BBlk Sydney Markets, Flemington	71.21	west
Leadlights &/or Repairs	Concord Glass	86 Queen, Concord West	46.02	north-east
Motor Car & Truck Cleaning Services	Doyle M	143 Concord Road, Concord	18.49	east
Motor Car & Truck Cleaning Services	More & More Detailing	Rear 208 Parramatta Road, Homebush	within site	
Motor Car & Truck Cleaning Services	Detailing C & S	236 Parramatta Road, Homebush	46.43	west
Motor Cars - New	Cullen E D Pty Ltd	Cnr Parramatta & Concord Roads, Concord	within site	
Motor Cars - New	E.D. Cullen Pty Ltd	Cnr Parramatta & Concord Roads, Concord	within site	
Motor Cars - New	John Terry Camper King	Cnr. Hillcrest Street & Parramatta Road, Homebush	within site	
Motor Cars - New	Asquith & Johnstone (Sales) Pty Ltd	145 Parramatta Road, Homebush	within site	
Motor Cars - New	Ford Motor Co Of Aust Ltd	6 Parramatta Road, Homebush	within site	
Motor Cars - New	John Terry Camper King	Cnr. Hillcrest Street & Parramatta Road, Homebush	Within site	
Motor Cars - New	Kombi King John Terry Sales & Rentals	Cnr Hillcrest Street & Parramatta Road, Homebush	Within site	
Motor Cars - New	Larke Hoskins Pty Ltd	Cnr Parramatta & Bridge Roads, Homebush	Within site	
Motor Cars - New	Suttons Holden	112 Parramatta Road, Homebush	within site north	
Motor Cars-Used	Howard Don Motors	175 Parramatta Road, Concord	within site	
Motor Cars-Used	Leighcars	175 Parramatta Road, Concord	within site	
Motor Cars-Used	Action Auto Wholesalers	151 Parramatta Road, Homebush	within site	
Motor Cars-Used	Barrett Motors Pty Ltd	18 Kanoona Avenue, Homebush	within site	
Motor Cars-Used	Carcroft Pty Ltd	166 Parramatta Road, Homebush	within site	
Motor Cars-Used	Checkmate Motors	208 Parramatta Road, Homebush	within site	
Motor Cars-Used	John Terry Camper Kings	Cnr. Hillcrest Street & Parramatta Road, Homebush	within site	
Motor Cars-Used	Kharman D Motors	166 Parramatta Road, Homebush	within site	
Motor Cars-Used	Raymond Dyson Auto	217a Parramatta Road (Cnr. George Street), Homebush	within site	
Motor Cars-Used	White Ken & Steve Motors	Cnr Concord & Parramatta Roads	within site	
Motor Cars-Used	Action Auto Wholesalers	151 Parramatta Road, Homebush	within site	
Motor Cars-Used	Aranar Autos Pty Ltd	18 Derowie Avenue, Homebush	within site	
Motor Cars-Used	Asquith & Johnstone Pty Ltd	145 Parramatta Road, Homebush	within site	
Motor Cars-Used	Camcar Centre	160 Parramatta Road, Homebush	within site	
Motor Cars-Used	Carcroft Pty Ltd	166 Parramatta Road, Homebush	within site	
Motor Cars-Used	Chandler A W Used Cars	236 Parramatta Road, Homebush	46.43	west

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Motor Cars-Used	Checkmate Motors	208 Parramatta Road, Homebush	within site north	
Motor Cars-Used	Cini J & C Motors	211 Parramatta Road, Homebush	within site	
Motor Cars-Used	Denis Cribbin Sales	234 Parramatta Road, Homebush	63.84	west
Motor Cars-Used	Grahame Dunn Motors Wholesaler Pty Ltd	139 Parramatta Road, Homebush	within site	
Motor Cars-Used	Homebush Auto Wholesalers	151 Parramatta Road, Homebush	within site	
Motor Cars-Used	Homebush Intersection	154 Parramatta Road, Homebush	within site	
Motor Cars-Used	Homebush Quality Cars	135 Parramatta Road, Homebush	within site	
Motor Cars-Used	Humbird Pty Ltd	160 Parramatta Road , Homebush	within site	
Motor Cars-Used	John Price Cars	200 Parramatta Road, Homebush	within site	
Motor Cars-Used	John Terry Camper Kings	Cnr. Hillcrest Street & Parramatta Road, Homebush	within site	
Motor Cars-Used	K-Bek Motors Pty Ltd	Cnr Parramatta Road & Crane Street, Homebush	within site	
Motor Cars-Used	Kharman D Motors	166 Parramatta Road, Homebush	within site north	
Motor Cars-Used	Larke Hoskans	190 Parramatta Road, Homebush	within site	
Motor Cars-Used	Lhuede Peter Pty Ltd	226 Parramatta Road , Homebush	25	west
Motor Cars-Used	Lorack Motors Pty Ltd	200 Parramatta Road, Homebush	within site	
Motor Cars-Used	Malibu Motors	86 Wentworth Road, Homebush	within site north	
Motor Cars-Used	Maypow Motors Pty Ltd	206 Parramatta Road, Homebush	within site	
Motor Cars-Used	Morgan Rielly Car Co	24 Hillcrest, Homebush	within site	
Motor Cars-Used	Nikos Auto Centre	131a Parramatta Road, Homebush	within site	
Motor Cars-Used	Raymond Dyson Auto	217a Parramatta Road (Cnr. George Street), Homebush	within site north	
Motor Cars-Used	S G Autos	15 Parramatta Road, Homebush	within site	
Motor Cars-Used	Smith Ray Motors	135 Parramatta Road, Homebush	within site	
Motor Cars-Used	Steven's Auto Centre	162 Parramatta Road, Homebush	within site	
Motor Cars-Used	Sunny Autos	129 Parramatta Road, Homebush	within site north	
Motor Cars-Used	Terry John Kombi King Sales & Rentals	Cnr Hillcrest Street & Parramatta Road, Homebush	within site	
Motor Cars-Used	Utility King The	131 Parramatta Road, Homebush	within site	
Motor Cars-Used	Vivienne's Motors	18 Derowie Avenue, Homebush	within site	
Motor Cars-Used	Wheels For The Worker	151a Parramatta Road, Homebush	within site	
Motor Cars-Used	Wright Cars	135 Parramatta Road, Homebush	within site	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Motor Engineers & Repairers	Mercedes-Benz McCallum Motors	Corner of Parramatta Road & Franklyn Street, Concord	89.57	south-east
Motor Engineers & Repairers	Javier Auto Repairs	177 Parramatta Road, Flemington	52.63	west
Motor Engineers & Repairers	Waiden R G & C A Automotive Repairs Workshop	No 1 Sydney Markets, Flemington	71.21	west
Motor Engineers & Repairers	Bebco Automotive Services Pty Ltd	146 Parramatta Road, Homebush	within site	
Motor Engineers & Repairers	Brooker R & J Pty Ltd	194 Parramatta Road, Homebush	within site	
Motor Engineers & Repairers	Cur-Mac Auto Repairs	3 Crane Street, Homebush	within site	
Motor Engineers & Repairers	Hallworth Peter Motors	15 The Crescent, Homebush	within site	
Motor Engineers & Repairers	Hallworths Motors	15 The Crescent, Homebush	within site	
Motor Engineers & Repairers	Homebush Auto Repairs	93 Wentworth Road, Homebush	within site north	
Motor Engineers & Repairers	Jens Mechanical Repairs	176 Parramatta Road, Homebush	within site	
Motor Engineers & Repairers	Westside Locksmiths	Corner of Burlington Road & Rochester Street, Homebush	within site	
Motor Engineers & Repairers	Master Service	14 Parramatta Road	within site	
Motor Engineers & Repairers	Bebco Automotive Services Pty Ltd	146 Parramatta Road, Homebush	within site	
Motor Engineers & Repairers	Fleetserve Pty Ltd	6 Bedford Road, Homebush	10.43	west
Motor Engineers & Repairers	McCoy N & J Smash Repairs	154 Parramatta Road, Homebush	within site	
Motor Engineers & Repairers	Suttons Motors Holden	112 Parramatta Road, Homebush	within site	
Motor Service Stations & Garages	Caltex Oil (Australia) Pty Ltd	143 Concord Road, Concord	18.49	east
Motor Service Stations & Garages	Solo Oil Aust Pty Ltd N.S.W	Cnr Parramatta & Bedford Roads, Flemington	10.43	west
Motor Service Stations & Garages	BP Boomerang Service Station	141 Concord Road	37.03	east
Motor Service Stations & Garages	Caltex North Strathfield	143 Concord Road	18.49	east
Motor Service Stations & Garages	BP Australia Ltd	141 Concord Road	37.03	east
Motor Service Stations & Garages	Auto Drive Inn	242 Parramatta Road, Homebush	40.27	west
Motor Service Stations & Garages	BP Australia Ltd	52 Parramatta Road, Homebush	within site	
Motor Service Stations & Garages	BP Burlington Service Station	23 Burlington Road, Homebush	within site	
Motor Service Stations & Garages	Homebush Driveway Service	58 Parramatta Road, Homebush	within site	
Panel Beaters &/or Painters	Singer Smash Repairs	Cnr Chapman & Cooper Streets	within site	
Panel Beaters &/or Painters	A & B Motor Body Repairs	7 Subway Lane, Homebush	within site	
Panel Beaters &/or Painters	All Cars Body Repairs	124 George, Homebush	within site	
Panel Beaters &/or Painters	Batura Holdings	151 Parramatta Road, Homebush	within site	
Panel Beaters &/or Painters	Daiz O Auto Paint	162 Parramatta Road, Homebush	within site	
Panel Beaters &/or Painters	Homebush Panel Beaters	2 Subway Lane, Homebush	within site	
Panel Beaters &/or Painters	Lloyd Stan Smash Repairs	Rear 176 Parramatta Road, Homebush	within site	

Activity	Name	Address ^{1,2}	Distance (m)	Direction
Pest Control	Australian Pest Controllers Asscn Inc The	98 Parramatta Road, Homebush	within site	
Plastics - Products - Mfrs &/or W'salers	Chep Australia	2 Arthur, Lidcombe	36.55	south
Plastics - Products - Mfrs &/or W'salers	Plastics Institute Of Australia Inc	98 Parramatta Road, Homebush	within site	
Printers - General	Chippendale Printing Co Pty Ltd	204 George, Concord	within site	
Printers - General	Flemington Markets Printing	Sydney Markets, Flemington	71.21	west
Printers - General	Allcolor Printing	115 Queen Street	within site	
Printers - General	Cook & Heathcote Printers	9 Underwood Road, Homebush	within site	
Printers - General	Sands John	7 Underwood Road, Homebush	within site	
Printers - General	Selectprint Rapid Printing Service	16 The Crescent, Homebush	within site	
Printers - Lithographic	Cooney W A Pty Ltd	189 Parramatta Road, Homebush	within site	
Recycling - Waste Products	Strathfield Re-Cycling Centre	Powel Street, Homebush ¹	within site	
Spray Painting & Surface Coating	Gonzo Spray Painting Pty Ltd	136 Parramatta Road, Homebush	within site	
Spray Painting & Surface Coating	R Radeski Spray Painting	2 George, Homebush	within site north	
Spray Painting & Surface Coating	Stan Lloyd Smash Repairs	Rear 176 Parramatta Road, Homebush	within site	
Taxi Truck Services	Omega Computer Transport	3 Underwood Road, Homebush	within site north	
Transformers	Ani Energy Controls	184 George Street, Concord West	within site	
Transformers	Cadwallader Engineering (NSW) Pty Ltd	3 King, Concord West	within site	
Transformers	Circle-C Transformers	3 King, Concord West	within site	
Transport & Forwarding Agents	Omega Parcel Express	3 Underwood Road, Homebush	within site	
Transport & Forwarding Agents	Omega Parcel Express	3 Underwood Road, Homebush	within site north	
Transport Services	Maxicool Pty Ltd	Sydney Markets, Flemington	71.21	west
Transport Services	Dire Straits Transport Consultants	Rear 3 Underwood Road, Homebush	within site	
Transport Services	Greg Maloney Transport	13 Lorraine, Homebush	within site	
Transport Services	Hills Transport Pty Ltd	Rear 3 Underwood Road, Homebush	within site	
Transport Services	Omega Computer Transport	3 Underwood Road, Homebush	within site	
Transport Services	Riteway Express Pty Ltd	159 Parramatta Road, Homebush	within site	
Transport Services	Vella Transport Pty Ltd	3-5 Underwood Road, Homebush	within site	

1. Some addresses do not contain specific street numbers. Records identified as being in the surrounding area have been added for information.

2. Address no longer exists

Glossary

AVIATION RESCUE FIRE FIGHTING FACILITIES (ARFF); LIQUID FUEL & AVIATION FUEL DEPOTS/TERMINALS; POWER STATIONS; TELEPHONE EXCHANGES & WASTEWATER TREATMENT FACILITIES

These facilities may be associated with the use, storage, treatment and disposal of a range of chemicals and products such as PFAS (Per- and poly-fluoroalkyl substances), solvents, petroleum products, asbestos, PCBs (polychlorinated biphenyls) and others.

BUSHFIRE PRONE LAND

This data may assist environmental consultants, developers and others understand whether any bushfire risk is present in the area that may require specific management and/or restrict site investigations and development works.

COAL SEAM GAS, PETROLEUM WELLS AND BOREHOLES

This data may assist environmental consultants during investigations as to previous resource exploration with an area, resources present (i.e. coal, gas and petroleum), lithological data and potential for environmental contamination.

DEPARTMENT OF DEFENCE UNEXPLODED ORDNANCE (UXO) SITES

UXO is any sort of military ammunition or explosive ordnance which has failed to function as intended. It includes a range of ammunition used by the Navy, Army and Air Force; and many other types of ammunition and explosives including training munitions. UXO contamination has arisen mainly as a result of military training activities, since European settlement. In the past large numbers of ranges and training areas were approved for use in many areas of Australia. As a result, there are now a number of sites around Australia which are affected by UXO. For more information see www.defence.gov.au/UXO

DERELICT MINES AND QUARRIES

Outstanding legacy issues surrounding derelict mines and quarries have the potential to cause safety and environmental impacts and may also be an indicator of the presence of unregulated landfill.

DRY CLEANERS (CURRENT)

Dry cleaners often use or have used hazardous and flammable chemicals in their operations. Incorrect storage and disposal of these chemicals may result in fire/explosion risks or contamination of soil and groundwater or result in human health risks.

GROUNDWATER EXCLUSION ZONES

Groundwater exclusion zones are present in certain areas where aquifers are known to be contaminated or where past activities may have affected groundwater quality. Restrictions on the use of groundwater in those areas are in place and differ between the various management/exclusion zones.

HERITAGE – FEDERAL, STATE AND LOCAL

This data may assist environmental consultants, developers and others understand whether any heritage items are present on the site that may require specific management and/or restrict site investigations and development works.

HISTORICAL COMMERCIAL & TRADE DIRECTORY DATABASE (1932, 1940, 1950, 1960, 1970; 1974, 1980 and 1990)

An LI Resources proprietary database of historical potentially contaminating activities previously listed as having been undertaken on the property or surrounding area. Activities have been catalogued based on 'low to high risk activities' either known to cause potential contamination risk (based on Managing Land Contamination Planning Guidelines, SEPP 55 remediation of land, 1998) or to assist in guidance for sampling and remediation programs by environmental consultants.

HISTORICAL (LEGACY) LANDFILLS

An LI Resources proprietary dataset containing the location of former legacy landfills. Legacy landfills are widely present across the country, with many locations unknown. Most of these landfills were created prior to current environmental guidelines (i.e. remain unlined and uncapped) resulting in the potential for leaching of hazardous substances into waterways, production of odours, migration of landfill gas and stability issues.

HYDROGEOLOGY

This data includes information for environmental consultants on aquifer properties, the presence of wetlands and groundwater monitoring bores. This information can assist in the understanding of contaminant pathways and receptors.

Groundwater monitoring bores are primarily needed to assess changes to water table levels, groundwater quality and to assess groundwater flow direction. Impacts on groundwater result from contaminated water movement, leaching of surface pollutants caused by rainfall or irrigation water percolation, leakage of stored matter or the disposal of wastes. The presence of a monitoring bore may indicate that a site has been or is being investigated.

LICENSING UNDER THE POEO ACT 1997

The POEO public register includes a range of specified information on environment protection licences issued under the POEO Act to regulate air, noise, water and waste pollution and impacts. The licences and notices provide information on the type of industrial activities undertaken in an area and if any clean-up and preventative action notices have been issued under that licence.

MILITARY FACILITIES

Military practices at certain facilities may cause potential contamination through the use of chemicals ranging from cleaning solvents and paints to ammunition, explosives and firefighting foam. These chemicals can cause human and ecological health risks.

NATURALLY OCCURRING ASBESTOS

Asbestos is found as a naturally occurring mineral in many areas of regional NSW and may occur in veins within rock formations. Naturally occurring asbestos is generally found when building roads, working on construction sites and undertaking excavation activities. This data provides information on the areas identified with a low to high probability of naturally occurring.

NPI INDUSTRIAL FACILITIES

Industrial facilities that trigger a defined threshold(s) for the emission of pollutants identified in the National Pollution Inventory (NPI), must estimate and report their emissions. The pollutants identified under the NPI are those that are known to have possible effects on human health and the environment.

NSW EPA CONTAMINATED LAND RECORD OF NOTICES ISSUED UNDER THE CLM Act 1997

The EPA is required by law to maintain a record of notices relating to contaminated land, including notices declaring land to be 'Significantly Contaminated Land' under the Contaminated Land Management Act 1997. The EPA record of notices provides information on all sites that have been declared significantly contaminated.

NSW EPA FORMER GASWORKS SITES

Former gasworks often leave a legacy of soil and groundwater contamination. The major contaminants in these instances include tars, oils, hydrocarbon sludges, spent oxide wastes, ash and ammoniacal recovery wastes. Some of these contaminants are carcinogenic to humans and toxic to aquatic ecosystems and therefore may pose a risk to human health and the environment.

NSW EPA FORMER URANIUM PROCESSING SITE AT HUNTERS HILL

In 2008 a Parliamentary Inquiry held into the former uranium processing site at Hunters Hill, Sydney, found radiation levels were too low to require site remediation. During the investigation it became evident that there were two separate causes of gamma radiation in the vicinity of Nelson Parade (7-9 Nelson Parade – former uranium processing plant and Kelly's Bush – former tin smelter). The investigations found that levels of radiation on properties surrounding 7-9 Nelson Parade, at Kelly's Bush and in nearby areas of Hunters Hill were below relevant national and international guidelines for the protection of health and therefore remediation was not warranted. Further information can be found at www.epa.nsw.gov.au

NSW EPA JAMES HARDIE ASBESTOS WASTE CONTAMINATION LEGACY

During the 1960s and 70s, bulk asbestos waste associated with manufacturing and waste disposal by the former James Hardie Industries was delivered as fill to areas targeted because of their low-lying geography. Between December 2007 and February 2008, the Department of Environment Climate Change and Water conducted site inspections of those disposal sites. None of the inspected sites were found to be a significant risk to human health or

the environment, provided the sites remained sealed or undisturbed. Further information can be found at www.epa.nsw.gov.au

NSW EPA SITES NOTIFIED AS CONTAMINATED TO THE NSW EPA

The EPA maintains a record of all sites notified to it by owners or occupiers of sites believed to be significantly contaminated.

NSW EPA PFAS INVESTIGATION PROGRAM

The NSW EPA is investigating particular sites to better understand the extent of PFAS use and contamination in NSW. PFAS are a group of chemicals that include perfluorooctane sulfonate (PFOS) and perfluorooctanoic acid (PFOA).

They have many specialty applications and are widely used in a range of products in Australia and internationally. PFAS are an emerging contaminant, which means that their ecological and/or human health effects are unclear. Further information can be found at www.epa.nsw.gov.au

PARRAMATTA RIVER CATCHMENT LAND USE AREAS

An LI Resources proprietary dataset containing land use changes around the Parramatta River catchment area. Details include land reclamation areas, loss of foreshore and major land use changes (i.e. industrial to residential land). These changes may indicate presence of unregulated landfill and potential contamination associated with former industrial land use.

PUBLIC REGISTER OF PROPERTIES AFFECTED BY LOOSE-FILL ASBESTOS INSULATION

The NSW Government is required to maintain a register of residential properties that contain loose-fill asbestos insulation. This assists members of the wider community to be informed about any risks associated with a specific property and to take any appropriate safety measures. For more information see www.fairtrading.nsw.gov.au

SENSITIVE RECEPTORS

This data may assist environmental consultants during investigations as to the location and proximity of any sensitive receptors in the area, such as aged care, child care, community and religious facilities; sports grounds; national and state parks etc.

STATE ENVIRONMENTAL PLANNING POLICY 14, 26 AND 71

SEPP 14 (COASTAL WETLANDS), 26 (LITTORAL RAINFORESTS) AND 71 (COASTAL PROTECTION)

The proximity of SEPP 14, 26 and 71 protection zones may limit certain development and remediation works.

SOIL LANDSCAPE AND GEOLOGY

This data may assist environmental consultants during investigations as to the physical site properties that could govern potential contaminant retention or migration.

SERVICE STATIONS (CURRENT)

Service stations may contain leaking tanks which can result in petroleum products migrating into, and contaminating, the soil or groundwater or other pathways to human and biological contact.

UNDERGROUND PETROLEUM STORAGE SYSTEMS (UPSS) ENVIRONMENTALLY SENSITIVE ZONES

UPSS environmentally sensitive zones represent a conservative assessment of areas likely to be vulnerable to contamination from leaking UPSS. This information can assist environmental consultants on the risk a UPSS site poses to a recognised environmentally sensitive receptor.

WASTE MANAGEMENT FACILITIES

A waste facility is a premises used for the storage, treatment, processing, sorting or disposal of waste. These include landfills, waste transfer stations and waste reprocessing facilities. Waste facilities emit regulated substances to air and water, such as methane gas, and can produce odours, dust and noise.



**LAND INSIGHT
& RESOURCES**

A 2212/4 Daydream Street, Warriewood NSW 2102
T 02 9979 1720
E info@liresources.com.au
W www.liresources.com.au

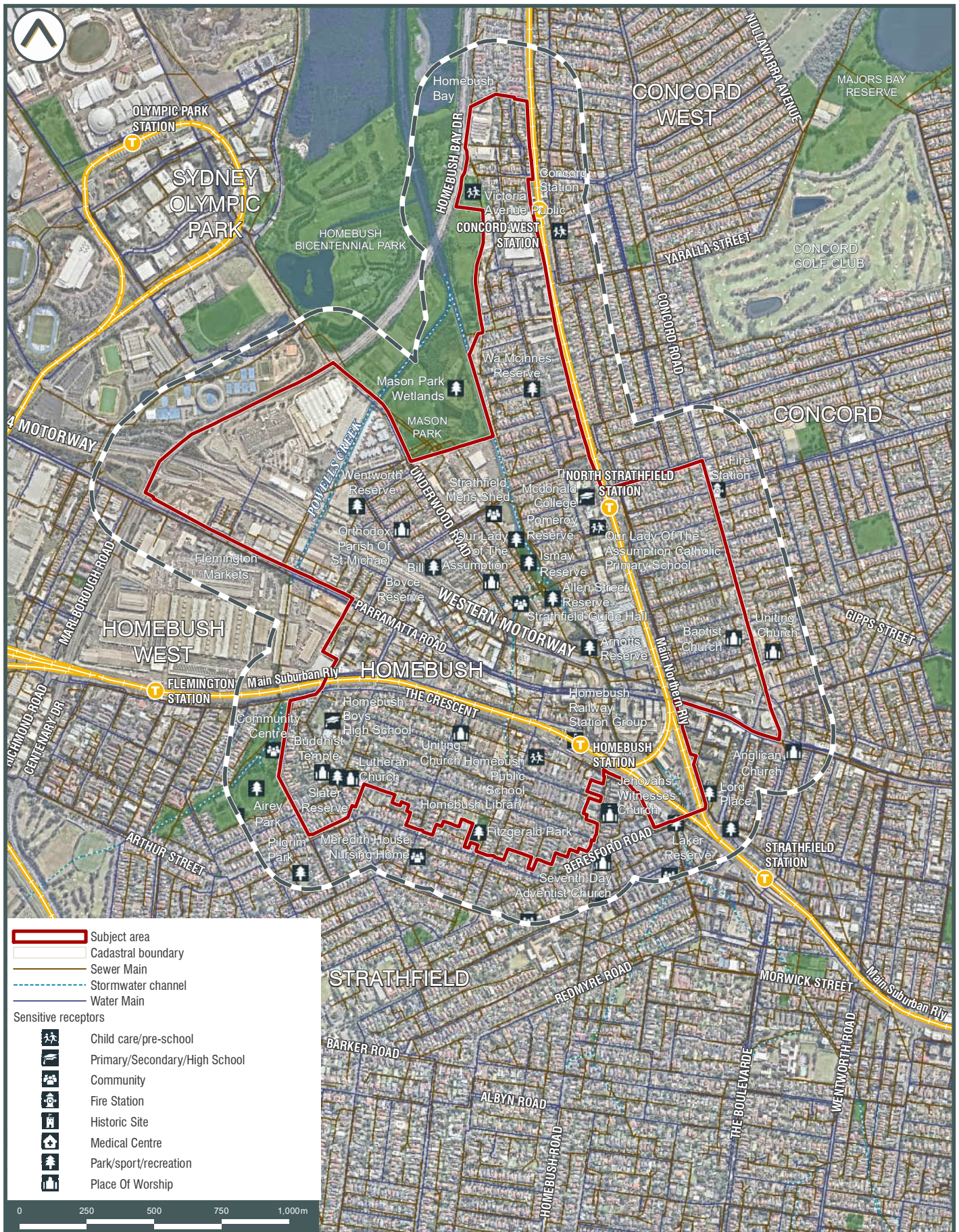


ATTACHMENT A

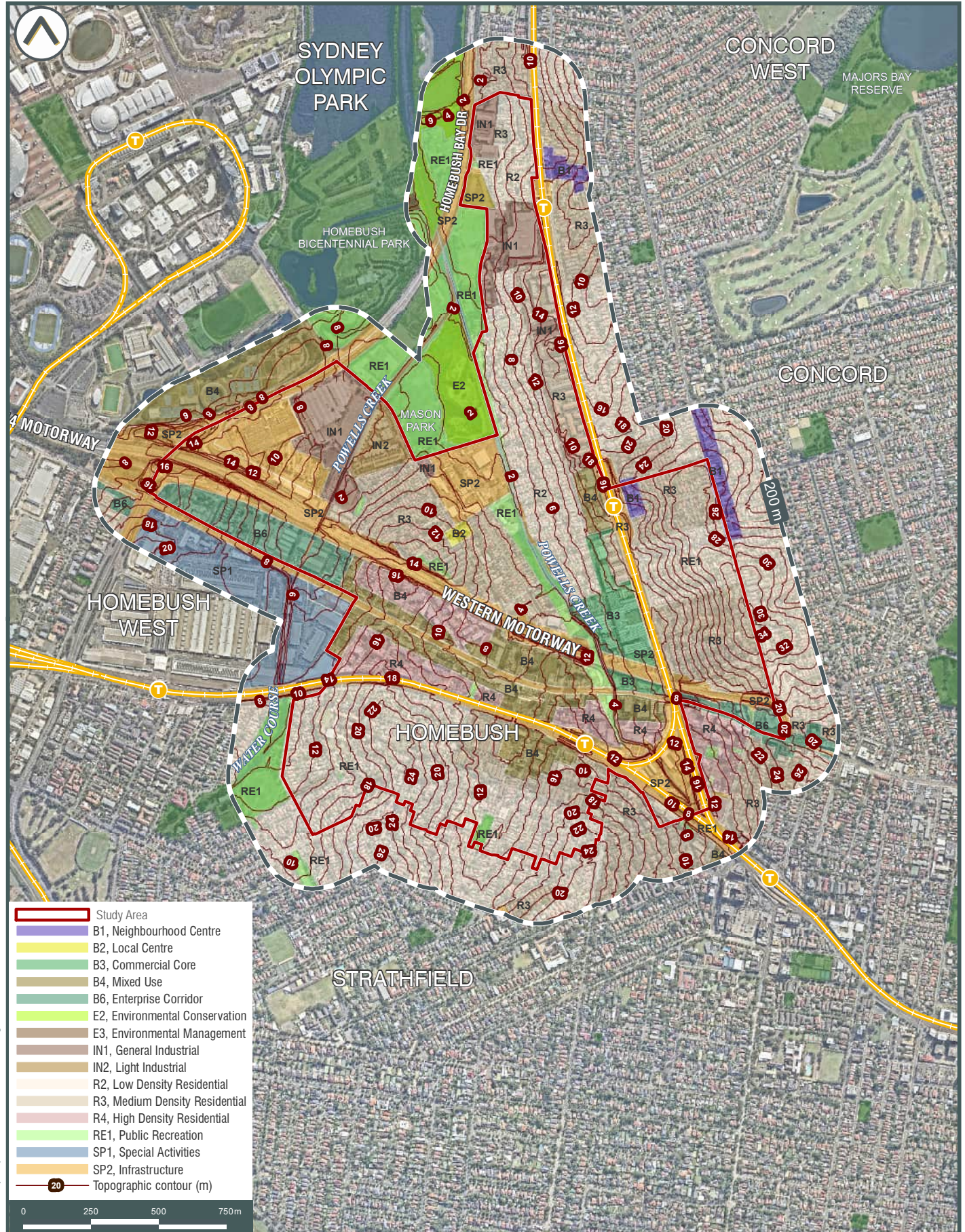
Report Maps







SUBJECT AREA AND SENSITIVE RECEPTORS

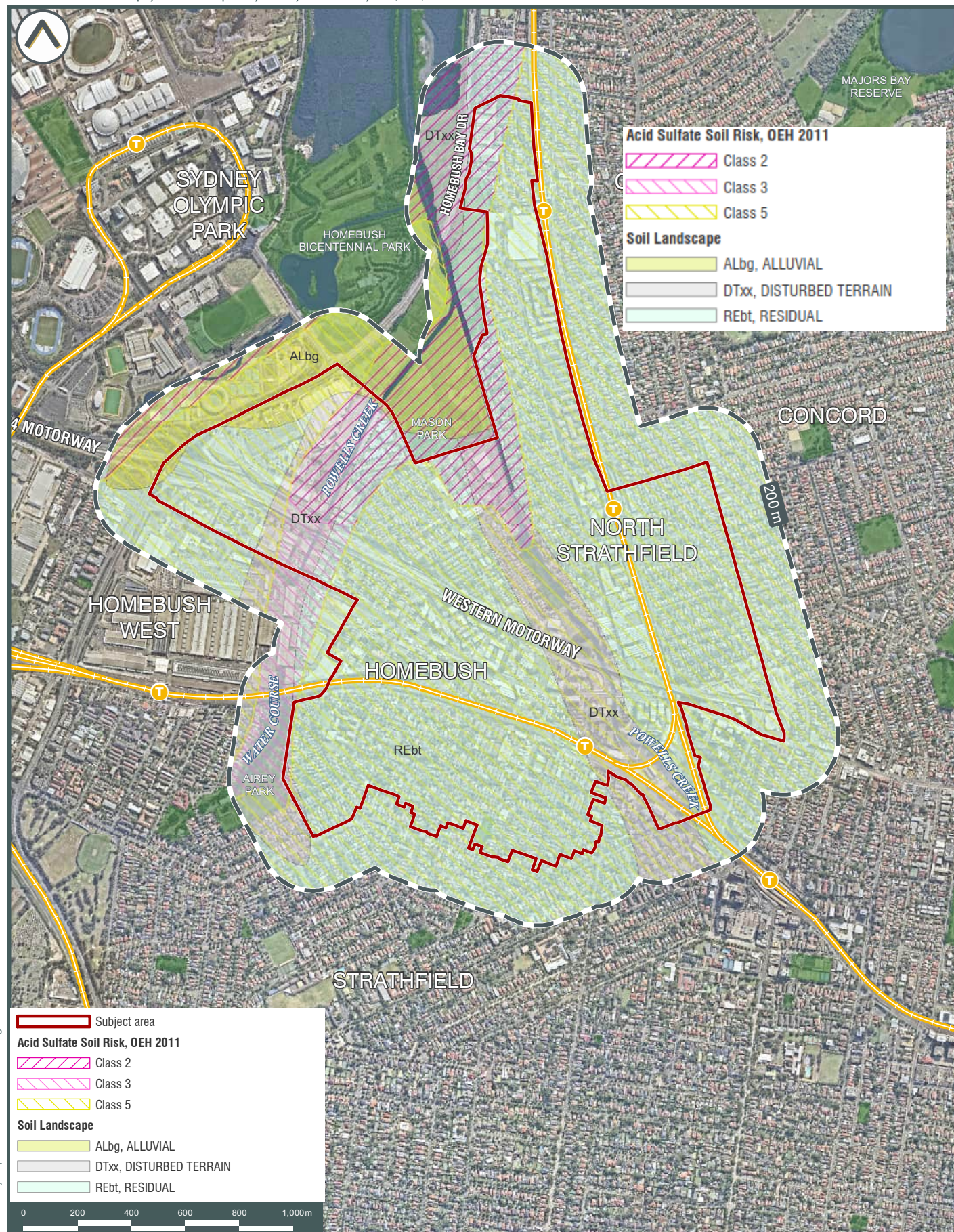


ZONING AND TOPOGRAPHY



MAP 2





SOIL LANDSCAPES AND OEH 2011 ACID SULFATE SOIL RISK



GEOLOGY



MAP 4

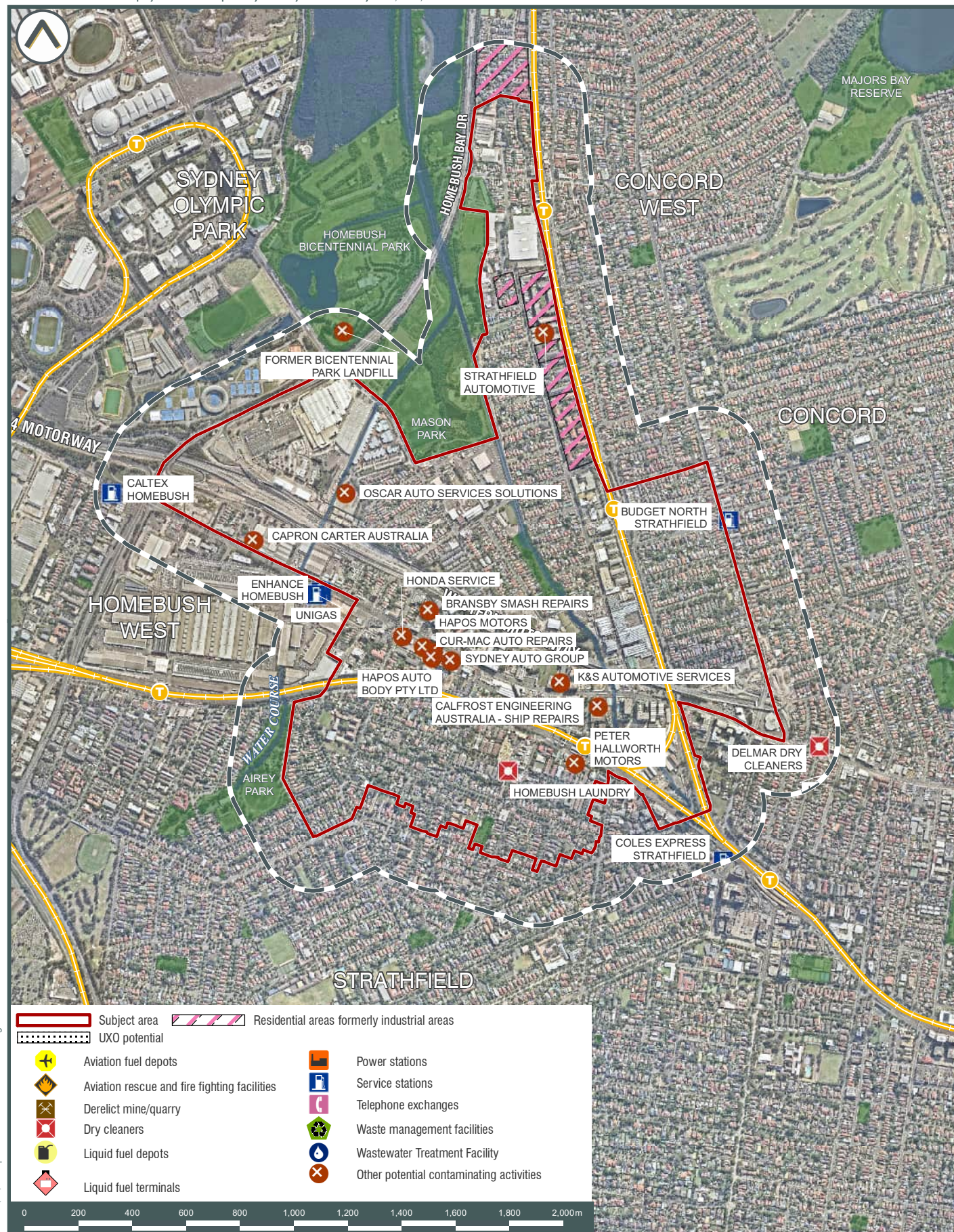




HYDROGEOLOGY, GROUNDWATER BORE AND COAL SEAM GAS WELL LOCATIONS



EPA RECORDS, SITES NOTIFIED, FORMER GASWORKS SITES & PFAS INVESTIGATION



POTENTIALLY CONTAMINATING ACTIVITIES



LICENSING UNDER THE POEO ACT 1997 AND NPI FACILITIES



ATTACHMENT B

Historical Imagery







LIR-00192 Aerial Photograph 1930 28 05 2018. Data source: Please refer to 'Digital Data Sources' in the Product Guide

HISTORIC AERIAL PHOTOGRAPH - 1930



MAP 9





LIR-00192 Aerial Photograph 1943 28 05 2018. Data source: Please refer to 'Digital Data Sources' in the Product Guide

HISTORIC AERIAL PHOTOGRAPH - 1943



MAP 10





LIR-00192 Aerial Photograph 1955 20 05 2018. Data source: Please refer to 'Digital Data Sources' in the Product Guide

HISTORIC AERIAL PHOTOGRAPH - 1955



MAP 11



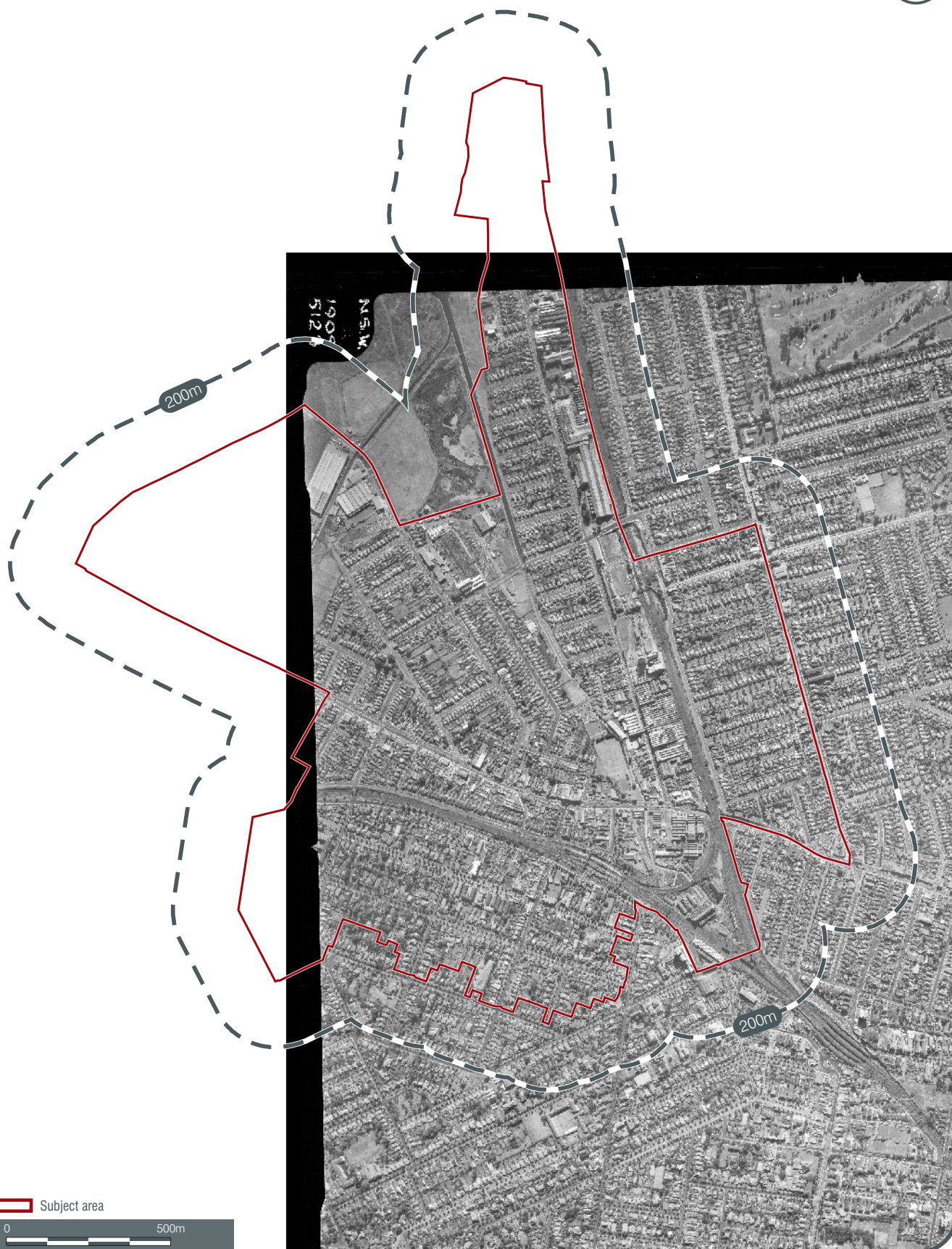


HISTORIC AERIAL PHOTOGRAPH - 1961



MAP 12





 Subject area

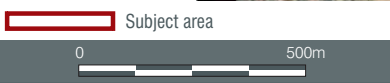
0 500m

HISTORIC AERIAL PHOTOGRAPH - 1970



MAP 13





HISTORIC AERIAL PHOTOGRAPH - 1986



MAP 14





LIR-00192 Aerial Photograph 1994. 20.05.2018. Data source: Please refer to 'Digital Data Sources' in the Product Guide

HISTORIC AERIAL PHOTOGRAPH - 1994



MAP 15





LIR-00192 Aerial Photograph 2009 20 05 2018. Data source: Please refer to 'Digital Data Sources' in the Product Guide

HISTORIC AERIAL PHOTOGRAPH - 2009



MAP 16





LIR-00192 Aerial Photograph 2010 28 05 2018. Data source: Please refer to 'Digital Data Sources' in the Product Guide

HISTORIC AERIAL PHOTOGRAPH - 2010



MAP 17





LIR-00192 Aerial Photograph 2012 20 05 2018. Data source: Please refer to 'Digital Data Sources' in the Product Guide

HISTORIC AERIAL PHOTOGRAPH - 2012



MAP 18





HISTORIC AERIAL PHOTOGRAPH - 2014



MAP 19





LIR-00192 Aerial Photograph 2016 20 05 2018. Data source: 'Digital Data Sources' in the Product Guide

HISTORIC AERIAL PHOTOGRAPH - 2016



MAP 20





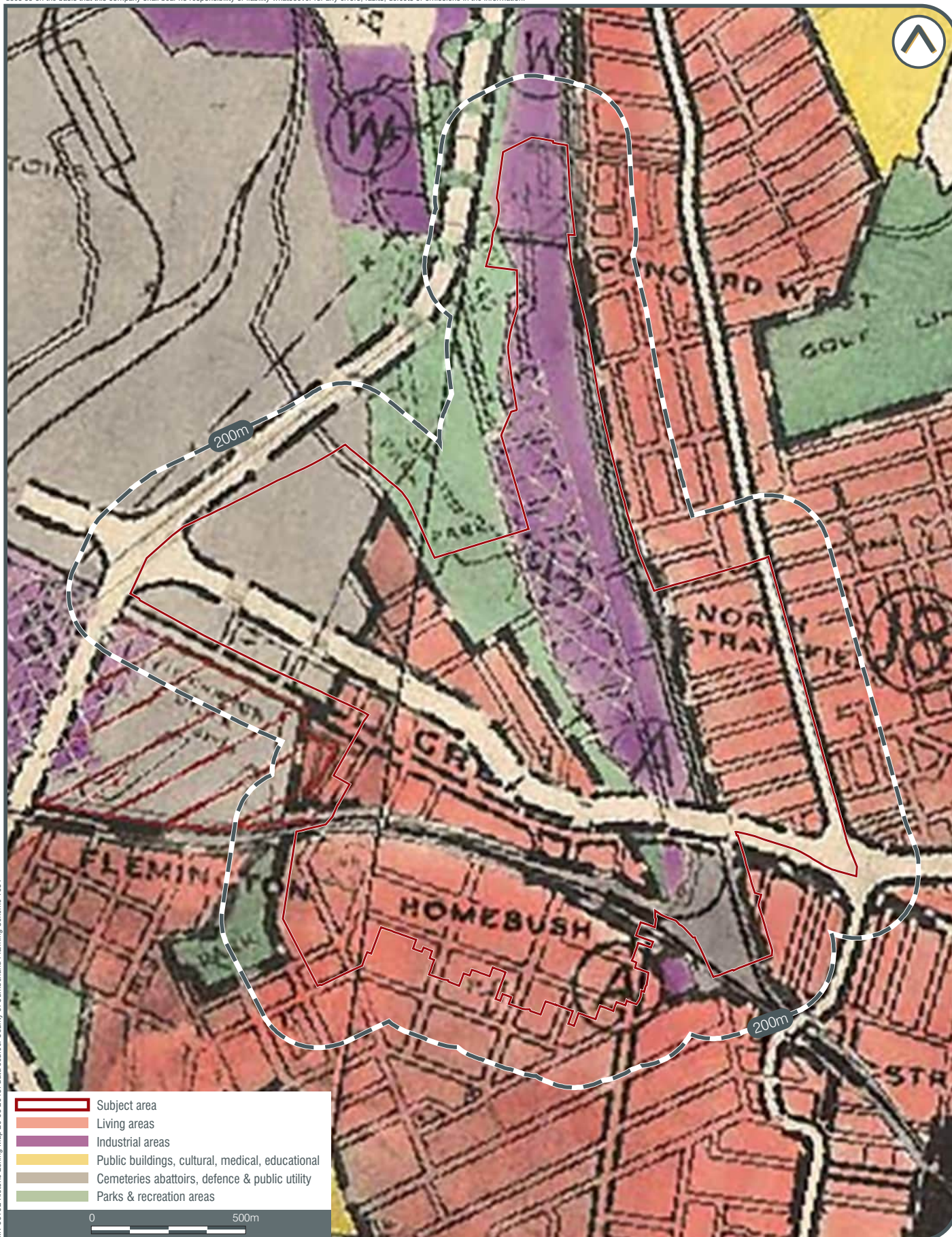
LIR-00192 Aerial Photograph 2017 20 05 2018. Data source: Please refer to 'Digital Data Sources' in the Product Guide

HISTORIC AERIAL PHOTOGRAPH - 2017



MAP 21





LIR-00192 Historic Zoning Map 29 05 2018. Data source: County of Cumberland Planning Scheme 1951

HISTORIC ZONING MAP 1951



MAP 22



Appendix C

Historical titles

Cadastral Records Enquiry Report : Lot B DP 171468

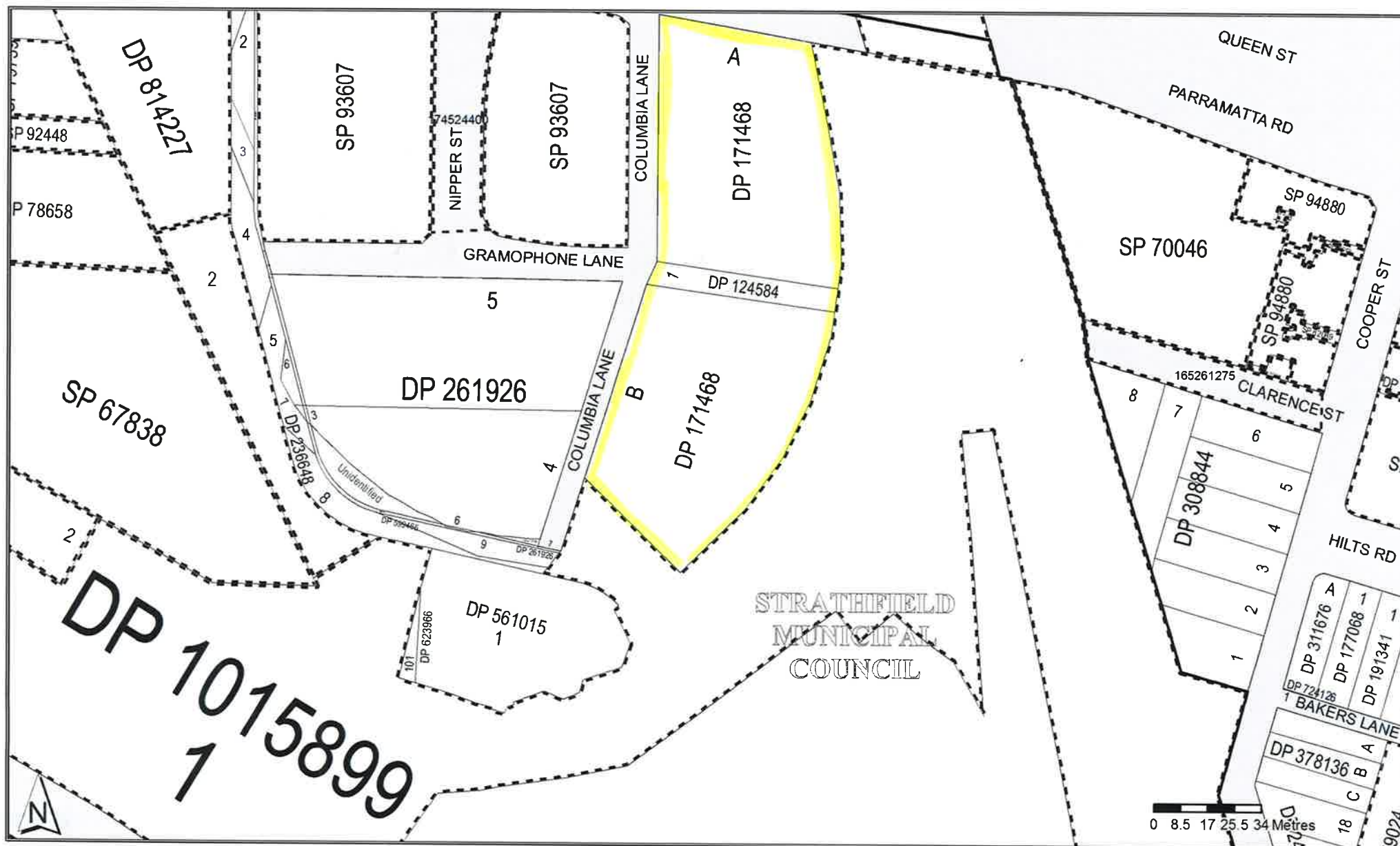
Locality : HOMEBUSH

LGA : STRATHFIELD

Ref : CMapIT

Parish : CONCORD

County : CUMBERLAND





LAND
REGISTRY
SERVICES

Historical Title



NEW SOUTH WALES LAND REGISTRY SERVICES - HISTORICAL SEARCH

SEARCH DATE

6/6/2018 2:30PM

FOLIO: AUTO CONSOL 4550-81

Recorded	Number	Type of Instrument	C.T. Issue
12/8/1993		CONSOL HISTORY RECORD CREATED FOR AUTO CONSOL 4550-81	
PARCELS IN CONSOL ARE: A-B/171468.			
26/4/1994		1/124584 ADDED	
15/8/1994	U529591	TRANSFER	
15/8/1994	U529592	TRANSFER	
15/8/1994	U529593	MORTGAGE	EDITION 1
3/5/1995	0200826	CAVEAT	
7/9/1995	0516603	WITHDRAWAL OF CAVEAT	
7/9/1995	0516604	DISCHARGE OF MORTGAGE	
7/9/1995	0516605	TRANSFER	
7/9/1995	0516606	MORTGAGE	EDITION 2
5/2/2002	8280404	DISCHARGE OF MORTGAGE	
5/2/2002	8280407	MORTGAGE	EDITION 3
6/8/2014	AI624074	MORTGAGE	
6/8/2014	AI624075	VARIATION OF MORTGAGE	
6/8/2014	AI624080	POSTPONEMENT OF MORTGAGE	EDITION 4

*** END OF SEARCH ***

homebush

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Received: 06/06/2018 14:30:08

97-01T



TRANSFER

Real Property Act, 1900



U
529591 V

Office of State Revenue use only

(A) **LAND TRANSFERRED**

Show no more than 20 References to Title.
If appropriate, specify the share transferred.

Folio Identifiers

2/635483, 1/523775, 9/68910, 8/60261, 1/437118,

Auto Console 4550-81 and Folio Identifier 4/261926

(B) **LODGED BY**

OFFICE 2992713 Re: Stat Dec. 8/90

L.T.O. Box

245

Name, Address or DX and Telephone

COMMONWEALTH BANK OF AUSTRALIA

BRANCH LENDING SUPPORT

PHONE: 227-7618 DX 1020

REFERENCE (max. 15 characters): 012993-TE93

(C) **TRANSFEROR**

EMI PROPERTIES PTY. LIMITED

A.C.N. 004 192 438

(D) acknowledges receipt of the consideration of **\$3,000,000.00**

and as regards the land specified above transfers to the Transferee an estate in fee simple

(E) subject to the following **ENCUMBRANCES**

1. 2992713

Stat Dec 8/90

2. 2169048

3. E212702

(F) **TRANSFEE**

T

SOUTHERN CROSS MOWERS PTY. LIMITED

A.C.N. 062 931 775

TENANCY:

(G)

(H) We certify this dealing correct for the purposes of the Real Property Act, 1900.

DATED 19th July 1994

Signed in my presence by the Transferor who is personally known to me

PRUE KITZLER

Signature of Witness

PRUE KITZLER

Name of Witness (BLOCK LETTERS)

Address of Witness



The common Seal of the
Transferor was affixed to
this instrument in the
presence of:

Signature of Transferor

GERALD BONG, Director

Signed in my presence by the Transferee who is personally known to

Signature of Witness

Name of Witness (BLOCK LETTERS)

Address of Witness

R.S.C. Hosie

Signature of Transferee's Solicitor

INSTRUCTIONS FOR FILLING OUT THIS FORM ARE AVAILABLE FROM THE LAND TITLES OFFICE

CHECKED BY (office use only)

Key 201

File with
U 529591

STATUTORY DECLARATION

1. PRUNELLA KITZLER
of 59 MARGARET STREET, PETERSHAM
do hereby solemnly and sincerely declare as follows;

- Company Secretary
1. I am a Director of E.M.I. Properties Pty. Limited
 2. E.M.I. Properties Pty. Limited is the Registered Proprietor of property known as Nos. 2 - 18 Parramatta Road, Homebush.
 3. I declare that Lease No. Z992713 to Entertainment Distributors Company Pty. Limited in respect of the following titles:
Folio Identifiers 9/68910, 8/80281, 1/437118, 2/635483 and 1/623775
expired on 18th March, 1994 and the option for renewal therein was not exercised.

AND I MAKE this declaration conscientiously believing the same to be true and by virtue of the provisions of the Oaths Act, 1900.

SUBSCRIBED AND DECLARED
at Sydney
this 19th day of July
1994. Before me:


Justice of the Peace



Should be 1993

97-01 T



②

TRANSFER

Real Property Act, 1900



U
529592 T

Office of State Revenue use only

10.00

(A) LAND TRANSFERRED

Show no more than 20 References to Title.
If appropriate, specify the share transferred.

Folio Identifiers

2/635483, 1/523775, 9/68910, 8/60261, 1/437118,
Auto Consol 4550-81 and Folio Identifier 4/261926

(B) LODGED BY

L.T.O. Box

Name, Address or DX and Telephone

245

COMMONWEALTH BANK OF AUSTRALIA
BRANCH LENDING SUPPORT
PHONE: 227-7618 DX 1020

REFERENCE (max. 15 characters): 012993-TE93

(C) TRANSFEROR

SOUTHERN CROSS MOWERS PTY. LIMITED A.C.N. 062 931 775

(D) acknowledges receipt of the consideration of \$10.00

and as regards the land specified above transfers to the Transferee an estate in fee simple

(E) subject to the following ENCUMBRANCES 1. 7992713 2. 7169048 3. E212702

(F) TRANSFEE

T

DAVID LHUEDE PTY. LIMITED A.C.N. 001 435 936

(G)

TENANCY:

(H) We certify this dealing correct for the purposes of the Real Property Act, 1900. DATED 19-7-94

Signed in my presence by the Transferor who is personally known to me.

THE COMMON SEAL OF
SOUTHERN CROSS MOWERS PTY LTD
A.C.N. 062 931 775 WAS HERETO
AFFIXED BY AUTHORITY
OF THE BOARD OF DIRECTORS
IN THE PRESENCE OF



Signature of Transferor

Signed in my presence by the Transferee who is personally known to

Signature of Witness

Name of Witness (BLOCK LETTERS)

Address of Witness

R.S.C. Hosie

Signature of Transferee's Solicitor

CHECKED BY (office use only)

INSTRUCTIONS FOR FILLING OUT THIS FORM ARE AVAILABLE FROM THE LAND TITLES OFFICE



FOLIO: AUTO CONSOL 4550-81

SEARCH DATE	TIME	EDITION NO	DATE
6/6/2018	2:30 PM	4	6/8/2014

LAND

LAND DESCRIBED IN SCHEDULE OF PARCELS
LOCAL GOVERNMENT AREA STRATHFIELD
PARISH OF CONCORD COUNTY OF CUMBERLAND
TITLE DIAGRAM SEE SCHEDULE OF PARCELS

FIRST SCHEDULE

KENNARDS SELF STORAGE PTY. LIMITED

(T 0516605)

SECOND SCHEDULE (5 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- 2 LAND EXCLUDES MINERALS IN THE CROWN GRANT OF 17 PERCHES
- 3 8280407 MORTGAGE TO WESTPAC BANKING CORPORATION
AI624075 VARIATION OF MORTGAGE 8280407
- 4 AI624074 MORTGAGE TO NATIONAL AUSTRALIA BANK LIMITED
- 5 AI624080 POSTPONEMENT OF MORTGAGE. PRIORITY NOW AI624074,
8280407

NOTATIONS

UNREGISTERED DEALINGS: NIL

SCHEDULE OF PARCELS

LOT 1 IN DP124584
LOT A IN DP171468
LOT B IN DP171468

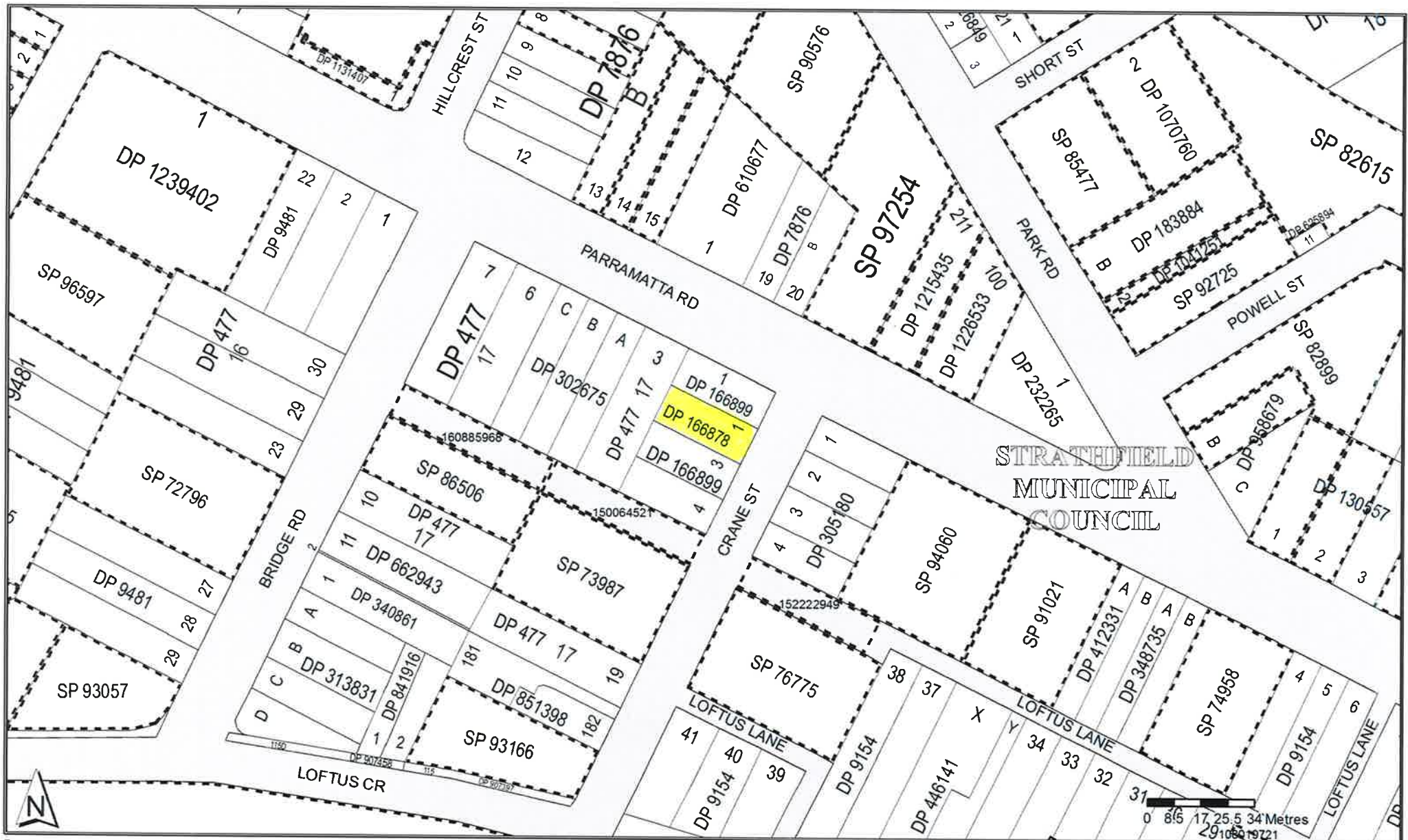
TITLE DIAGRAM

DP124584
DP171468
DP171468.

*** END OF SEARCH ***

homebush

PRINTED ON 6/6/2018



NEW SOUTH WALES

CERTIFICATE OF TITLE
REAL PROPERTY ACT, 1900



13725191

Vol. **13725** Fol. **191**

Appln No 3772

Prior Title Vol. 3067 Fol. 32

EDITION ISSUED

19 10 1978

I certify that the person described in the First Schedule is the registered proprietor of the undermentioned estate in the land within described subject nevertheless to such exceptions encumbrances and interests as are shown in the Second Schedule.



CANCELLED

Registrar General.

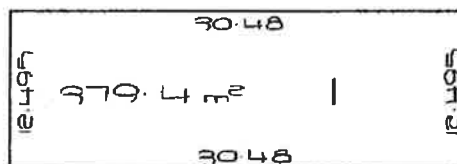


PLAN SHOWING LOCATION OF LAND

SEE AUTO FOLIO

LENGTHS ARE IN METRES

CRANE ST



Q791664

REDUCTION RATIO 1 : 400

ESTATE AND LAND REFERRED TO

Estate in Fee Simple in Lot 1 in Deposited Plan 166878 in the Municipality of Strathfield Parish of Concord and County of Cumberland being part of Portion 199 granted to Edward Powell on 1-1-1810.

FIRST SCHEDULE

ERIC RONALD EWIN of [unclear] Car Dealer.

SECOND SCHEDULE

1. Reservations and conditions, if any, contained in the Crown Grant above referred to.

NOTE: ENTRIES RULED THROUGH AND AUTHENTICATED BY THE SEAL OF THE REGISTRAR GENERAL ARE CANCELLED

X 202173-1e

[illegible]

(Page 2 of 2 pages)

[illegible]

NOTE: ENTRIES RULED THROUGH AND AUTHENTICATED BY THE SEAL OF THE REGISTRAR GENERAL ARE CANCELLED



LAND
REGISTRY
SERVICES

Historical Title



NEW SOUTH WALES LAND REGISTRY SERVICES - HISTORICAL SEARCH

SEARCH DATE

12/6/2018 4:21PM

FOLIO: 1/166878

First Title(s): SEE PRIOR TITLE(S)

Prior Title(s): VOL 13725 FOL 191

<u>Recorded</u>	<u>Number</u>	<u>Type of Instrument</u>	<u>C.T. Issue</u>
21/8/1988		TITLE AUTOMATION PROJECT	LOT RECORDED FOLIO NOT CREATED
25/11/1988		CONVERTED TO COMPUTER FOLIO	FOLIO CREATED CT NOT ISSUED
2/5/1991	Z635835	MORTGAGE	EDITION 1
19/6/2003	9709492	DISCHARGE OF MORTGAGE	
19/6/2003	9709493	MORTGAGE	EDITION 2

*** END OF SEARCH ***

cur mac

PRINTED ON 12/6/2018

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Received: 12/06/2018 16:21:22



LAND
REGISTRY Title Search
SERVICES



NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 1/166878

SEARCH DATE	TIME	EDITION NO	DATE
12/6/2018	4:23 PM	2	19/6/2003

LAND

LOT 1 IN DEPOSITED PLAN 166878
LOCAL GOVERNMENT AREA STRATHFIELD
PARISH OF CONCORD COUNTY OF CUMBERLAND
TITLE DIAGRAM DP166878

FIRST SCHEDULE

GEORGE MACORIG
BRADLEY JAMES CURRELL

AS TENANTS IN COMMON IN EQUAL SHARES

(T X202173)

SECOND SCHEDULE (2 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- 2 9709493 MORTGAGE TO BENDIGO AND ADELAIDE BANK LIMITED

NOTATIONS

NOTE: THE CERTIFICATE OF TITLE FOR THIS FOLIO OF THE REGISTER DOES NOT INCLUDE SECURITY FEATURES INCLUDED ON COMPUTERISED CERTIFICATES OF TITLE ISSUED FROM 4TH JANUARY, 2004. IT IS RECOMMENDED THAT STRINGENT PROCESSES ARE ADOPTED IN VERIFYING THE IDENTITY OF THE PERSON(S) CLAIMING A RIGHT TO DEAL WITH THE LAND COMPRISED IN THIS FOLIO.

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

cur mac

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Cadastral Records Enquiry Report : Lot 2 DP 305180

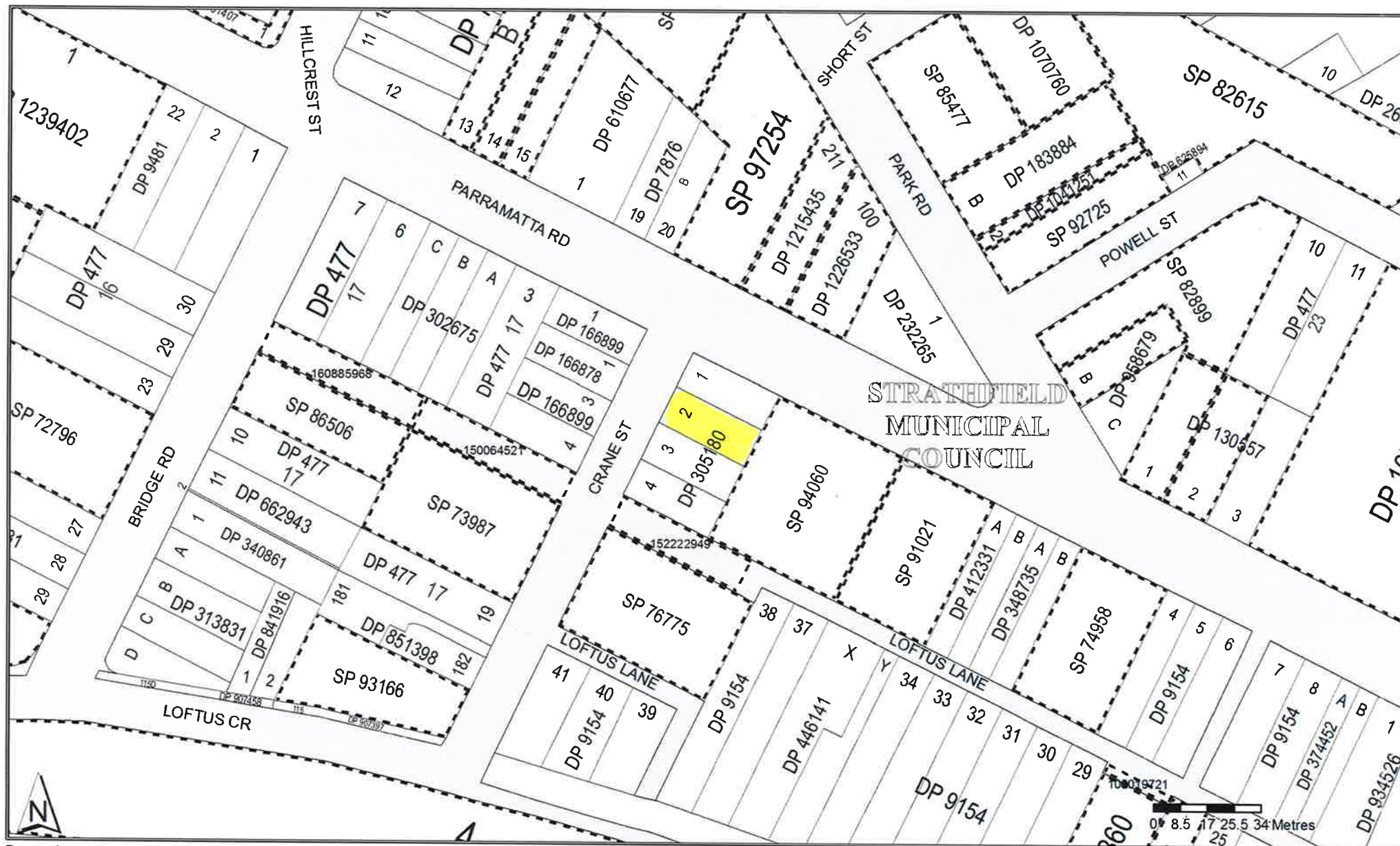
Locality : HOMEBUSH

LGA : STRATHFIELD

Parish : CONCORD

County : CUMBERLAND

Ref : CMapIT



12072038

NEW SOUTH WALES

CERTIFICATE OF TITLE
PROPERTY ACT, 1900



Appln. No. 3772

Prior Title Vol. 3403 Fol. 45

Vol. **12072** Fol. **38**

Edition issued 21-3-1973

N137820



I certify that the person described in the First Schedule is the registered proprietor of the undermentioned estate in the land within described subject nevertheless to such exceptions encumbrances and interests as are shown in the Second Schedule.

CANCELLED

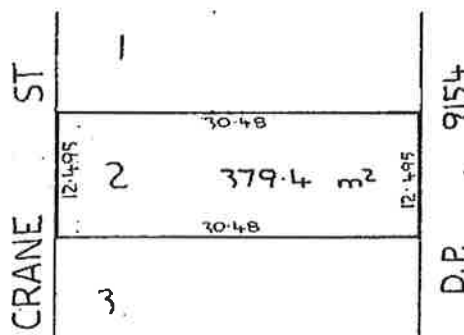
Registrar General.



PLAN SHOWING LOCATION OF LAND

SEE AUTO FOLIO

LENGTHS ARE IN METRES



N137820

REDUCTION RATIO 1:500

ESTATE AND LAND REFERRED TO

Estate in Fee Simple in Lot 2 in Deposited Plan 305180 in the Municipality of Strathfield Parish of Concord and County of Cumberland being part of Portion 199 granted to Edward Powell on 1-1-1810.

FIRST SCHEDULE

NEIL GRAHAM McDONALD of Earlwood, Car Dealer.

SECOND SCHEDULE

- GRY
1. Reservations and conditions, if any, contained in the Crown Grant above referred to.
 2. Mortgage No. M118836 to Associated Securities Limited. Entered 15-1-1974. *Am. Long. N9/998.*
 3. Caveat No. M696482. Entered 2-5-1972. *Withdrawn N9/996*
 4. Caveat No. M966081. Entered 9-11-1972. *Withdrawn N9/997*

Jawatson
Registrar General

WARNING: THIS DOCUMENT MUST NOT BE REMOVED FROM THE LAND TILES OFFICE.

NOTE: ENTRIES RULED THROUGH AND AUTHENTICATED BY THE SEAL OF THE REGISTRAR GENERAL ARE CANCELLED.

REGISTERED PROPRIETOR

REGISTERED PROPRIETOR	INSTRUMENT			ENTERED	Signature of Registrar General
	NATURE	NUMBER	DATE		
John Michael Herald of Concord, Motor Dealer	Transfer	2741-07 N91999	27.11.1977	26.4.1978	John Michael Herald
CANCELLED					
SEE AUTO FOLIO					

INSTRUMENT		
NATURE	NUMBER	DATE

[illegible]

NOTE: ENTRIES RULED THROUGH AND AUTHENTICATED BY THE SEAL OF THE REGISTRAR GENERAL-ARE CANCELLED



LAND
REGISTRY
SERVICES

Historical Title



NEW SOUTH WALES LAND REGISTRY SERVICES - HISTORICAL SEARCH

SEARCH DATE

12/6/2018 4:21PM

FOLIO: 2/305180

First Title(s): SEE PRIOR TITLE(S)

Prior Title(s): VOL 12072 FOL 38

Recorded	Number	Type of Instrument	C.T. Issue
21/8/1988		TITLE AUTOMATION PROJECT	LOT RECORDED FOLIO NOT CREATED
7/11/1988		CONVERTED TO COMPUTER FOLIO	FOLIO CREATED CT NOT ISSUED
16/5/1990	Y996488	MORTGAGE	EDITION 1
21/2/2000	6578791	DISCHARGE OF MORTGAGE	
21/2/2000	6578792	DISCHARGE OF MORTGAGE	
21/2/2000	6578793	LEASE	EDITION 2
5/12/2006	AC789932	LEASE	EDITION 3
29/9/2010	AF789399	TRANSFER	
29/9/2010	AF789400	MORTGAGE	EDITION 4
12/10/2015	AJ893327	DISCHARGE OF MORTGAGE	
12/10/2015	AJ893328	MORTGAGE	EDITION 5

*** END OF SEARCH ***

hapos

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LAND
REGISTRY Title Search
SERVICES



NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 2/305180

SEARCH DATE	TIME	EDITION NO	DATE
12/6/2018	4:23 PM	5	12/10/2015

LAND

LOT 2 IN DEPOSITED PLAN 305180
LOCAL GOVERNMENT AREA STRATHFIELD
PARISH OF CONCORD COUNTY OF CUMBERLAND
TITLE DIAGRAM DP305180

FIRST SCHEDULE

JAE SEUNG CHUNG
YOUNG HEE JOO

AS JOINT TENANTS

(T AF789399)

SECOND SCHEDULE (2 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- 2 AJ893328 MORTGAGE TO AUSTRALIA AND NEW ZEALAND BANKING GROUP LIMITED

NOTATIONS

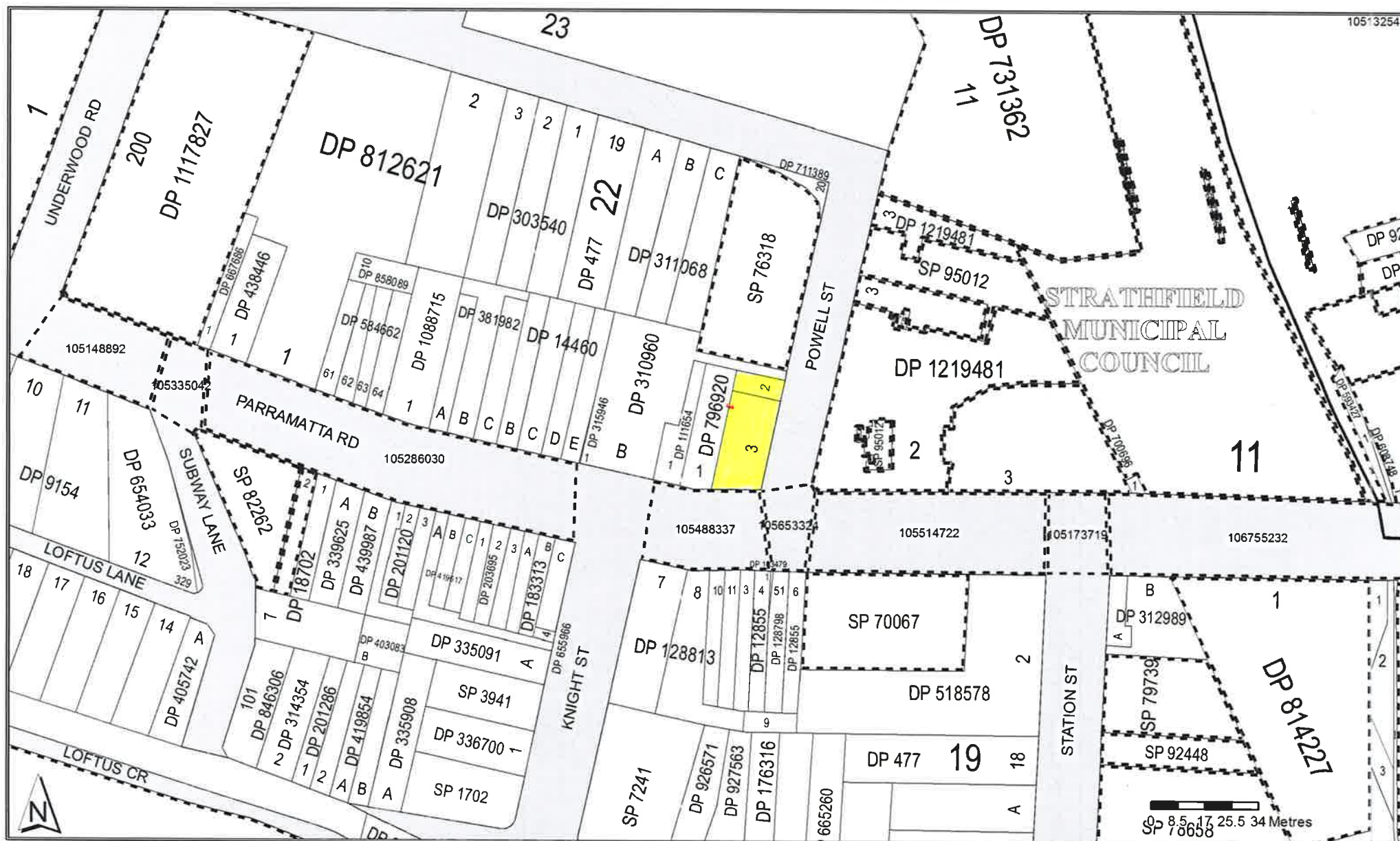
UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

hapos

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45 Parramatta Rd



Imagery ©2018 Google, Map data ©2018 Google 20 m



45 Parramatta Rd

Homebush NSW 2140



At this location

K&S Automotive Services

5.0 ★★★★★ (3)

Car Repair Shop · 45 Parramatta Rd

Open until 5:00 pm



Google Maps 2 Powell St



Image capture: Apr 2017 © 2018 Google

Homebush, New South Wales



Street View - Apr 2017



Google Maps 2 Powell St

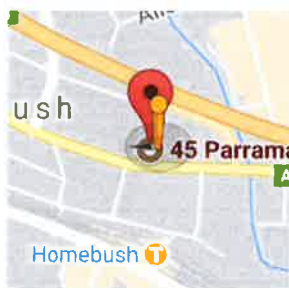


Image capture: Apr 2017 © 2018 Google

Homebush, New South Wales



Street View - Apr 2017





LAND
REGISTRY
SERVICES

Historical Title



NEW SOUTH WALES LAND REGISTRY SERVICES - HISTORICAL SEARCH

SEARCH DATE

12/6/2018 4:21PM

FOLIO: 3/796920

First Title(s): OLD SYSTEM

Prior Title(s): VOL 6617 FOL 21 VOL 6617 FOL 24

Recorded	Number	Type of Instrument	C.T. Issue
17/7/1989	Y408120	TRANSFER	FOLIO CREATED EDITION 1
23/8/1999	6118042	DEPARTMENTAL DEALING	

*** END OF SEARCH ***

k & s

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LAND
REGISTRY Title Search
SERVICES



NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 3/796920

SEARCH DATE	TIME	EDITION NO	DATE
12/6/2018	4:23 PM	1	17/7/1989

LAND

LOT 3 IN DEPOSITED PLAN 796920
AT NORTH STRATHFIELD
LOCAL GOVERNMENT AREA STRATHFIELD
PARISH OF CONCORD COUNTY OF CUMBERLAND
TITLE DIAGRAM DP796920

FIRST SCHEDULE

FRANCEEN LORRAINE CROSS
NERYLL VIVIANNE MCALPINE
LINDALL ALWYN BRACKS
AS TENANTS IN COMMON IN EQUAL SHARES

SECOND SCHEDULE (1 NOTIFICATION)

1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)

NOTATIONS

NOTE: THE CERTIFICATE OF TITLE FOR THIS FOLIO OF THE REGISTER DOES NOT INCLUDE SECURITY FEATURES INCLUDED ON COMPUTERISED CERTIFICATES OF TITLE ISSUED FROM 4TH JANUARY, 2004. IT IS RECOMMENDED THAT STRINGENT PROCESSES ARE ADOPTED IN VERIFYING THE IDENTITY OF THE PERSON(S) CLAIMING A RIGHT TO DEAL WITH THE LAND COMPRISED IN THIS FOLIO.

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

k & s

PRINTED ON 12/6/2018

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LAND
REGISTRY
SERVICES

Historical Title



NEW SOUTH WALES LAND REGISTRY SERVICES - HISTORICAL SEARCH

SEARCH DATE

12/6/2018 4:21PM

FOLIO: 2/796920

First Title(s): OLD SYSTEM

Prior Title(s): VOL 6617 FOL 20 VOL 6617 FOL 25

Recorded	Number	Type of Instrument	C.T. Issue
17/7/1989	Y408120	TRANSFER	FOLIO CREATED EDITION 1
23/8/1999	6118042	DEPARTMENTAL DEALING	

*** END OF SEARCH ***

k & s

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LAND
REGISTRY Title Search
SERVICES



NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 2/796920

SEARCH DATE	TIME	EDITION NO	DATE
12/6/2018	4:23 PM	1	17/7/1989

LAND

LOT 2 IN DEPOSITED PLAN 796920
AT NORTH STRATHFIELD
LOCAL GOVERNMENT AREA STRATHFIELD
PARISH OF CONCORD COUNTY OF CUMBERLAND
TITLE DIAGRAM DP796920

FIRST SCHEDULE

FRANCEEN LORRAINE CROSS
NERYLL VIVIANNE MCALPINE
LINDALL ALWYN BRACKS
AS TENANTS IN COMMON IN EQUAL SHARES

SECOND SCHEDULE (1 NOTIFICATION)

1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)

NOTATIONS

NOTE: THE CERTIFICATE OF TITLE FOR THIS FOLIO OF THE REGISTER DOES NOT INCLUDE SECURITY FEATURES INCLUDED ON COMPUTERISED CERTIFICATES OF TITLE ISSUED FROM 4TH JANUARY, 2004. IT IS RECOMMENDED THAT STRINGENT PROCESSES ARE ADOPTED IN VERIFYING THE IDENTITY OF THE PERSON(S) CLAIMING A RIGHT TO DEAL WITH THE LAND COMPRISED IN THIS FOLIO.

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

k & s

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Restrictive Covenants if any will be shown on transfers
 The Intercolonial Investment Land and Building Co. Ltd

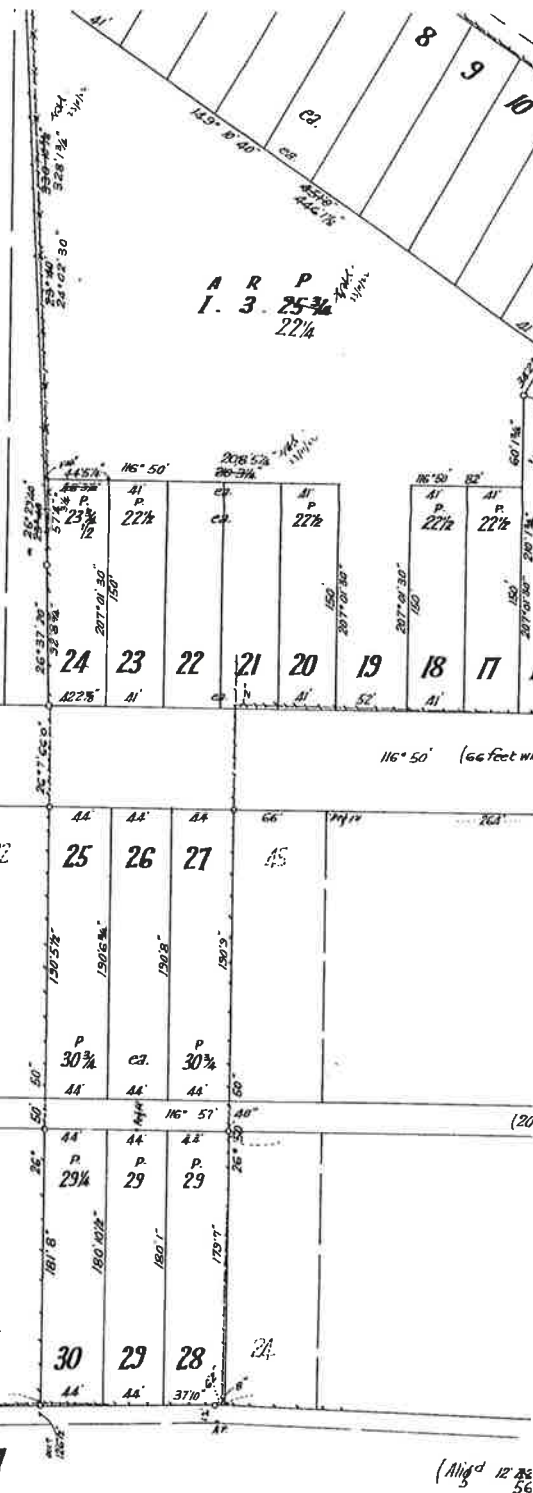
W.S. Douglas
 Managing Director

BEDFORD ST
 (Align 2° 42' 12")

PARK

LANE

PARRAMATTA



I Edward Henry Cowdery of Sydney licensed Surveyor,
 and sincerely declare that the boundaries and measurements
 the survey of the land to which the plan relates has been made
 conscientiously believing the same to be true and by virtue of it

Subscribed and declared before me at Sydney
 this 19th day September A.D. 1922.

E. H. Cowdery

Datum line of Azimuth AB
 Date of survey June 1922.

DP11529 (E)

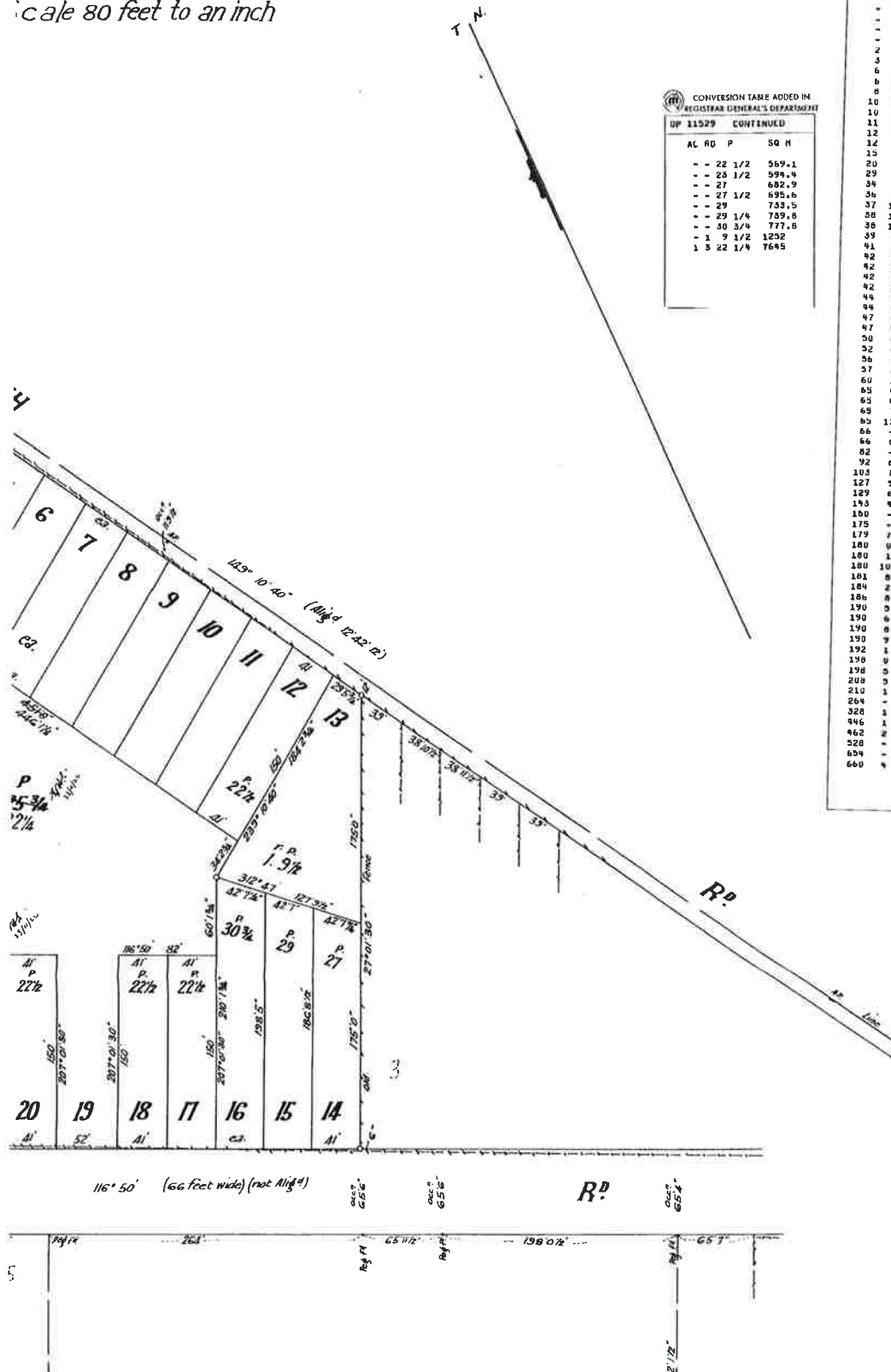
PLAN

in Certificates of Title Vol. 2861 Fol. 152 & Vol. 1089 Fol. 2

County of Cumberland

Scale 80 feet to an inch

DP 11529 (E)



CONVERSION TABLE ADDED IN
REGISTER GENERAL'S DEPARTMENT

DP 11529 CONTINUED

AL	RD	P	SQ	M
-	22	1/2	569.1	
-	23	1/2	599.4	
-	27		682.9	
-	27	1/2	695.6	
-	29		735.5	
-	29	1/4	759.6	
-	30	3/4	777.6	
-	1	9 1/2	1252	
-	1	5 22 1/4	7645	

74

CONVERSION TABLE ADDED IN
REGISTER GENERAL'S DEPARTMENT

DP 11529

FEET	INCHES	METRES
-	0 1/4	0.0625
-	0 1/2	0.125
-	0 3/4	0.1875
-	1	0.3048
-	1 1/4	0.36575
-	1 1/2	0.42675
-	1 3/4	0.48775
-	2	0.6096
-	2 1/4	0.6605
-	2 1/2	0.7114
-	2 3/4	0.7623
-	3	0.9144
-	3 1/4	0.9653
-	3 1/2	1.0162
-	3 3/4	1.0671
-	4	1.2188
-	4 1/4	1.2697
-	4 1/2	1.3206
-	4 3/4	1.3715
-	5	1.5232
-	5 1/4	1.5741
-	5 1/2	1.625
-	5 3/4	1.6759
-	6	1.8276
-	6 1/4	1.8785
-	6 1/2	1.9294
-	6 3/4	1.9803
-	7	2.132
-	7 1/4	2.1829
-	7 1/2	2.2338
-	7 3/4	2.2847
-	8	2.4364
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-	8 1/2	2.5382
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-	14 3/4	4.4155
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-	31 1/4	9.4857
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-	97	2

Municipality of Homebush

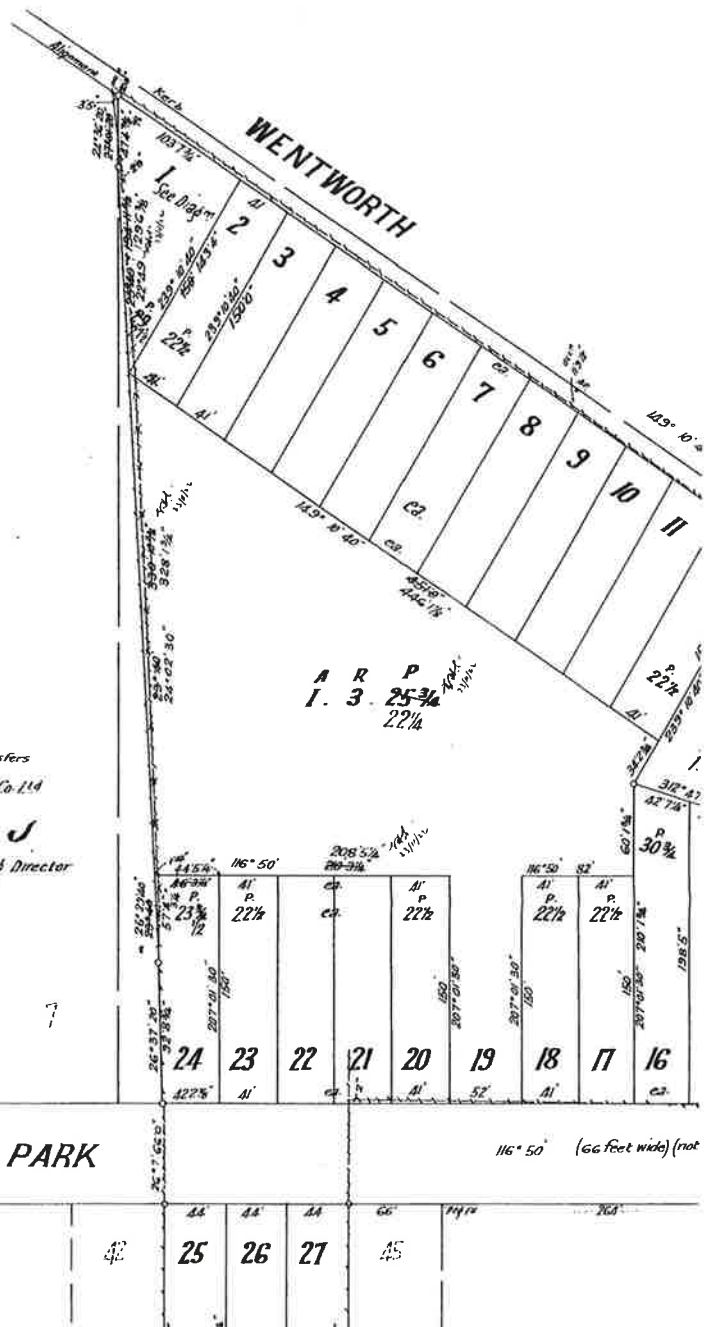
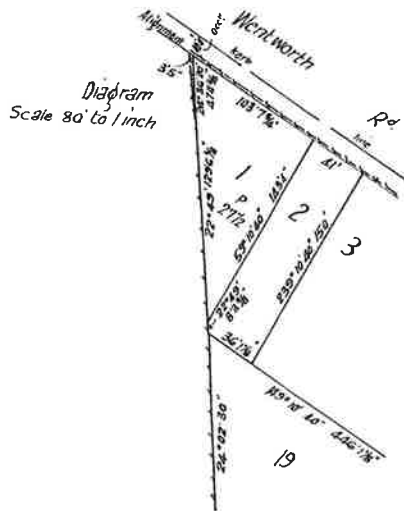
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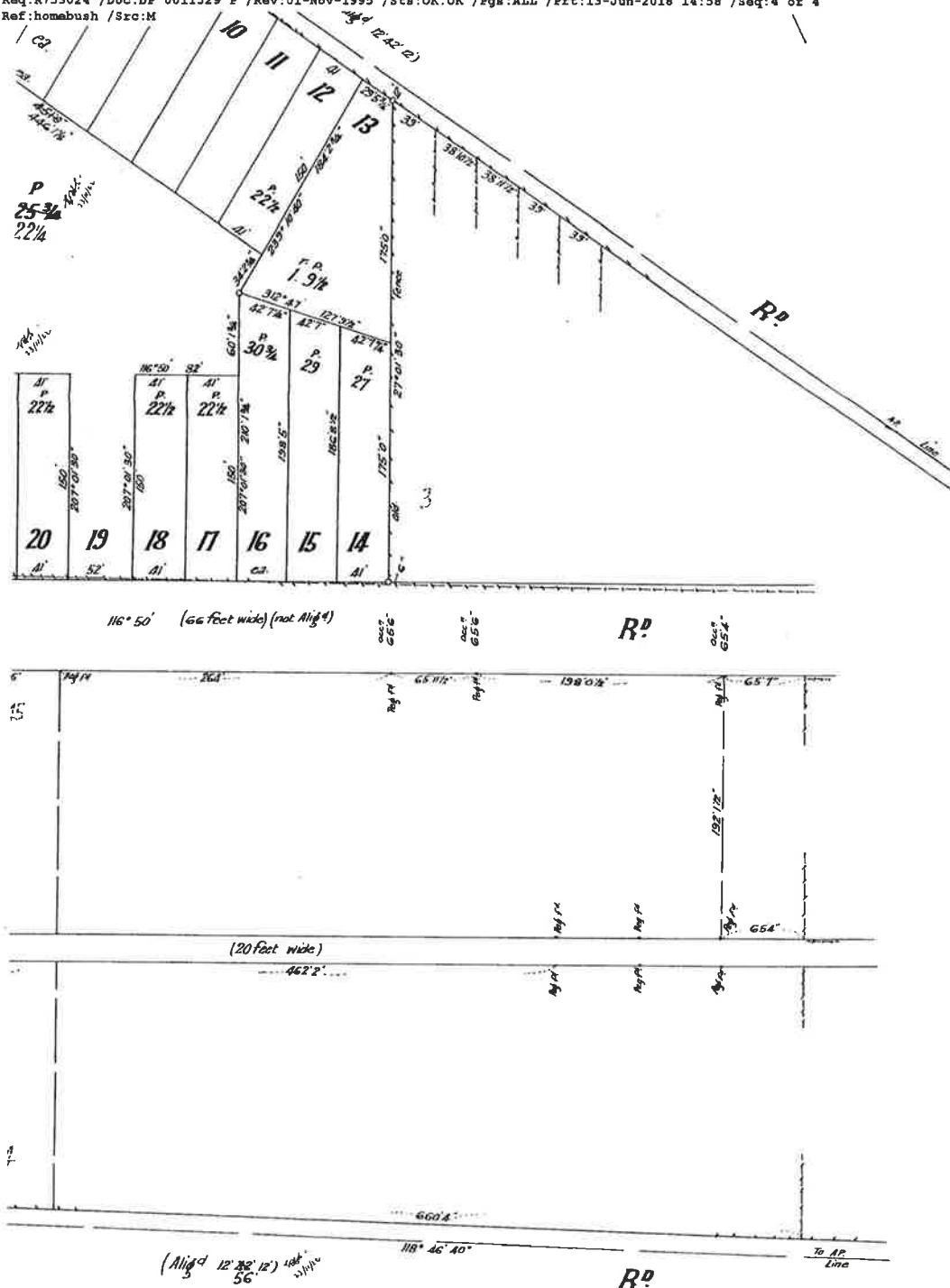
DP11529(E)

PLAN

of subdivision of land comprised in Certificates of Title No.
 Parish of Concord County of

Scale 80 feet to an inch





I, *Ed. H. Bowdery*, Licensed Surveyor, do hereby solemnly
 the boundaries and measurements shown in this plan are correct for the purposes of the said Act and that
 which the plan relates has been made under my immediate supervision, and I make this solemn declaration
 the same to be true and by virtue of the provisions of the Oaths Act 1900.

before me at Sydney
 A.D. 1922.

G. Wyson, J.P.

DP 11529(E)

NEW SOUTH WALES

CERTIFICATE OF TITLE
LAND PROPERTY ACT, 1900



13724211

Appln. No.5247

Vol. **13724** Fol. **211**

Prior Titles Vol. 622 Fol. 12
Vol.7150 Fol. 61
Vol.7791 Fol.218



EDITION ISSUED

26 10 1978

I certify that the person described in the First Schedule is the registered proprietor of the undermentioned estate in the land within described subject nevertheless to such exceptions encumbrances and interests as are shown in the Second Schedule.

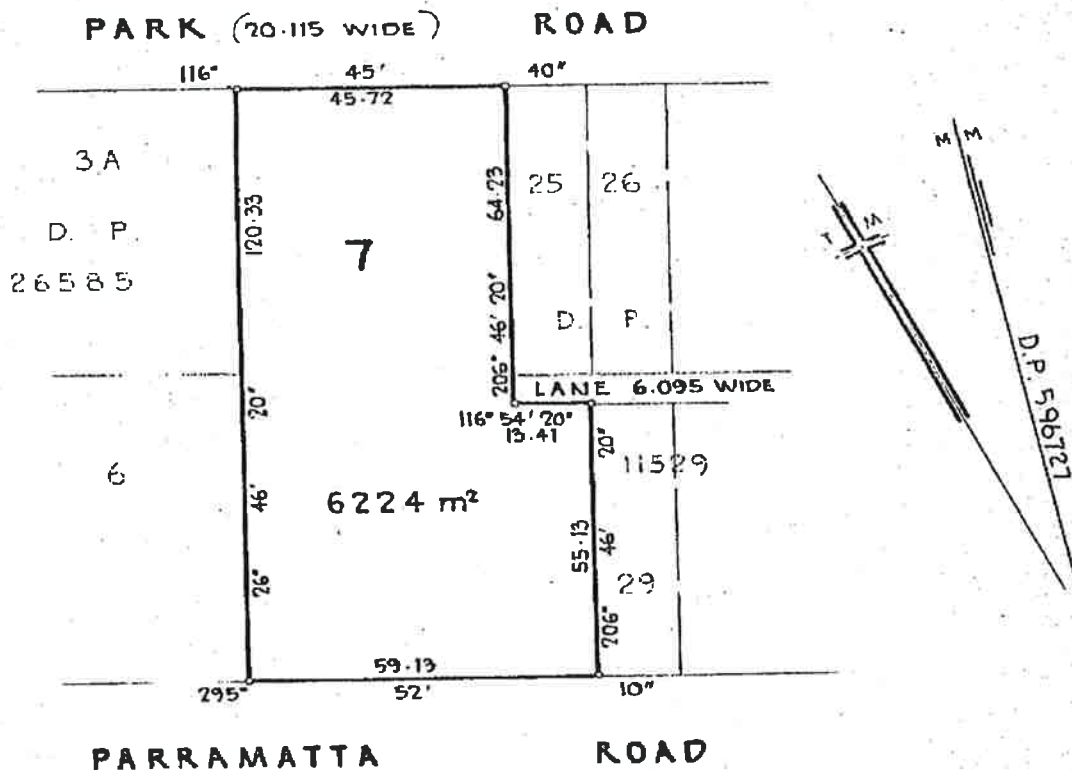
CANCELLED

Registrar General.
SEE AUTO FOLIO



PLAN SHOWING LOCATION OF LAND

LENGTHS ARE IN METRES



ESTATE AND LAND REFERRED TO

S
Estate in Fee Simple in Lot 7 in Deposited Plan 596727 at Flemington in the Municipality of Strathfield Parish of Concord and County of Cumberland being part of Portion 239 granted to D'Arcy Wentworth on 31-8-1819.

FIRST SCHEDULE

THE SHELL COMPANY OF AUSTRALIA LIMITED.

SECOND SCHEDULE

GRY

1. Reservations and conditions, if any, contained in the Crown Grant above referred to.

NOTE: ENTRIES RULED THROUGH AND AUTHENTICATED BY THE SEAL OF THE REGISTRAR GENERAL ARE CANCELLED



LAND
REGISTRY
SERVICES

Historical Title



NEW SOUTH WALES LAND REGISTRY SERVICES - HISTORICAL SEARCH

SEARCH DATE

12/6/2018 4:21PM

FOLIO: 7/596727

First Title(s): SEE PRIOR TITLE(S)

Prior Title(s): VOL 13724 FOL 211

Recorded	Number	Type of Instrument	C.T. Issue
28/3/1988		TITLE AUTOMATION PROJECT	LOT RECORDED FOLIO NOT CREATED
30/8/1988		CONVERTED TO COMPUTER FOLIO	FOLIO CREATED CT NOT ISSUED
15/5/1991	Z638084	TRANSFER	EDITION 1
18/12/1991	E138883	LEASE	EDITION 2
9/4/1992	E380774	MORTGAGE	EDITION 3
16/8/1993	I565306	DISCHARGE OF MORTGAGE	
16/8/1993	I565307	MORTGAGE	EDITION 4
8/9/1995	O519401	DISCHARGE OF MORTGAGE	
8/9/1995	O519402	TRANSFER	
8/9/1995	O519403	MORTGAGE	EDITION 5
30/1/2002	8312064	DISCHARGE OF MORTGAGE	EDITION 6
19/6/2002	8695560	MORTGAGE	EDITION 7
29/3/2012	AG892561	DISCHARGE OF MORTGAGE	EDITION 8

*** END OF SEARCH ***

first choice

PRINTED ON 12/6/2018

InfoTrack an approved NSW Information Broker hereby certifies that the information contained in this document has been provided electronically by the Registrar General in accordance with Section 96B(2) of the Real Property Act 1900.

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Received: 12/06/2018 16:21:22

RP 13A

STAMP DUTY



①



Z
638084F

TRANSFER
(INCLUDING EASEMENT/COVENANTS)

REAL PROPERTY ACT, 1900

(See Instructions for Completion on back of form)

T	A	1	of	1	X	R	1
							\$
							470

DESCRIPTION
OF LAND
Note (a)

LAND being transferred			
Torrens Title Reference	If part Only, Delete Whole and Give Details	Location	
VOLUME 13724 FOLIO 211 now being Folio Identifier 7/596727	WHOLE	FLEMINGTON	
Servient Tenement (Land burdened by easement)		Dominant Tenement (Land benefited by easement)	
Torrens Title Reference	Torrens Title Reference	Torrens Title Reference	Torrens Title Reference

THE SHELL COMPANY OF AUSTRALIA^{A.C.N. 004 610 459} of Shell House,
140 Phillip Street, Sydney

TENEMENTS
PANEL

Note (b)
This panel also to be
completed for
covenants by transferor

TRANSFEROR
Note (c)

(the aforementioned TRANSFEROR) hereby acknowledges receipt of the consideration of \$1,200,000.00
and transfers an estate in fee simple in the land being transferred above described to the TRANSFEREE

TRANSFEROR
Note (c)

NAMKWONG (AUSTRALIA) PTY LIMITED A.C.N. 003 380 149

OFFICE USE ONLY

S

TENANCY
Note (e)

PRIOR
ENCUMBRANCES
Note (f)

Note (g)

Note (g)

subject to the following PRIOR ENCUMBRANCES 1.
2.
AND the TRANSFEROR:-
(i) GRANTS RESERVES or easements as set out in SCHEDULE ONE hereto
(ii) COVENANTS with the TRANSFEREE as set out in SCHEDULE TWO hereto
AND the TRANSFEREE COVENANTS with the TRANSFEROR as set out in SCHEDULE THREE hereto

DATE 28th April, 1991

EXECUTION
Note (h)

We hereby certify this dealing to be correct for the purposes of the Real Property Act, 1900. DOCUMENT No. 65/91

Signed in my presence by the applicant who is personally known to me.
THE COMMON SEAL OF THE SHELL COMPANY
OF AUSTRALIA was hereunto affixed by
authority of the Board of Directors
in the presence of:

Name of Witness (BLOCK LETTERS)
Address and Occupation of Witness
Secretary

Note (h)

Signed in my presence by the Transferor who is personally known to me.

THE COMMON SEAL OF NAMKWONG
(AUSTRALIA) PTY. LTD. was
hereunto affixed by authority of the
Board of Directors in the presence of:
Yao Xianfei

Name of Witness (BLOCK LETTERS)
Address and Occupation of Witness
Secretary



Signature of Transferor
Director
NAMKWONG (AUS. PTY. LTD.)

Yao Xianfei
red Signature

Signature of Transferor

TO BE COMPLETED
BY LODGING PARTY
Notes (i) and (j)

LODGED BY		LOCATION OF DOCUMENTS	
RATNER CLERK		ST	OTHER
BY 1033, RYDGE			Horwath,
Rel:			In L.T.Q. with
Delivery Box Number 7284, SYDNEY			Produced by
Checked	Passed	Secondary	ON CV
ECID		Directions	
Signed	Extra Fee	Delivery	CT
		Directions	7284

15 MAY 1991

OFFICE USE ONLY



RP 13A
1907

SCHEDULE ONE HEREINBEFORE REFERRED TO

The Transferor hereby grants/reserves

Notes (k) and (l)

SCHEDULE TWO HEREINBEFORE REFERRED TO

The Transferor hereby covenants with

US, & ...

...

Notes (m) and (l)
Also complete
transmittal packet on
front of form

SCHEDULE THREE HEREINBEFORE REFERRED TO

Notes (n) and (i) The Transferee hereby covenants with

(a) And the Transferee for itself and all persons claiming title under it hereby covenants with the Transferor and all persons claiming title under it for the benefit of the lands of the Transferor comprised in Certificate of Title Volume 3071 Folio 172, and Volume 5330 Folio 164, Volume 4361 Folio 163 and Volume 4279 Folio 64 that the Transferee will not use or permit to be used the land hereby conveyed or transferred for the purpose of a garage and/or service station or for the retail sale of motor fuels and the land which is to be subject to the burden of this covenant is the land hereby conveyed or transferred; and that persons by whom and with whose consent the foregoing may be released, varied or modified is the Transferor.

(b) This restrictive covenant shall bind the Transferee and its successors in title.

THE COMMON SEAL of NAMKWONG (AUSTRALIA) PTY LIMITED was hereunto affixed by authority of the Board of Directors in the presence of:-

Secretary

NAMKWONG (AUSTRALIA) PTY. LTD.

Yao Xiaofei
Authorized Signature

Director





LAND
REGISTRY
SERVICES

Title Search



NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 7/596727

SEARCH DATE

TIME

EDITION NO

DATE

12/6/2018

4:23 PM

8

29/3/2012

LAND

LOT 7 IN DEPOSITED PLAN 596727

AT FLEMINGTON

LOCAL GOVERNMENT AREA STRATHFIELD

PARISH OF CONCORD COUNTY OF CUMBERLAND

TITLE DIAGRAM DP596727

FIRST SCHEDULE

M. & B. MOSES INVESTMENTS PTY. LIMITED

(T 0519402)

SECOND SCHEDULE (2 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- 2 Z638084 COVENANT

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

first choice

PRINTED ON 12/6/2018

* Any entries preceded by an asterisk do not appear on the current edition of the Certificate of Title. Warning: the information appearing under notations has not been formally recorded in the Register. InfoTrack an approved NSW Information Broker hereby certifies that the information contained in this document has been provided electronically by the Registrar General in accordance with Section 96B(2) of the Real Property Act 1900.

Cadastral Records Enquiry Report : Lot 1 DP 1036274

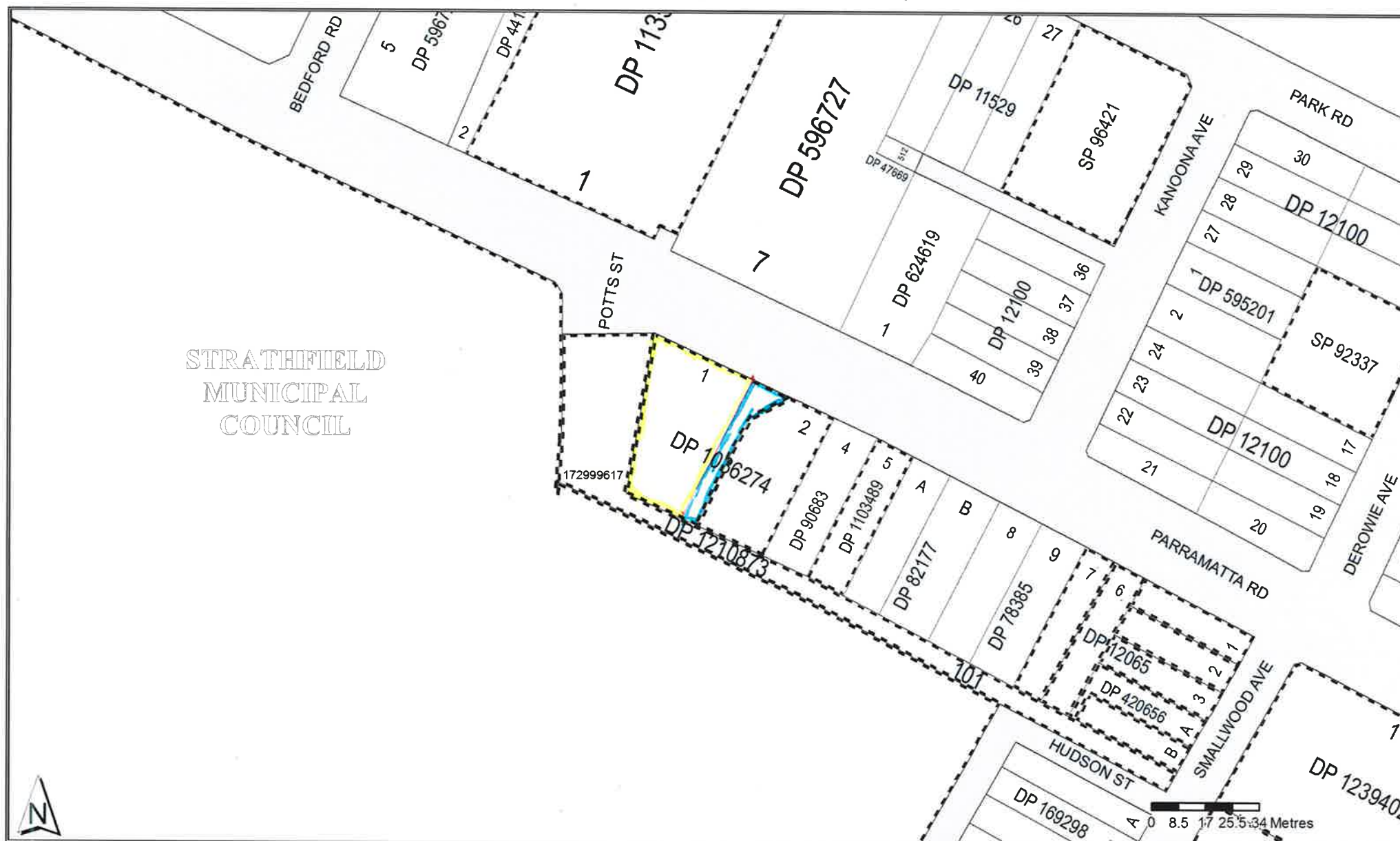
Locality : HOMEBUSH

LGA : STRATHFIELD

Parish : CONCORD

County : CUMBERLAND

Ref : CMapIT



C **STATE OF TITLE**
PROPERTY ACT, 1900



12045169

NEW SOUTH WALES

Appln. No.28385

Prior Title Vol.4114 Fol.17

Vol. **12045** Fol. **169**

Edition issued 15-2-1973.

M976699

CANCELLED



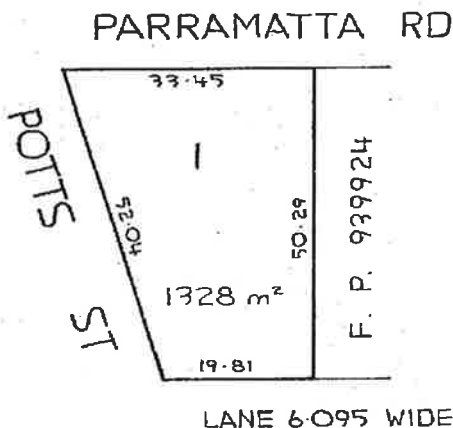
I certify that the person described in the First Schedule is the registered proprietor of the undermentioned estate in the land within described subject nevertheless to such exceptions encumbrances and interests as are shown in the Second Schedule.

Jawatson
Registrar General.



PLAN SHOWING LOCATION OF LAND

LENGTHS ARE IN METRES



CANCELLED

WARNING: THIS DOCUMENT MUST NOT BE REMOVED FROM THE LAND TITLES OFFICE.

M976699

T.C.D.

REDUCTION RATIO 1:800

ESTATE AND LAND REFERRED TO

Estate in Fee Simple in Lot 1 in plan lodged with Primary Application No. 28385 (filed as D.P. 78385) in the Municipality of Strathfield Parish of Concord and County of Cumberland being part of Portion 240 granted to Joseph Hyde Potts on 3-12-1841.

FIRST SCHEDULE

EDWARD RICHARD DAVIES of Homebush, Garage Proprietor.

SECOND SCHEDULE

- CRY
1. Reservations and conditions, if any, contained in the Crown Grant above referred to.
 2. Mortgage No. P217778 to Rural Bank of New South Wales. Entered 12-5-1950. Discharged M951366
 3. Lease No. G637755 to The Shell Company of Australia Limited (with consent of mortgagee). Entered 27-2-1957. Expired

Jawatson

Registrar General.

NOTE: ENTRIES RULED THROUGH AND AUTHENTICATED BY THE SEAL OF THE REGISTRAR GENERAL ARE CANCELLED.

PERSONS ARE CAUTIONED AGAINST ALTERING OR ADDING TO THIS CERTIFICATE OR ANY NOTIFICATION HEREON

REGISTERED PROPRIETOR

Vol. 12045 Fol. 169

PARTICULARS

120

(Page 2 of 2 pages)



N 592011

REGISTRATION

PM 12 43

MEMORANDUM OF TRANSFER

REAL PROPERTY ACT, 1900

OFFICE USE ONLY

348
\$ 12

Where new restrictive covenants are imposed, or easements created, or where the form is otherwise unsuitable, Form 13A should be used.

Typewriting and handwriting should be clear, legible and in permanent black non-copying ink. No alterations should be made by erasure; the words rejected must be ruled through and verified by signature or initials in the margin.

(a) Full name, address, and occupation of transferor.

(b) If a less estate strike out in fee simple and add appropriate estate.

(c) A short note will suffice. If an encumbrance is not yet registered, particulars sufficient for identification must be furnished.

(d) Insert appropriate words. If desired, this space may be used in the case of a transfer by direction.

(e) Full name, address, and occupation of transferee. If more than one transferee state whether joint tenants or tenants in common. Unless otherwise stated tenants in common will be presumed to hold in equal shares.

(f) Insert lot and plan number, portion &c. See also sections 327 and 327AA Local Government Act, 1919.

(g) Further proof of execution will not normally be required if signed or acknowledged before any of the following persons, not being a party to the dealing, to whom the transferor is known:

Where executed in New South Wales—
Notary Public, clerk of petty sessions, commissioned officer in the Defence Force of the Commonwealth of Australia, Commissioner for taking affidavits, headmaster of a school, judge, justice of the peace, magistrate, mayor, or other chief officer of any local government corporation, medical practitioner, member of parliament of the Commonwealth or of a State, member of the police force of the Commonwealth or of a State or a Territory, minister of religion, notary public, postmaster, solicitor, town or shire clerk or other executive officer administering local government.

Where executed in any part of the Commonwealth of Australia or in any part of the British Commonwealth—
any of the persons referred to above, and in addition, an Australian or British Consular Officer exercising his functions in the part, Governor, Government Resident, Chief Secretary, or Registrar of Titles of the part.

Where executed in foreign country—an Australian or British Consular Officer exercising his functions in that country, commissioned officer in the Defence Force of the Commonwealth of Australia, Commissioner for taking affidavits, judge, justice of the peace, magistrate, mayor, or other chief officer of any local government corporation, officer in charge of a police station, notary public, town or shire clerk or other executive officer administering local government.

(h) Repeat attestation clause &c., if necessary.

(i) Section 117 Real Property Act, 1900, requires that this certificate be signed by the transferee or, where his signature cannot be obtained without difficulty and delay, by his solicitor or conveyancer, by his own name, which should be typewritten or printed below his signature, and not that of his firm. Any person falsely or negligently certifying is liable to the penalties provided by section 117.

(j) May be witnessed by any responsible person not being a party to this dealing.

(a) ELLA NORMA MAY DAVIES, WILLIAM EDWARD LEWIS DAVIES and ANEURIN NORMAN DAVIES (as executors of the Estate of Edward Richard Davies, Deceased)

hereinafter referred to as the TRANSFEROR

being registered proprietor of an estate in fee simple⁽¹⁾

in the land hereinafter described, subject to the following encumbrances and interests

(c) Mortgage No. F217778
Lease No. G637755
Lease No. M897384

in consideration of ONE HUNDRED THOUSAND DOLLARS

(\$ 100,000)

(the receipt whereof is hereby acknowledged), paid to the transferor by⁽²⁾ BRYNDYFAN PTY. LIMITED

hereby transfers to

(e) BRYNDYFAN PTY. LIMITED of David Back & Associates,
85 Clarence St Sydney, 2000.

hereinafter referred to as the TRANSFEE

an estate in fee simple⁽¹⁾

in the land described in the following schedule

Reference to title		Whole or Part	Description of land if part only ⁽¹⁾	County	Parish
Volume	Folio				
12045	169	Whole	-	Cumberland	Concord
4370	46	Whole	-	Cumberland	Concord

Dated at Sydney 22ND this 18th day of JUNE, 1973.

⁽²⁾ Signed in my presence by the transferor who is personally known to me

[Signature]
Signature of witness

D.T. HALSTEAD
Name of witness (BLOCK LETTERS)

Qualification of witness

[Signature]
A.W. Davies

[Signature]
Transferor

(b)

The Common Seal of BRYNDYFAN PTY. LIMITED was hereunto affixed in the presence of:

[Signature]
X E.R. Davies
Secretary

⁽³⁾ Accepted and certified correct for the purposes of the Real Property Act, 1900.



[Signature]
Director

RULE UP ALL BLANKS


PLT/RTH

855850

DEPARTMENTAL USE ONLY

TRANSFER

Checked <i>DS</i>	REGISTERED <u>27-12-1973</u> <i>Jawataon</i> Registrar General
Passed	
Signed <i>H</i>	



M.P.D.

TO BE COMPLETED BY LODGING PARTY

Lodged by: **LODGED BY**
STEPHEN, JACQUES & STEPHEN
SOLICITORS
16th Floor, A.M.P. Building
Circular Quay 2000
STD (02) 27 8521
Documents lodged herewith
REF.

Address:

Phone No.:

1. _____

2. *20/12/73*

3. _____

4. _____

5. _____

Received Documents _____

Receiving Clerk *[Signature]*

AUTHORITY FOR USE OF INSTRUMENT OF TITLE^(k)

Authority is hereby given for the use of _____ lodged
(insert reference to certificates, grants or dealings)
in connection with _____ for the
(insert number of plan or dealing)
registration of this dealing and for delivery to _____
(BLOCK LETTERS)

Signature

Name (BLOCK LETTERS)

MEMORANDUM AS TO NON-REVOCATION OF POWER OF ATTORNEY
(To be signed at the time of executing the within dealing)

The undersigned states that he has no notice of the revocation of the Power of Attorney registered No. _____
Miscellaneous Register under the authority of which he has just executed the within dealing.
Signed at _____
the _____ day of _____ 19 _____

Signature of attorney

Signature of witness

CERTIFICATE OF J.P., &c., TAKING DECLARATION OF ATTESTING WITNESS^(l)

I certify that _____
the attesting witness to this dealing, appeared before me at _____
the _____ day of _____ 19 _____
and declared that he personally knew _____

the person signing the same, and whose signature thereto he has attested, and that the name purporting to be such signature of the said _____

is his own handwriting and that he was of sound mind and freely and voluntarily signed the same.

Signature

Name (BLOCK LETTERS)

Qualification

(k) Unless the instrument of title has been lodged by the person lodging the dealing, or its use has been authorised previously, the authority must be furnished by the person otherwise entitled to delivery of the certificate of title, grant &c.

(l) Not required where dealing attested in accordance with note (p); in other cases to be signed by one of the persons referred to in note (p).

97-01T



TRANSFER

Real Property Act, 1900



2705937 E

Office of

00-2*

50/1E8E98104 40 8005 962190

N-S-M STAMP DUTY

(A) LAND TRANSFERRED

Show no more than 20 References to Title.
If appropriate, specify the share transferred.

Folio Identifiers **1/78385** and **2/1/939924**

(B) LODGED BY

L.T.O. Box

Name, Address or DX and Telephone

7604

B.M. SALMON & AYTON & CO SOLICITORS

REFERENCE (max. 15 characters): **NGL : DM : 96 : 0178**

(C) TRANSFEROR

BRYNDYFAN PTY. LIMITED ACN 001 021 012

(D) acknowledges receipt of the consideration of **\$850,000.00**

and as regards the land specified above transfers to the Transferee an estate in fee simple

(E) subject to the following **ENCUMBRANCES** 1. 2. 3.

(F) TRANSFeree

T
TS
(s713 LGA)
TW
(Sheriff)

FRANK NOHRA INVESTMENTS PTY. LIMITED ACN 055 710 257

(G)

TENANCY

(H) We certify this dealing correct for the purposes of the Real Property Act, 1900.

DATED

18/12/1996
19/12/1996

Signed in my presence by the Transferor who is personally known to me.

The Common Seal of BRYNDYFAN PTY LIMITED was hereunto
affixed by Authority of the Board in accordance with
the Articles of Association in the presence of:

Signature of Witness

Name of Witness (BLOCK LETTERS)

Address of Witness



A.N. Davies (SEC)

W.E. Davies

Signature of Transferor

Signed in my presence by the Transferee who is personally known to me.

Signature of Witness

Name of Witness (BLOCK LETTERS)

Address of Witness

BRIAN EDWARD MILLER

Solicitor for

Signature of Transferee

INSTRUCTIONS FOR FILING OUT THIS FORM ARE AVAILABLE FROM THE LAND TITLES OFFICE

CHECKED BY (office use only)

AUSDOC Office Pty. Ltd.

Noted Lease 2 959633 on registers ~



LAND
REGISTRY
SERVICES

Historical Title



NEW SOUTH WALES LAND REGISTRY SERVICES - HISTORICAL SEARCH

SEARCH DATE

7/6/2018 1:24PM

FOLIO: 2/1/939924

First Title(s): OLD SYSTEM

Prior Title(s): VOL 4370 FOL 46

Recorded	Number	Type of Instrument	C.T. Issue
2/8/1993	DP939924	DEPOSITED PLAN	FOLIO CREATED CT NOT ISSUED
4/8/1993	I539574	DEPARTMENTAL DEALING	
14/10/1993	I718591	DEPARTMENTAL DEALING	EDITION 1
19/1/1994	I959632	SURRENDER OF LEASE	
19/1/1994	I959633	LEASE	EDITION 2
19/12/1996	2705935	DISCHARGE OF MORTGAGE	
19/12/1996	2705937	TRANSFER	EDITION 3
20/12/1996	2705939	MORTGAGE	EDITION 4
17/2/1999	5610211	DISCHARGE OF MORTGAGE	EDITION 5
28/9/1999	6228605	MORTGAGE	EDITION 6
21/3/2001	7487030	DISCHARGE OF MORTGAGE	EDITION 7
18/1/2002	DP1036274	DEPOSITED PLAN	FOLIO CANCELLED

*** END OF SEARCH ***

homebush

PRINTED ON 7/6/2018

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Received: 07/06/2018 13:24:35



LAND
REGISTRY
SERVICES

Historical Title



NEW SOUTH WALES LAND REGISTRY SERVICES - HISTORICAL SEARCH

SEARCH DATE

7/6/2018 1:24PM

FOLIO: 1/78385

First Title(s): OLD SYSTEM

Prior Title(s): VOL 12045 FOL 169

Recorded	Number	Type of Instrument	C.T. Issue
15/12/1987	X49554	VARIATION OF MORTGAGE	FOLIO CREATED EDITION 1
11/2/1991		AMENDMENT: VOL FOL INDEX	
31/5/1991	Z676825	DISCHARGE OF MORTGAGE	
31/5/1991	Z676827	MORTGAGE	EDITION 2
29/7/1991	Z758831	LEASE	EDITION 3
9/10/1991	Z970041	TRANSFER OF LEASE	
17/2/1993	I126099	TRANSFER OF LEASE	
19/1/1994	I959632	SURRENDER OF LEASE	
19/1/1994	I959633	LEASE	EDITION 4
19/12/1996	2705935	DISCHARGE OF MORTGAGE	
19/12/1996	2705937	TRANSFER	EDITION 5
20/12/1996	2705939	MORTGAGE	EDITION 6
17/2/1999	5610211	DISCHARGE OF MORTGAGE	EDITION 7
18/1/2002	DP1036274	DEPOSITED PLAN	FOLIO CANCELLED

*** END OF SEARCH ***

homebush

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LAND
REGISTRY
SERVICES

Historical Title



NEW SOUTH WALES LAND REGISTRY SERVICES - HISTORICAL SEARCH

SEARCH DATE

7/6/2018 1:12PM

FOLIO: 1/1036274

First Title(s): OLD SYSTEM

Prior Title(s): 1/78385 2/1/939924

Recorded	Number	Type of Instrument	C.T. Issue
18/1/2002	DP1036274	DEPOSITED PLAN	FOLIO CREATED EDITION 1
11/10/2005	AB826309	MORTGAGE	EDITION 2
26/10/2005	AB863531	CAVEAT	
20/4/2007	AD66446	WITHDRAWAL OF CAVEAT	
20/4/2007	AD66447	LEASE	EDITION 3
27/4/2007	AD77869	DISCHARGE OF MORTGAGE	
27/4/2007	AD77870	TRANSFER	EDITION 4
12/3/2008	AD739471	LEASE	EDITION 5
8/4/2011	AG82086	LEASE	EDITION 6
8/8/2016	AK540525	LEASE	EDITION 7

*** END OF SEARCH ***

homebush

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Received: 07/06/2018 13:12:58



LAND
REGISTRY
SERVICES

Title Search



NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 1/1036274

SEARCH DATE	TIME	EDITION NO	DATE
7/6/2018	2:29 PM	7	8/8/2016

LAND

LOT 1 IN DEPOSITED PLAN 1036274
AT HOMEBUSH
LOCAL GOVERNMENT AREA STRATHFIELD
PARISH OF CONCORD COUNTY OF CUMBERLAND
TITLE DIAGRAM DP1036274

FIRST SCHEDULE

SYDNEY MARKETS LIMITED

(T AD77870)

SECOND SCHEDULE (6 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- 2 DP1036274 EASEMENT FOR OVERHANG 0.5 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
- 3 DP1036274 EASEMENT FOR OVERHANG VARIABLE WIDTH APPURTENANT TO THE LAND ABOVE DESCRIBED
- 4 DP1036274 EASEMENT TO DRAIN WATER 1 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
- 5 DP1036274 EASEMENT TO DRAIN WATER VARIABLE WIDTH AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
- 6 AK540525 LEASE TO J & R INVESTMENTS (NSW) PTY LIMITED
EXPIRES: 31/7/2021. OPTION OF RENEWAL: 3 YEARS.

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

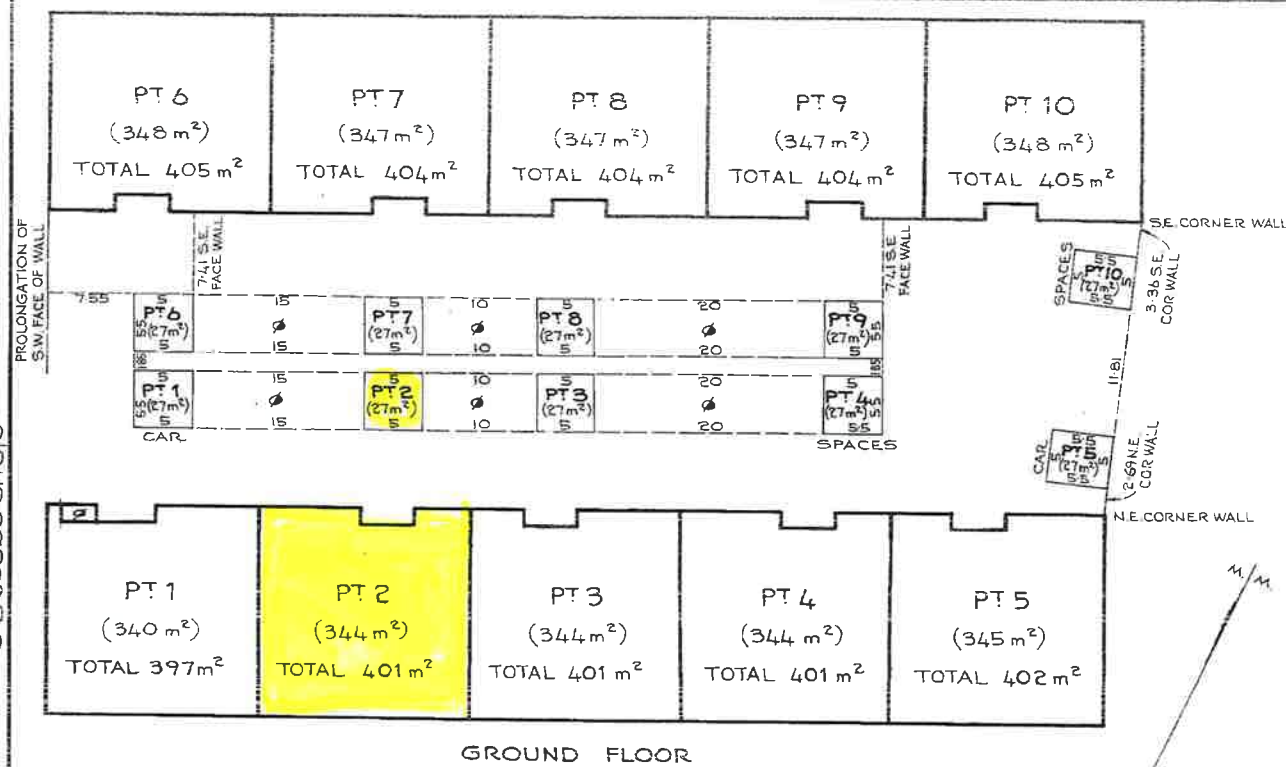
homebush

PRINTED ON 7/6/2018

* Any entries preceded by an asterisk do not appear on the current edition of the Certificate of Title. Warning: the information appearing under notations has not been formally recorded in the Register. InfoTrack an approved NSW Information Broker hereby certifies that the information contained in this document has been provided electronically by the Registrar General in accordance with Section 96B(2) of the Real Property Act 1900.

Page 1 of 3

STRATA PLAN 22302



SCHEDULE OF UNIT ENTITLEMENTS	
LOT N°	UNIT ENTITLEMENT
1	10
2	10
3	10
4	10
5	10
6	10
7	10
8	10
9	10
10	10
AGGREGATE	100

NOTES
 AREAS ARE APPROXIMATE
 STRUTUM OF CAR SPACES IS LIMITED IN HEIGHT TO 21 ABOVE THE UPPER SURFACE OF THE BITUMEN SEALED SURFACE THEREOF
 Ø DENOTES - COMMON PROPERTY

PT 6 (30m²) PT 7 (30m²)

PT 8 (30m²) PT 9 (30m²)

PT 10 (30m²)

PT 1 (30m²) PT 2 (30m²)

PT 3 (30m²) PT 4 (30m²)

PT 5 (30m²)

FIRST FLOOR


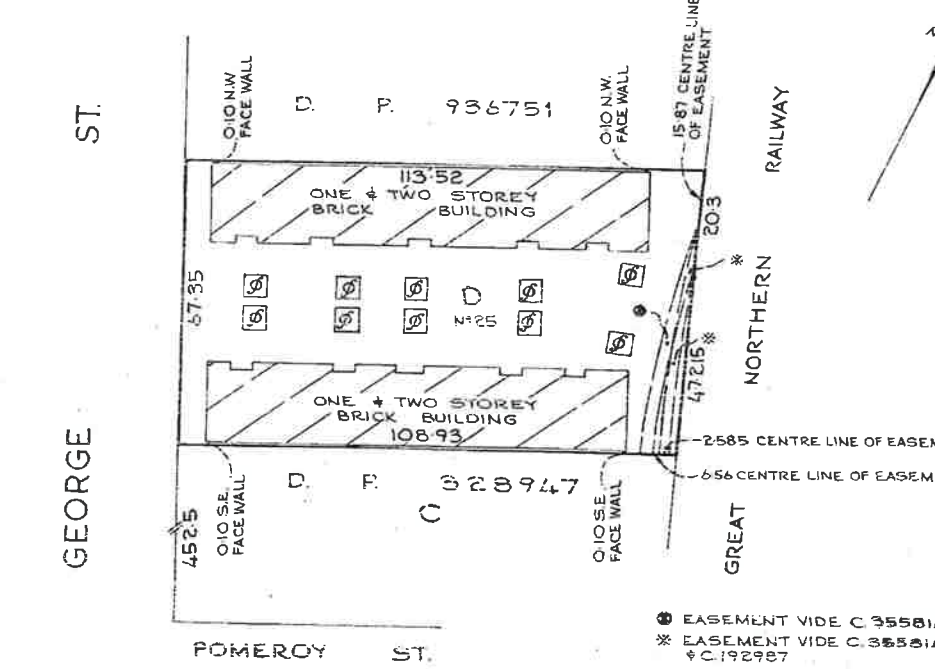
Reduction Ratio 1:400

Lengths are in metres

Billingham
 J. J. Taylor
 Registrar

Boydman
 Council Clerk




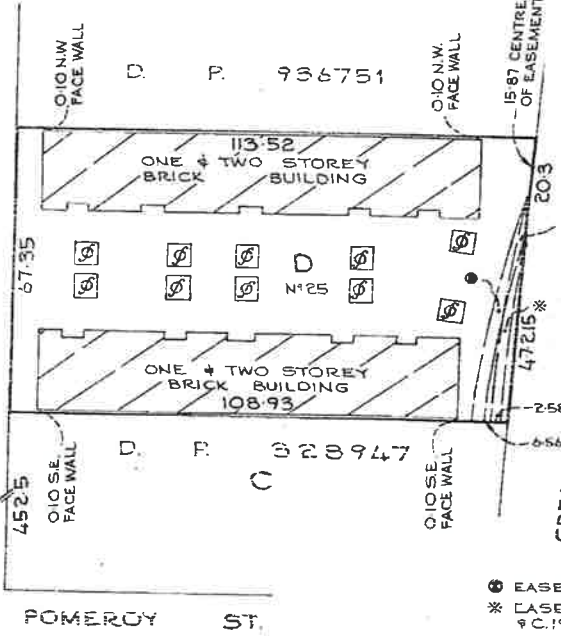



SHOWN IN REFERENCE 11794

<p>SURVEYOR'S CERTIFICATE</p> <p>The plan of the "Grosvenor Estates Pty Limited" was prepared by me or under my supervision in accordance with the Survey Act, 1927.</p> <p>I hereby certify that the plan is a true and correct copy of the original as shown to me by the owner or his agent.</p> <p>Dated: 30 May 1983 S.T.S. <i>[Signature]</i> Surveyor</p> <p>*Complete, or delete if inapplicable.</p>	<p>SURVEYOR'S INTENTIONS</p> <p>WILLIAM DOUGLAS KIMBER TURNBULL, NAUGHTON KIMBER or S.O. BOKETS CARLINGFORD 2118 a survey referred under the Survey Act 1926, hereby certifies that:</p> <ol style="list-style-type: none"> (1) one wall, the inner surface or any part of which corresponds substantially with any line shown on the accompanying floor plan as a boundary of a proposed lot, exists; (2) any floor or ceiling, the upper or under surface or any part of which forms a boundary of a proposed lot shown in the accompanying floor plan, exists; (3) any wall, ridge, ceiling or structural cubic space, by reference to which any boundary of a proposed lot shown in the accompanying floor plan is defined, exists; (4) any building containing proposed lots excepted from the land shown on the accompanying location plan and each unit thereof (as shown on the accompanying floor plan) are clearly within the perimeter of the plot. <p>*Delete if inapplicable. I State whether dealing or plan, and quote registered number.</p> <p>This is sheet 1 of my Plan in 2 sheets.</p>	<p>SUBDIVISION OF PLAN OF LOT D IN O.P. 328947</p> <p>Mun./Shire : CONCORD Locality : HOMEBUSH</p> <p>Parish : CONCORD County : CUMBERLAND</p> <p>Reduction Ratio 1:1000 Lengths are in metres</p> <p>Name of, and *address for service of notices on, the body corporate: *Address required on original strata plan only.</p> <p>THE PROPRIETORS STRATA PLAN N° 22302 N° 25 GEORGE STREET, HOMEBUSH 2140</p>
<p>Signatures, seals and statements of intention to create easements or restrictions as to user,</p> <div style="display: flex; justify-content: space-between; align-items: center;"> <div style="width: 45%;"> <p>THE COMMON SEAK OF GROSVENOR ESTATES PTY LIMITED WAS HEREBY AFFIXED IN ACCORDANCE WITH ITS ARTICLES OF ASSOCIATION</p> <p><i>[Signature]</i> (DIRECTOR)</p> <p><i>[Signature]</i> (SECRETARY)</p> </div> <div style="width: 45%; text-align: center;">  </div> </div>		
 <p>ST. GEORGE ST.</p> <p>POMEROY ST.</p> <p>RAILWAY</p> <p>NORTHERN</p> <p>GREAT</p> <p>EASEMENT VIDE C. 355814 * EASEMENT VIDE C. 355814 & C. 192987 \$ DENOTES - CAR SPACE</p>		

FORM 1

WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

OFFICE USE ONLY

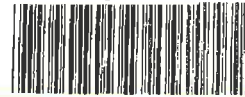
<p>COUNTY'S CERTIFICATE</p> <p>The Council of the Concord Municipality, being satisfied that the requirements of the provisions of the 1929 Survey Act, 1929, have been complied with, hereby certifies that the registration of the plan is valid.</p> <p>Date: 30 May, 1981</p> <p>Subdivision No: 5781</p> <p>Completed, or delete if inapplicable.</p>	<p>SURVEYOR'S CERTIFICATE</p> <p>WILLIAM DOUGLAS KIMBER TURKIDGEE NAUGHTON KIMBER 41, P. O. BOX 215, SAKLINGTON RD, 2118 A Surveyor registered under the Survey Act, 1929, hereby certifies that:</p> <p>(1) the wall, floor, ceiling or any part of which is shown in the accompanying floor plan is a boundary of a proposed lot, or is:</p> <p>(2) any floor or ceiling, the upper or lower surface or any part of which forms a boundary of a proposed lot, shown in the accompanying floor plan, or is:</p> <p>(3) any wall, floor, ceiling or structural cubic space, by reference to which any boundary of a proposed lot shown in the accompanying floor plan is defined, or is:</p> <p>(4) any building containing proposed lots erected on the land shown on the accompanying location plan and each proposed lot shown on the accompanying floor plan is wholly within the perimeter of the parcel.</p> <p>* (1) - except as otherwise shown the building shall be shown in the public plan.</p> <p>* (2) - save and setting of a building on land other than a public place, in respect of which cases and planning an appropriate statement has been made in the accompanying floor plan.</p> <p>* (3) - the survey information recorded in the accompanying location plan is accurate.</p> <p>Signature: <i>W.D. Kimber</i></p> <p>Date: 10.5.1983</p> <p>* Delete if inapplicable. 1. State whether closing or plan, and quote registered number.</p> <p>This is sheet 1 of my Plan in 2 sheets.</p>	<p>SUBDIVISION OF PLAN OF LOT D IN D.P. 328947</p> <p>Mun./Shire City: CONCORD Locality: Homebush</p> <p>Parish: CONCORD County: CUMBERLAND</p> <p>Reduction Ratio 1:1000 Lengths are in metres </p> <p>Name of, and *address for service of notices on, the body corporate *Address required on original strata plan only.</p> <p>THE PROPRIETORS STRATA PLAN NO 22302 NO 25 GEORGE STREET, HOMEBUSH 2140</p>	<p>STRATA PLAN 22302</p> <p>Registered:  844 10-1-1985</p> <p>C.A.: No. STB1 OF 30-5-1983</p> <p>Purpose: STRATA PLAN</p> <p>Ref. Map: U 0052-94 #</p> <p>Last Plan: D.P. 328947</p>
<p>Signatures, seals and statements of intention to create easements or restrictions as to user.</p> <p>THE COMMON SEAL OF GROSVEGOR ESTATES PTY LIMITED WAS HEREBY AFFIXED IN ACCORDANCE WITH ITS ARTICLES OF ASSOCIATION.</p> <p><i>M. Billings</i> (DIRECTOR)</p> <p><i>J. Taylor</i> (SECRETARY)</p> <p></p> <p>Scale of mm: 10 20 30 40 50 60 70 80 90 100 110 120 130 140 150 160</p> <p>SURVEYOR'S REFERENCE: 11796</p>		 <p>Diagram labels: GEORGE ST., POMEROY ST., RAILWAY, GREAT NORTHERN RD.</p> <p>Building labels: ONE & TWO STOREY BRICK BUILDING 113.52, ONE & TWO STOREY BRICK BUILDING 108.93</p> <p>Easement labels: 15.87 CENTRE LINE OF EASEMENT, 25.85 CENTRE LINE OF EASEMENT, 6.56 CENTRE LINE OF EASEMENT</p> <p>Other labels: D.P. 936751, D.P. 328947, N° 25, 1010 N.W. FACE WALL, 1010 S.E. FACE WALL, 1010 S.W. FACE WALL, 1010 N.E. FACE WALL</p> <p>Legend:  EASEMENT VIDE C. 355814,  EASEMENT VIDE C. 355814 & C. 192987,  DENOTES - CAR SPACE</p>	

Plan Drawing only to appear in this space

NEW SOUTH WALES

CIFICATE OF TITLE

AL PROPERTY ACT, 1900



14511248

Appln No 7372

Vol. 14511 Fol. 248

Prior Title Vol. 4718 Fol. 90



EDITION ISSUED

26 8 1981

I certify that the person described in the First Schedule is the registered proprietor of the undermentioned estate in the land within described subject nevertheless to such exceptions encumbrances and interests as are shown in the Second Schedule.

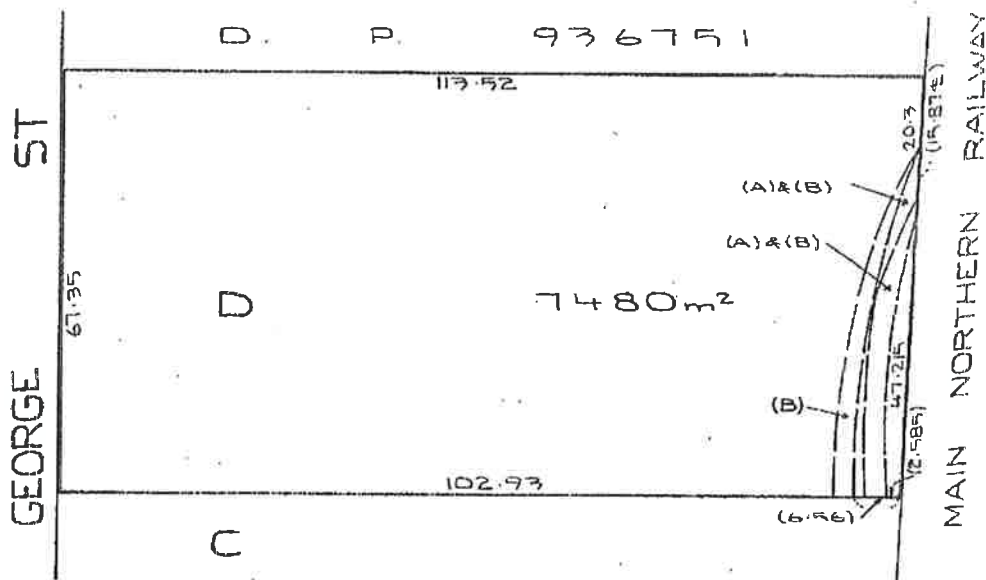
[Signature]
Registrar General.



PLAN SHOWING LOCATION OF LAND

LENGTHS ARE IN METRES

CANCELLED



(A) EASEMENT - C192987
(B) EASEMENT - C355814

5604612 RA

ESTATE AND LAND REFERRED TO

Estate in Fee Simple in Lot D in Deposited Plan 328947 in the Municipality of Concord Parish of Concord County of Cumberland being part of Portion 188 granted to James Hortel on 11-11-1794.

FIRST SCHEDULE

GROSVENOR ESTATES PTY. LIMITED

SECOND SCHEDULE

1. Reservations and conditions, if any, contained in the Crown grant above referred to.
2. ~~C192987 Easement affecting the land shown so burdened in the plan hereon~~
3. ~~C355814 Easement affecting the land shown so burdened in the plan hereon.~~

NOTE: ENTRIES RULED THROUGH AND AUTHENTICATED BY THE SEAL OF THE REGISTRAR GENERAL ARE CANCELLED

REGISTERED PROPRIETOR

Registrar General

PARTICULARS

Registrar General

CANCELLATION

Kennia

Handwritten signature

22..6-1964

V712434,
V712435

Benjamin

22-6-1984

62

Continued

[Signature]

22-10-1984

James M. Smith

Figure 1. Schematic diagram of the experimental setup.

Journal of Management Education 34(1)

NOTATIONS AND UNREGISTERED DEALINGS

V7406653 L
V748250
V750057 R
V751166 Q
V77338 L } P
V789244 W R
V80433 be
V113396 Be
(unit 10)
V172811 be R
(Unit 8)
V338495 Lse
V382929 be
(Unit u)
SP 22302.
-P
V712434 (339) A
-531

NOTE: ENTRIES RUN ED THROUGH AND AUTHENTICATED BY THE SEAL OF THE REGISTRAR GENERAL

FIRST SCHEDULE (continued)

REGISTERED PROPRIETOR

Registrar General

This deed is cancelled as to Whole
 New Certificates of Title have issued on 4-7-1985
 for lots in Strata Plan No. 22302 as follows:-
lots 1 to 10 Vol. 15350 Fol. 232-24 respectively.
+ Common Property — Vol. 15350 Fol. 231



SECOND SCHEDULE (continued)

PARTICULARS

Registrar General

CANCELLATION

- V338895 Lease to Mobile Two Way Radio (N.S.W.) Pty. Limited of Unit 1, 25 George Street, Homebush, with and reserving rights. Expires 30-4-1986. Option of renewal 3 years. Registered 3-10-1984
- V382928 Lease to Duncan Mann. Pty. Limited of premises known as Unit 4, 25 George Street, Homebush. Expires 10-4-1987. Registered 22-10-1984.

[Handwritten signatures]

NOTATIONS AND UNREGISTERED DEALINGS

NOTE: ENTRIES RULED THROUGH AND AUTHENTICATED BY THE SEAL OF THE REGISTRAR GENERAL ARE CANCELLED

FIRST SCHEDULE (continued)

REGISTERED PROPRIETOR

Registrar General

SECOND SCHEDULE (continued)

PARTICULARS

Registrar General

CANCELLATION

NOTATIONS AND UNREGISTERED DEALINGS

NOTE: ENTRIES RULED THROUGH AND AUTHENTICATED BY THE SEAL OF THE REGISTRAR GENERAL ARE CANCELLED

CERTIFICATE OF TITLE

REAL PROPERTY ACT, 1900

NEW SOUTH WALES



CANCELLED

Vol. **15350** Fol. **233**

SEE AUTO FOLIO

EDITION 4 7 1986
ISSUED

I certify that the person named in the First Schedule is the registered proprietor of an estate in fee simple (or such other estate or interest as is set out below) in the land described subject to the recordings appearing in the Second Schedule and to the provisions of the Real Property Act, 1900.

[Signature]

Registrar General.



LAND REFERRED TO (For particulars of the lot referred to, see Strata Plan).

Lot 2 in Strata Plan 22302 at Homebush in the Municipality of Concord Parish of Concord County of Cumberland.

FIRST SCHEDULE

GROSVENOR ESTATES PTY. LIMITED.

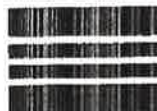
SECOND SCHEDULE

1. The said lot is subject to any affecting interests recorded on the folio of the Register comprising the common property.
2. T625185 Lease to Free Enterprise Transport Systems Pty. Limited of premises being Unit 2 of the Estate known as 25 George Street, Homebush, together with and reserving rights and option of renewal. Expires 30-4-1986.

PERSONS ARE CAUTIONED AGAINST ALTERING OR ADDING TO THIS CERTIFICATE OR ANY NOTIFICATION HEREON

NOTE: ENTRIES RULED THROUGH AND AUTHENTICATED BY THE SEAL OF THE REGISTRAR GENERAL ARE CANCELLED

15350-233



Ref: 2744607, Title: 15350-233 CT / Rev: 03-Mar-2011 / Sfs: OK SC / Pgs: ALL / Pdt: 12-Jun-2018 16:22 / Seq: 1 of 2

Ref: strathfield auto / Sfs: M

40020-4030

FIRST SCHEDULE (continued)
REGISTERED PROPRIETOR

Registrar General

SECOND SCHEDULE (continued)

PARTICULARS

Registrar General

CANCELLATION

NOTATIONS AND UNREGISTERED DEALINGS

NOTE: ENTRIES RULED THROUGH AND AUTHENTICATED BY THE SEAL OF THE REGISTRAR GENERAL ARE CANCELLED



LAND
REGISTRY
SERVICES

Historical Title



NEW SOUTH WALES LAND REGISTRY SERVICES - HISTORICAL SEARCH

SEARCH DATE

12/6/2018 4:21PM

FOLIO: 2/SP22302

Prior Title(s): VOL 15350 FOL 233

Recorded	Number	Type of Instrument	C.T. Issue
29/4/1986		TITLE AUTOMATION PROJECT	LOT RECORDED FOLIO NOT CREATED
8/5/1986		CONVERTED TO COMPUTER FOLIO	FOLIO CREATED CT NOT ISSUED
23/12/1986	W667988	LEASE	
23/12/1986	W667989	TRANSFER	EDITION 1
13/10/1987	X133473	TRANSFER	
13/10/1987	X133474	MORTGAGE	EDITION 2
25/6/1990	Z54747	REQUEST	EDITION 3
8/11/1990	Z329731	DISCHARGE OF MORTGAGE	
8/11/1990	Z329732	TRANSFER	
8/11/1990	Z329733	MORTGAGE	EDITION 4
11/5/2005	AB470993	DISCHARGE OF MORTGAGE	
11/5/2005	AB470994	TRANSFER	
11/5/2005	AB470995	MORTGAGE	EDITION 5
17/9/2014	AI894177	CAVEAT	
8/12/2014	AI997023	APPLICATION FOR PREPARATION OF LAPSING NOTICE	
27/4/2016	AK378594	CAVEAT	

*** END OF SEARCH ***

strathfield auto

PRINTED ON 12/6/2018

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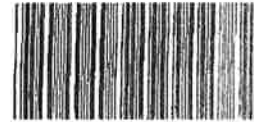
Copyright © Office of the Registrar-General 2018

Received: 12/06/2018 16:21:23

RP 13



STAMP DUTY



TRANSFER
REAL PROPERTY ACT, 1900

T

9	2 nd	X
\$ 35		

Ry2

DESCRIPTION
OF LAND
Note (a)

Torrens Title Reference	If Part Only, Delete Whole and Give Details	Location
folio identifier 2/21302 BEING Whole OF LAND COMING TO 2/SP22302 Volume 15350 Folio 233	WHOLE	HOMEBUSH
GROSVENOR ESTATES PTY. LIMITED		

TRANSFEROR
Note (b)

ESTATE
Note (c)

(the abovenamed TRANSFEROR) hereby acknowledges receipt of the consideration of \$ 224,285.72
and transfers an estate in fee simple
in the land above described to the TRANSFEREE

TRANSFEE
Note (d)

HURLO PTY. LIMITED a company incorporated and having its registered office
at 10 Toocooya Road Hunters Hill

OFFICE USE ONLY

S

TENANCY
Note (e)

as joint tenants/tenants in common

PRIOR
ENCUMBRANCES
Note (f)

subject to the following PRIOR ENCUMBRANCES 1. Lease to LU-VER-TEX PTY. LTD.
2. DATE 15th December 1986

We hereby certify this dealing to be correct for the purposes of the Real Property Act, 1900.

EXECUTION
Note (g)

Signed in my presence by the transferor who is personally known to me

THE COMMON SEAL of GROSVENOR ESTATES)
PTY. LIMITED was hereunto duly
Name of Witness (BLOCK LETTERS)
affixed in the presence of:
Address and occupation of Witness Ian R. Clark
SECRETARY



Director
Signature of Director

Signed in my presence by the transferee who is personally known to me

Note (g)

Signature of Witness
Name of Witness (BLOCK LETTERS)
Address and occupation of Witness

Solicitor for XXXX
PAUL LUCAS

TO BE COMPLETED
BY LODGING PARTY
Notes (h)
and (i)

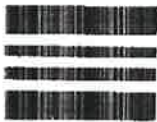
LODGED BY		LOCATION OF DOCUMENTS	
CT	OTHER	CT	OTHER
COLEMAN & GREIG			Herewith.
1894			In L.T.O. with
Delivery Box Number			Produced by
Checked 6/2	Passed	REGISTERED	-19
Signed	Extra Fee	23 DEC 1986	Secondary Directions
			Delivery Directions

OFFICE USE ONLY

Ref:strathfield auto /Src:M

SP 13

STAMP DUTY



X133473

£100

TRANSFER

REAL PROPERTY ACT, 1900

T

CB	1 of 2	X
\$	31	

11/2

DESCRIPTION
OF LAND
Note (a)

25/08/87

TRANSFEROR
Note (b)ESTATE
Note (c)TRANSFEREE
Note (d)TENANCY
Note (e)PRIOR
ENCUMBRANCES
Note (f)EXECUTION
Note (g)

Torrens Title Reference	If Part Only, Delete Whole and Give Details	Location
Folio Identifier 2/SP22302	WHOLE	Homebush
HURLLO PTY LIMITED		

(the abovenamed TRANSFEROR) hereby acknowledges receipt of the consideration of \$ 280,000.00 and transfers an estate in fee simple in the land above described to the TRANSFEREE

CLARE ALICE HART, of Whenuahou, R.D. 2, Tauranga, New Zealand, Married Woman

OFFICE USE ONLY

S

subject to the following PRIOR ENCUMBRANCES 1. Lease X667288 to Lu-Ver-Tex Pty. Limited

DATE 25TH SEPTEMBER 1987

We hereby certify this dealing to be correct for the purposes of the Real Property Act, 1900.

Signed in my presence by the transferor who is personally known to me

THE COMMON SEAL OF HURLLO PTY. LIMITED

Signature of Witness

LIMITED was hereunto duly

Leon Neil
(SECRETARY)

affixed in the presence of:

Signed in my presence by the transferee who is personally known to me

Signature of Witness

JOHN FERGUSON W.F.R.

Name of Witness (BLOCK LETTERS)

Hamilton New Zealand

Address and occupation of Witness

Solicitor at the High Court of New Zealand



Signature of Transferor (DIRECTOR)

C. Lane A. Hunt

Signature of Transferee

TO BE COMPLETED
BY LODGING PARTY
Notes (h)
and (i)

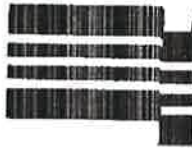
OFFICE USE ONLY

LODGED BY		COLEMAN & GREIG SOLICITORS 100 GEORGE STREET P.O. BOX 2150 DX 8225 PARAKIATTA TELEPHONE: 335-8422		LOCATION OF DOCUMENTS	
Delivery Box Number		182 Y		CT	OTHER
Checked	Passed	REGISTERED			Herewith.
20/8/87		19			In L.T.O. with
Signed	Extra Fee	13 OCT 1987			Produced by
				Secondary Directions	
				Delivery Directions	

\$25
\$1

RP 13
1985

STAMP DUTY



\$1-

TRANSFER

REAL PROPERTY ACT, 1900

3	2 of 3	X
\$ 47		Rd/3

DESCRIPTION
OF LAND
Note (a)

TRANSFEROR
Note (b)

ESTATE
Note (c)

TRANSFEREE
Note (d)

TENANCY
Note (e)

PRIOR
ENCUMBRANCES
Note (f)

EXECUTION
Note (g)

Note (g)

TO BE COMPLETED
BY LODGING PARTY
Notes (h)
and (i)

OFFICE USE ONLY

Torrens Title Reference	If Part Only, Delete Whole and Give Details	Location
Folio Identifier 2/SP22302	WHOLE	Homebush
Clare Alice Hart		

(the abovenamed TRANSFEROR) hereby acknowledges receipt of the consideration of \$425,000.00
and transfers an estate in fee simple
in the land above described to the TRANSFEREE

Sieper Holdings Pty. Limited of 9 Beresford Road Strathfield as joint tenants/tenants in common	OFFICE USE ONLY 5
---	--------------------------

subject to the following PRIOR ENCUMBRANCES 1. _____
2. _____ 3. _____

DATE 29/10/90

We hereby certify this dealing to be correct for the purposes of the Real Property Act, 1900.

Signed in my presence by the transferor who is personally known to me

Signature of Witness
CECIL ROONEY HIGHLY
Name of Witness (BLOCK LETTERS)

RD 2 TAURANGA (ORCHARDIST.)
Address and occupation of Witness

Signature of Transferor

Signed in my presence by the transferee who is personally known to me

Signature of Witness

Name of Witness (BLOCK LETTERS)

Address and occupation of Witness

Signature of Transferee's Solicitor
(Terence Graeme Jessop)

LODGED BY		LOCATION OF DOCUMENTS	
CT	OTHER	CT	OTHER
HEIDTMAN & CO. 395 V			Herewith.
Delivery Box Number			In L.T.O. with
			Produced by
Checked EB4	Passed	Secondary Directions	
Signed	Extra Fee	Delivery Directions	
REGISTERED - 19			



LAND
REGISTRY
SERVICES

Title Search



NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 2/SP22302

SEARCH DATE	TIME	EDITION NO	DATE
12/6/2018	4:23 PM	5	11/5/2005

LAND

LOT 2 IN STRATA PLAN 22302
AT HOMEBUSH
LOCAL GOVERNMENT AREA CANADA BAY

FIRST SCHEDULE

RODNEY MENDES MARTINS
VINA MARTINS
AS JOINT TENANTS

(T AB470994)

SECOND SCHEDULE (3 NOTIFICATIONS)

- 1 INTERESTS RECORDED ON REGISTER FOLIO CP/SP22302
- 2 AB470995 MORTGAGE TO NATIONAL AUSTRALIA BANK LIMITED
- 3 AK378594 CAVEAT BY THP AUSTRALIA CAPITAL SDN BHD

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

strathfield auto




PRINTED ON 12/6/2018




* Any entries preceded by an asterisk do not appear on the current edition of the Certificate of Title. Warning: the information appearing under notations has not been formally recorded in the Register. InfoTrack an approved NSW Information Broker hereby certifies that the information contained in this document has been provided electronically by the Registrar General in accordance with Section 96B(2) of the Real Property Act 1900.




Appendix D



Photographs

Appendix D – AECOM (2018) Inspection Photographs

No.	Site	Photograph
1	Derelict Buildings along Parramatta Road Homebush – (181 Parramatta Road)	
2	Former Service Station (USTs removed) 177 Parramatta Road	
3	Overview of High Risk Area of Parramatta Road.	

No.	Site	Photograph
5	Enhance operational Service Station, 242 Parramatta Road Homebush	
6	Bowser in forecourt of Barrett Motors Car Sales.	
7	First Choice Tyre and Mechanical Repairs. Evidence of existing disused UPSS in the forecourt 159 – 161 Parramatta Road Homebush	

No.	Site	Photograph
8	240 Great Western Highway	
9	Suttons Car Mechanic and Car Sales -101 to 121 Parramatta Road	
10	IMO Car Wash at corner of George Street and Parramatta Road.213 – 219 Parramatta Road.	

No.	Site	Photograph
11	43 Bridge Road	
12	Unnamed tributary draining into Powells Creek.	
13	Vacant block at corner of Station Street and Parramatta Road Homebush.	