



Baseline Photo

Figure 38a: Viewpoint 1 - Jacfin Lands, Horsely Park - Looking North (Baseline Photo)

Camera Lens = 24mm - Angle of View = 74° - Image Size = 390mmx220mm





Photomontage - Reference Overlay

Figure 38b: Viewpoint 1 - Jacfin Lands, Horsely Park - Looking North (Photomontage Reference Overlay)

Camera Lens = 24mm - Angle of View = 74° - Image Size = 390mmx220mm





Photomontage - Development Outline

Figure 38c: Viewpoint 1 - Jacfin Lands, Horsely Park - Looking North (Photomontage - Development Outline)

Camera Lens = 24mm - Angle of View = 74° - Image Size = 390mmx220mm





Photomontage - Potential High-Bay

Figure 38d: Viewpoint 1 - Jacfin Lands, Horsely Park - Looking North (Photomontage Potential High-Bay)

Camera Lens = 24mm - Angle of View = 74° - Image Size = 390mmx220mm



## 9.2 Viewpoint 2

Viewing Location	Greenway Place, Horsley Park - Looking Northwest	
GPS	33°50'16.6"S, 150°49'31.7"E	
Elevation (Eye-level)	90m AHD	
Date and Time	20th May 2024 - 1.04pm	
Baseline Photo & Photomontage Figure	Figures 39a, 39b, 39c, 39d, 39e and 39f (39f is a Baseline Extended Angle of View at A2, refer to Section 12.0 Appendix)	
Visual Description		
Approx. Viewing Distance from Site Boundary	730m	
View description & prominence of the development	<p>Greenway place is located to the south and at medium distance to the proposed development. This view was taken at the entrance of the driveway to 49-53 Greenway Place. It is intended to represent the types of views that would be experienced by some residential dwellings, predominantly on the eastern side of the road. Present views of the existing Stage 1 development vary for individual dwellings and most dwellings will experience partial views of warehousing, rather than the entire Stage 1 Development.</p> <p>To the right of the image is the E2 conservation area along the eastern boundary of the site. In the center of the image is the Terramesh bund, which is landscaped. The bund extends up to a height of 99m RL and is approximately 11m above the adjacent ground level. The baseline image shows the very top of warehousing from Lot 204 (Stage 1) behind the bund.</p>	
Visual Receptor Sensitivity	<p>From this location (within the road), the visually sensitivity has not been fundamentally changed as a result of the construction of warehousing of Horsley Park Stage 1. Only a very small section of the top of warehousing closest to the southern site boundary is seen. Therefore, as views are likely to be experienced directly from residential properties, either from gardens or windows of primary or secondary living spaces, it is judged that the sensitivity for this receptor to the proposed development would be <b>high</b>. Residential are generally more critical regarding of their views, however it should be noted that properties to the western side of Greenway place would have more influence of industrial development within their view such as the larger LOT201 (Stage 1) warehouse. This warehouse is seen in Viewpoint 1.</p>	
Magnitude of Change for SSDA Scheme	As is demonstrated within the photomontages the proposed development would not been seen at this location. The magnitude of change for this visual receptor is judged to be <b>none</b> .	
Magnitude of Change for Potential High-Bay Scheme	As is demonstrated within the photomontages a potential high-bay development would not been seen at this location. The magnitude of change for this visual receptor is judged to be <b>none</b> .	
Significance of Visual Impact for SSDA Scheme	The significance of the visual impact at this location is judged to be <b>none</b> .	
Significance of Visual Impact for Potential High-Bay Scheme	The significance of the visual impact at this location is judged to be <b>none</b> .	





Baseline Photo

Figure 39a: Viewpoint 2 - Greenway Place, Horsely Park - Looking North (Baseline Photo)

Camera Lens = 50mm - Angle of View = 40° - Image Size = 390mmx260mm





Photomontage - Reference Overlay

Figure 39b: Viewpoint 2 - Greenway Place, Horsely Park - Looking North (Photomontage Reference Overlay)

Camera Lens = 50mm - Angle of View = 40° - Image Size = 390mmx260mm





Photomontage - Development Outline

Figure 39c: Viewpoint 2 - Greenway Place, Horsely Park - Looking North (Photomontage Development Overlay)

Camera Lens = 50mm - Angle of View = 40° - Image Size = 390mmx260mm





Photomontage - Potential High-Bay Reference Overlay

Figure 39d: Viewpoint 2 - Greenway Place, Horsely Park - Looking North (Photomontage Potential High-Bay Reference Overlay)

Camera Lens = 50mm - Angle of View = 40° - Image Size = 390mmx260mm





Potential High-bay hidden behind  
existing development from Stage 1

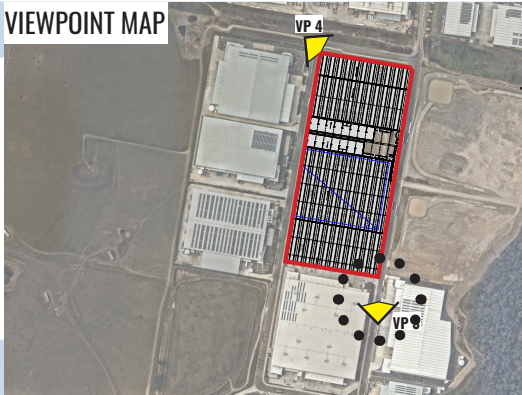
Photomontage - Potential High-Bay Outline

Figure 39e: Viewpoint 2 - Greenway Place, Horsely Park - Looking North (Photomontage Potential High-Bay Outline)

Camera Lens = 50mm - Angle of View = 40° - Image Size = 390mmx260mm



9.3 Viewpoint 3

		<div>VIEWPOINT MAP</div> 
Viewing Location	Johnston Crescent, Horsely Park - Looking North	
GPS	33°49'57.5"S, 150°49'27.9"E	
Elevation (Eye-level)	88.65m	
Date and Time	20th May 2024 - 11.44am	
Baseline Photo & Photomontage Figure	Figures 40a, 40b, 40c, 40d and 40e (40e is a Baseline Extended Angle of View at A2, refer to Section 12.0 Appendix)	
Visual Description		
Approx. Viewing Distance from Site Boundary	120m	
View description & prominence of the development	This view was taken close to the development boundary to the south and is intended to represent views from within the estate when looking towards the development site. It would likely be experienced by workers and visitors to the estate.	
Visual Receptor Sensitivity	The surrounding character of the area is heavily dominated by industrial development which is evident within the baseline image therefore, views of the surrounding area are unlikely to be of high importance to these receptors.  It is judged that the sensitivity for this receptor to the development would be <b>low</b> .	
Magnitude of Change for SSDA Scheme	The bulk and scale of the proposed development is in keeping with the remainder of the estate. The magnitude of change for this visual receptor is judged to be <b>low</b> .	
Magnitude of Change for Potential High-Bay Scheme	The addition of a potential high-bay into the view does significantly increase bulk and scale, with the development becoming focal to the view. The magnitude of change for this visual receptor is judged to be <b>medium</b> .	
Significance of Visual Impact for SSDA Scheme	The significance of the visual impact at this location is judged to be <b>minor negligible</b> .	
Significance of Visual Impact for Potential High-Bay Scheme	The significance of the visual impact at this location is judged to be <b>minor</b> .	