

<p style="text-align: center;"><b>Ordinary Council 7 December 2020</b> <b>MINUTES</b></p>
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**46-52 NICHOLSON STREET AND 57-67 CHRISTIE STREET, ST LEONARDS -  
PLANNING PROPOSAL 38**

**249** **RESOLVED** on the motion of Councillors Bennison and Brooks-Horn that Council:-

1. Support in principle an LEP amendment with a revised built form, with a reduced height of 26 storeys (RL 175.2), and FSR of 15:1.
2. Note the amended proposal includes revised setbacks and street wall heights to Nicholson Street, Christie Street and southern boundary;
3. Seek advice on the Planning Proposal from the Local Planning Panel on 17 December 2020;
4. Delegate authority to the General Manager, upon receiving the Local Planning Panel advice from the Planning Proposal, to determine whether to seek Gateway Determination from the Department of Planning, Industry and Environment.
5. Notwithstanding, its 'in principle support', receive a report to the February meeting regarding the proposal's intended compliance with the DCP with respect to car parking, for the following reasons:
  - a. St Leonards South has no capacity for on-street parking of employee commuters;
  - b. From experience, commercial car parking in built up areas is about one car park per 100sqm, and this only caters for one principal of the business;
  - c. the applicants car parking proposal is unrealistic and restrictive in attracting smaller tenancies; and
  - d. Staff will occupy local parking stations thereby taking parking away from residents and visitors to local businesses.

For the Motion were Councillors Palmer, Bennison, Brent, Brooks-Horn, Strassberg and Zbik (Total 6).

Against the Motion was Councillor Vissel (Total 1).