

DATE OF ADVICE	30 January 2019
PANEL MEMBERS	Abigail Goldberg (Chair), Trevor Bly, John McInerney, Philippa Hayes.
DECLARATIONS OF INTEREST	Nil

Closed meeting held at Willoughby City Council on 30 January 2019.

PLANNING PROPOSAL

The proposal **PP-2017/8** seeks an amendment to the *WLEP 2012* to include site specific special provisions for the subject land, 3 & 5 Help Street Chatswood, that allow for a modification to FSR and building height.


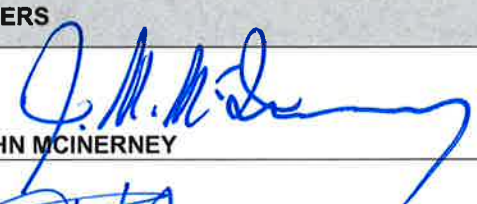
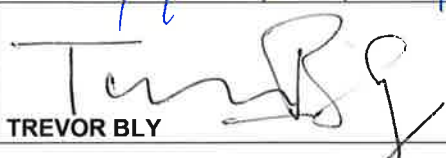

PANEL DISCUSSION

The Panel considered a number of issues including:

- compliance with the strategic framework,
- connection to a wider pedestrian and cycle network as this is developed,
- the importance of compliance with the solar access plane of the Chatswood CBD Planning & Urban Design Strategy, noting that this is to be addressed by the proponent prior to Gateway,
- the importance of a sustainable design that addresses BASIX 35 as well as the GBCA 5 Star,
- vehicular accessibility of the site, particularly in relation to the adjoining property at 1 Help Street and the potential for shared access,
- the adequacy of the percentage of affordable housing to be provided,
- building mass in the context of the adjoining property at 1 Help Street, and
- activation of all 3 street frontages.

PANEL ADVICE

The Panel advises it is satisfied that the planning proposal is worthy of being forwarded to the DP&E for a Gateway consideration having demonstrated strategic and site specific merit.

PANEL MEMBERS	
 ABIGAIL GOLDBERG (CHAIR)	 JOHN MCINERNEY
 TREVOR BLY	 PHILIPPA HAYES