

RECORD OF DECISION THE SYDNEY EAST JOINT REGIONAL PLANNING PANEL

Members:

John Roseth	Chair
David Furlong	Member
Veronique Marchandean	Member
Michel Reymond	Member

Apology: Nil

The Panel considered the following application via emails and this is a record of the process and decision.

Business Item

ITEM 1 - 2011SYE062 North Sydney 205/11 - Demolition and construction of 31 storey commercial building that has Part 3A Concept Plan approval; 177-199 Pacific Highway North Sydney

The original application was approved by the Panel at its meeting on 7 September 2011. The Panel resolved unanimously to accept the recommendation of the planning assessment report that on the receipt of certification by the Director-General of the Department of Planning under cl28C of the North Sydney LEP 2001, the Panel grants consent to the application for the reasons mentioned in the report and subject to the conditions recommended in the report with the addition of two conditions, C44 and C45.

C44: The applicant shall submit a bank guarantee to the amount detailed in the Railway Deed of Agreement to council before the release of any Construction Certificate.

C45: The setback of the glass of the podium, from the tower to the corner of Berry Street, facing the Pacific Highway shall be set back one metre from the boundary, with the setback to be finished at grade to match the levels of the Pacific Highway footpath.

On 12 April 2012, the Panel Secretariat circulated the minutes of Panel Meeting on 7 September 2011 approving the proposal and the advice from council to panel members and requested confirmation of the panel member's decision on the application.

Panel members confirmed their decision via email between 12 April 2012 and 13 April 2012.

All panel members' are in favour of the recommendation in the Council's assessment report to approve the application, subject to the following modified conditions as recommended by Council:

- Condition G10 be deleted
- Condition C37 be modified with regard to the amount of Railway Contribution – now \$4,373,430.45
- Condition C44 to read:

C44. The applicant shall pay the Railway Contribution as required under the Developer Commitment Deed prior to the release of the Construction Certificate.

Endorsed by

Dr John Roseth
Chair, Sydney East
Joint Regional Planning Panel
13 April 2012
