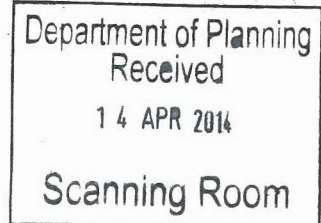


DA201300375
2013 SYE 064

9 April, 2014



Dr John Roseth
Chair
Sydney East Joint Regional Planning Panel
GPO Box 39
SYDNEY NSW 2001



Dear Sir

**Re: 6-26 GROVE STREET AND
60-64 CONSTITUTION ROAD, DULWICH HILL**

Development application (DA201300375) to consolidate 16 lots, demolish all existing improvements and remediation of land, followed by comprehensive redevelopment of the site to contain 249 dwellings and one ground floor retail premise, within 4 buildings of heights varying from 3 to 8 storeys over 2 levels of basement for 270 vehicles combined with ancillary development works to include civil works, internal road construction, tree removal and landscaping.

On 8 April, 2014, Council considered the officer's assessment report on the abovementioned development application, that has already been sent to you.

At that meeting, the elected Council resolved to support the officer's assessment report but raised concerns about:

- 1 the exceedence of the FSR control;
- 2 the level of overshadowing;
- 3 traffic impacts;
- 4 the impact of construction hours; and
- 5 the loss of solar access.

At the same meeting the elected Council agreed that should the Panel grant consent to the development application, they will enter into to a VPA with the proponent. A copy of the officer's report on the VPA is also attached.

I would be pleased if you could ensure that the Panel is advised of the elected Council's resolutions, and a copy of the enclosed documents is provided to the Panel for their consideration in accordance with Clause 4.6 of the Procedures for the Operation of Joint Regional Planning Panel.

Should your office require any further information about this letter, please contact me on 9335 2251.

Yours faithfully

A handwritten signature in black ink that reads "Judy Clark". The signature is written in a cursive style.

Judy Clark ^{IN}
Manager Development Assessment

Encl.

TRIM NO: 27641.14

MARRICKVILLE
council

BUSINESS PAPER

**DEVELOPMENT ASSESSMENT COMMITTEE
MEETING**

Tuesday, 8 April, 2014

Meeting commences at 6.30pm

**Council Chambers
Level 3, 2-14 Fisher Street
Petersham**