

**Hurstville City Council  
Office of the Mayor**



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Our Ref: DA2014/1050, D15/46005

21 April 2015

Chairman  
Regional Panels Secretariat  
GPO Box 39  
SYDNEY NSW 2001

Dear Mr Roseth,

**Submission of Proposed Mixed Use Development – Commercial and Residential – 378-384 Forest Road Hurstville**

Council, at its meeting of 15 April 2015, considered a report on a number of JRPP current applications and in particular reviewed the JRPP report on the above development proposal due for consideration by the JRPP on 23 April 2015.

Council resolved as follows:

*“THAT Council note the recent determinations and current applications before the JRPP.*

*FURTHER THAT Council make a submission to the JRPP to ensure an adequate number of visitor car parking as per our code is provided.”*

This was a unanimous resolution of the Council.

In accordance with Council’s resolution, the purpose of this submission is to advise you that Council requests that the proposed shortfall in visitor car parking be amended so that an adequate number of visitor spaces are provided in accordance with Council’s Development Control Plan (DCP) requirements.

The reason for this is that Council has concerns about the deficiency in visitor spaces and the potential impact of availability of street parking in the locality and does not support the variation as proposed by the applicant. This proposal provides only 16 visitor spaces where Council’s DCP No 2 requires a total of 24 visitor spaces.

In this regard, Council is aware that the applicant seeks to provide a surplus of 14 car parking spaces and sees no reason why part of this surplus should not be allocated to visitor car parking.

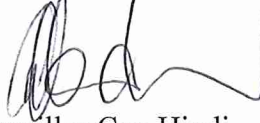


Council now seeks your support for modifying Condition No. 75 to read as follows:

**75. OCC2007 – Development Assessment – Allocation of car parking spaces** – Car parking associated with the development is to be allocated as follows:

- (a) Residential dwellings: **81** spaces (including 10 accessible spaces, one per each adaptable dwelling).
- (b) Residential visitors : **24** spaces (to remain as common property)
- (c) .....

Yours sincerely,



Councillor Con Hindi  
**Mayor of Hurstville**