



Folder Number: DA/96/2015

MEMO

To	Joint Regional Planning Panel (JRPP) Sydney West Region	Date	23 November 2015
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From	Sasi Kumar – Senior Development Assessment Officer		

Subject 2015SYW157 JRPP Sydney West Region Meeting 9 December 2015 Parramatta - DA/96/2015 - Staged Development including demolition, subdivision to create 2 Torrens title allotments, construction of a McDonalds Restaurant on proposed Lot A and concept approval for a construction of a mixed use development on proposed Lot B, Staged Development including demolition, subdivision to create 2 Torrens title allotments, construction of a McDonalds Restaurant on proposed Lot A and concept approval for a construction of a mixed use development on proposed Lot B. 355 - 375 Church Street, (corner Victoria Road) Parramatta (The site also has frontage to Ross Street), Parramatta NSW 2140.

Addendum to the Assessment Report.

The JRPP, at its meeting on 11 November 2015, considered the subject proposal and decided as follows: -

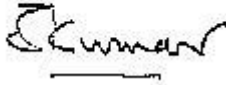
“The decision of the Panel is to defer formal determination of this matter as it considers the development as now proposed is a lost opportunity to present a major architectural feature on this significant site which is located at the intersection of two historical roadways within Parramatta. The Panel acknowledges the Design Excellence Advisory Panel’s opinion that substantial amendment is required to create a building of more appropriate scale and city character in this very significant location of Parramatta, particularly given Parramatta’s role as Sydney’s Western CBD.

Before further considering this application the Panel will discuss this matter with Council’s City Architect.

The Panel also recommends to the applicant that they give serious consideration to developing an amended proposal which responds to this issue.”

In response to the above, the applicant along with their architects and consultant planner has scheduled a meeting with Parramatta City Council - City Architect – Kim Crestani to discuss the design issues on 2 December 2015.

The outcome of the meeting will form part of the final briefing to JRPP on 9 December 2015.

A handwritten signature in black ink, appearing to read 'Sasi Kumar', with a horizontal line underneath.

Sasi Kumar
Senior Development Assessment Officer
Development Assessment Services