

#### MEETING DETAILS

<b>MEETING DATE / TIME</b>	Wednesday, 6 March 2019 Opening Time – 2.45pm Closing Time – 2.58pm Site inspection undertaken before briefing
<b>LOCATION</b>	Rydalmere Operations Centre, City of Parramatta, 316 Victoria Road, Rydalmere

#### BRIEFING MATTER:

2018CCIO23 – LGA – City of Parramatta – DA843/2018

Address - 18-20 Irving Street, Parramatta

Description - Demolition, tree removal, lot consolidation and construction of a four (4) storey residential flat building under the provisions of State Environmental Planning Policy (Affordable Rental Housing) 2009 (ARHSEPP) comprising 22 units with basement parking.

#### PANEL MEMBERS

<b>IN ATTENDANCE</b>	Mary-Lynne Taylor (Acting Chair) Paul Mitchell Peter Brennan Sameer Pandey Martin Zaiter
<b>APOLOGIES</b>	Steven Issa
<b>DECLARATIONS OF INTEREST</b>	Nil

#### OTHER ATTENDEES

<b>COUNCIL ASSESSMENT STAFF</b>	Jonathan Cleary Liam Frayne
<b>OTHER</b>	Planning Panels Secretariat: Suzie Jattan

#### KEY ISSUES DISCUSSED AND MATTERS TO BE ADDRESSED IN THE COUNCIL ASSESSMENT REPORT:

- Compatibility of the character test for the future area (will not meet the character test)
- Precedent would be set with 4 storeys where there are approved 3 storeys
- Appearance of the Street
- The panel is not convinced of the design approach to the 4<sup>th</sup> floor.
- The street setback should be increased for the 4<sup>th</sup> floor