

BRIEFING DETAILS

BRIEFING DATE / TIME	Tuesday, 11 December 2018 – 11.15am and 11.35am Site inspection undertaken before briefing
LOCATION	Georges River Council – Hurstville Civic Centre, cnr Dora St and McMahon St, Hurstville

BRIEFING MATTER(S)

2018SSH039 – Georges River - DA2018/0178 – 12-24 Stanley St, Kogarah - Demolition of the existing seven (7) dwelling houses and associated outbuildings and the construction of an eleven (11) storey residential flat building containing 114 apartments, four (4) levels of basement car parking servicing a total of 175 car parking spaces, landscaping in the form of ground floor areas of open space and a communal rooftop area, including associated site works.

PANEL MEMBERS

IN ATTENDANCE	Nicole Gurran (Chair), Bruce McDonald, Stuart McDonald, Con Hindi, Leesha Payor
APOLOGIES	Helen Lochhead, Nick Katris
DECLARATIONS OF INTEREST	None

OTHER ATTENDEES

COUNCIL ASSESSMENT STAFF	Ramez Guirguis, Larissa Ozog
OTHER	Brianna Cheeseman – Planning Panels Secretariat

KEY ISSUES DISCUSSED

- North Kogarah DCP compliance
- Internal amenity – cross ventilation, solar access - need to comply with ADG requirements
- Street frontage / lack of a defined street entry
- Breezeway and visual connectivity between the two buildings; importance of the vertical garden element
- Presentation and articulation of the buildings
- Desirability of two lift cores; concern regarding long corridors necessitated by a single lift core
- Corridors need to be included in the FSR calculation
- Excess carparking & inclusion in FSR calculation

TENTATIVE PANEL MEETING DATE: N/A