

## RECORD OF DEFERRAL

### SYDNEY EASTERN CITY PLANNING PANEL

<b>DATE OF DEFERRAL</b>	Thursday 5 September 2019
<b>PANEL MEMBERS</b>	Carl Scully (Chair), Abigail Goldberg, John Roseth, Ted Cassidy
<b>APOLOGIES</b>	Sue Francis, Monica Wangmann, Deborah Laidlaw, Jacinta Reid
<b>DECLARATIONS OF INTEREST</b>	None

Public meeting held at Fraser Suites Sydney, 488 Kent Street Sydney, on 5 September 2019, opened at 1.56pm and closed at 2.45pm.

#### MATTER DEFERRED

2019ECI018 – Inner West – DA10.2018.220 at 74-75 Carlton Crescent Summer Hill for a student accommodation building (as described in Schedule 1).

#### REASONS FOR DEFERRAL





The Panel agreed to defer the determination of the matter until the receipt of a supplementary report by council no later than 24 October 2019.

The reason for deferral is to allow the applicant to submit to council, by 13 September 2019, an amended proposal which includes a flood wall to protect the occupants of the proposed development in the case of a PMF event.

In addition, the amendment should deal with the adequacy of bike storage and the fire safety of the building. Following receipt of the supplementary report, the Panel will determine the application at a further public meeting.

The decision to defer the matter was unanimous.

The Panel adjourned during the meeting to deliberate on the matter and formulate a resolution.

PANEL MEMBERS	
 Carl Scully (Chair)	 John Roseth
 Abigail Goldberg	 Ted Cassidy

SCHEDULE 1		
1	PANEL REF – LGA – DA NO.	2019ECI018 – Inner West – DA10.2018.220
2	PROPOSED DEVELOPMENT	Partial demolition of existing building and construction of a 180 room student accommodation building (Boarding House) over 4 levels, with associated management offices, common rooms and landscaping.
3	STREET ADDRESS	74 – 75 Carlton Crescent Summer Hill
4	APPLICANT/OWNER	Iglu No. 210 Pty Ltd
5	TYPE OF REGIONAL DEVELOPMENT	General development over \$30 million
6	RELEVANT MANDATORY CONSIDERATIONS	<ul style="list-style-type: none"> <li>• Environmental planning instruments: <ul style="list-style-type: none"> <li>○ State Environmental Planning Policy No. 55 – Remediation of Land</li> <li>○ State Environmental Planning Policy (Infrastructure) 2007</li> <li>○ State Environmental Planning Policy No.64 – Advertising and Signage</li> <li>○ State Environmental Planning Policy (Affordable Rental Housing) 2009</li> <li>○ State Environmental Planning Policy (Building Sustainability Index: BASIX) 2004</li> <li>○ Ashfield Local Environmental Plan 2013</li> </ul> </li> <li>• Draft environmental planning instruments: Nil</li> <li>• Development control plans: <ul style="list-style-type: none"> <li>○ Inner West Comprehensive Development Control Plan 2016</li> </ul> </li> <li>• Planning agreements: Nil</li> <li>• Provisions of the <i>Environmental Planning and Assessment Regulation 2000</i>: Nil</li> <li>• Coastal zone management plan: Nil</li> <li>• The likely impacts of the development, including environmental impacts on the natural and built environment and social and economic impacts in the locality</li> <li>• The suitability of the site for the development</li> <li>• Any submissions made in accordance with the <i>Environmental Planning and Assessment Act 1979</i> or regulations</li> <li>• The public interest, including the principles of ecologically sustainable development</li> </ul>
7	MATERIAL CONSIDERED BY THE PANEL	<ul style="list-style-type: none"> <li>• Council assessment report: <b>26 August 2019</b></li> <li>• Clause 4.6 Variation Height</li> <li>• Clause 4.6 Variation FSR</li> <li>• Council submission: 3 September 2019</li> <li>• Written submissions during public exhibition: 7</li> <li>• Verbal submissions at the public meeting: <ul style="list-style-type: none"> <li>○ In objection – Cllr Lucille McKenna</li> <li>○ On behalf of the applicant – Kate Bartlett, Stephen Brain, Guy Lake</li> </ul> </li> </ul>
8	MEETINGS, BRIEFINGS AND SITE INSPECTIONS BY THE PANEL	<ul style="list-style-type: none"> <li>• Site inspection: 15 August 2019</li> <li>• Briefing: 15 August 2019</li> <li>• Final briefing to discuss council's recommendation, 5 September 2019 at 1.30pm. Attendees: <ul style="list-style-type: none"> <li>○ <u>Panel members</u>: Carl Scully (Chair), Abigail Goldberg, John Roseth, Ted Cassidy</li> <li>○ <u>Council assessment staff</u>: Luke Murtus, Conor Wilson, XXX</li> </ul> </li> </ul>
9	COUNCIL RECOMMENDATION	Refusal

10	DRAFT CONDITIONS	Attached to the council assessment report
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