**18 June 2020**

**DA 56271/2019: NOMINATED INTEGRATED Residential 108 Bed Aged Care Facility**

**Property: LOT: 1 DP: 1261345, 88 Scaysbrook Drive KINCUMBER**

**Formerly LOT: 103 DP: 707503, 290 Avoca Drive KINCUMBER**

**Panel Reference No: 2019HCC015**

The following amendments to draft consent conditions are provided to the Hunter and Central Coast Regional Planning Panel following the determination meeting on 16 June 2020.

**List of attachments**

Revised draft consent conditions dated 18 June 2020

Revised Attachment 2 Architectural Plans by Jackson Teece

**Conditions of Consent amendments and additions**

Condition 1.1 is amended

* Provision of revised architectural plans by Jackson Teece:
	+ Material Schedule
	+ Notations on all floor plans and roof plan for the installation of a fire sprinkler system

Condition 2.2 of Draft Conditions dated 7 April is deleted – not relevant to residential aged care facility and conditions renumbered accordingly.

Condition 2.14 is amended

* The condition now requires all trees shown on the E3 land retained and all land within the identified E3 – Environmental Management Zone is to be identified as a ‘No Go Area’, with no works to be undertaken within this area

Condition 2.15 is added

* The condition requires amendments to the landscape plan and to be approved by Council prior to issue of any construction certificate and includes:
	+ Additional details, tree heights, cross-sections and mounding details
	+ Location and details of all retaining walls
	+ Provision of a minimum of 4 street trees to the Avoca Drive frontage
	+ No tree clearing in the E3 zone
	+ Retention of trees numbered 14, 15, 16 and 17 as identified in the Arboricultural Impact Report prepared by Landscape Matrix Pty Ltd dated 25 October 2019
	+ Endorsement by an accredited Bushfire Consultant for compliance with NSW RFS requirements.

Condition 6.7 is amended

* The condition now requires all works associated with the approved Landscape Plans to be maintained for the lifetime of the development.

Advisory condition added

* The advisory condition provides details regarding the use of the Brentwood Village minibus.
* Brentwood Village operates a minibus and will provide a transport service and facilitate integration between Brentwood Village and the residential aged care facility. The service will be available on a regular basis and provide residents access to services such as shops, bank service providers, general medical, community and other retail and commercial services, and for specially organised and occasional trips to meet the recreational and entertainment needs of residents.

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K Hanratty

**Senior Development Planner** 