

#### BRIEFING DETAILS

<b>BRIEFING DATE / TIME</b>	Thursday, 6 October 2022, 2pm to 3pm
<b>LOCATION</b>	MS Teams

#### BRIEFING MATTER(S)

**PPSSEC-196 - DA/199/2022 – Randwick - 509-511 Bunnerong Road, Matraville**

St Agnes educational establishment, child-care centre development, Alterations to existing educational establishment, child-care centre and ancillary signage

#### PANEL MEMBERS

<b>IN ATTENDANCE</b>	Carl Scully, Jan Murrell, Danny Said, Bill Burst
<b>APOLOGIES</b>	Chris Wilson
<b>DECLARATIONS OF INTEREST</b>	Nil

#### OTHER ATTENDEES

<b>COUNCIL ASSESSMENT STAFF</b>	Ferdinando Macri and Scott Cox
<b>APPLICANT REPRESENTATIVES</b>	Paul McLean, Gregory Hanna, Tim Blackall, Paul McLean, Alan Samsa

#### KEY ISSUES DISCUSSED

- Most contentious issue raised over domain of licenced Matraville RSL carpark (Crown lands domain) at the end of Norfolk Lane. Crown land has been engaged on a number of occasions on the school's proposal to use for the potential overflow for the 'KISS'N'RIDE' ride area locate on Norfolk Lane.
- 'KISS'N'RIDE' laneway has been proposed and is with council, this would be on site and mitigate potential use of carpark as it would provide an onsite 'KISS'NRIDE' zone. Norfolk Lane is a crown road not public so no current access / formal access into the car park without a formal approval no access to the car park.
- RSL curtilage has a current native title claim, due to be finalised by December next year. Car park - may be identified as an alternative community use, may no longer be available as a car park or open space.
- Other traffic issues discussed regarding three times increase in student and staff, with no student limit currently conditioned. Panel concerned with the traffic study outcomes as it could be skewed by COVID impacts. Panel request another traffic survey to be completed for post COVID statistics, this is to include the summary of the ride share statistics as a part of this report, this is to ensure the outcome is appropriate.

- Consideration of the loop of Norfolk Lane as a possible resolution to the 'KISS'N'RIDE' and traffic issues. More interaction between council and applicant needed with input from the RSL and crown lands.
- Concern regarding the reduction of outdoor play space, from 24sqm to 4.8 sqm per student. Resulting from the more classroom, means less outdoor space. Applicants notes the different types of outdoor spaces provided including sensory.
- Concern around bulk and scale if Block B built form, no clear detail provided parapet height and whether that fits into the character of the area. Panel recommends consultation with design review panel.
- Concern with ESD measures. Several buildings on site don't have solar panels or water retention. The Block A has a CDC with a solar panel.

**DETERMINATION DATE – TBA**