

BRIEFING DETAILS

BRIEFING DATE / TIME	Thursday, 30 January 2025, 11.35am and 12.02pm
LOCATION	MS Teams Videoconference

BRIEFING MATTER(S)

PPSSEC-350 - Woollahra - DA 477/2019/3 - 30 Alma Street, Paddington - Modifications to the approved scheme

PANEL MEMBERS

IN ATTENDANCE	Carl Scully (Chair), Alice Spizzo and Toni Zeltzer
APOLOGIES	Nil
DECLARATIONS OF INTEREST	Susan Budd and Lucinda Regan

OTHER ATTENDEES

COUNCIL ASSESSMENT STAFF	Valdis Aleidzans and George Fotis
DEPARTMENT STAFF	Carolyn Hunt and Lisa Ellis
OTHER	Nil

KEY ISSUES DISCUSSED

- Location and site context provided, noting commencement of demolition works
- Proposal noted as a modification to approved multi-purpose sporting facilities
 - Reconfiguration of internal spaces within club building
 - Replace warm up area for soccer fields with child adventure playground
 - Additional security measures
 - No changes to the external building envelope
- Request for information to be sent
 - Updated Plan of Management
 - Height of play equipment
 - Detailed changes to be identified on architectural plans, including proposed security infrastructure
 - Elevation drawings of Alma St
 - Confirmation of proposal in relation to right of carriageway
- Submission period yet to finish (01/02/2025), with 4 submissions received to date, noting acoustic impacts, construction related impacts, potential impact upon Vodafone site, scale and bulk of new playground, privacy with new playground, safety and behaviour concerns, proposed boom gates

Planning Panels Secretariat

causing queuing onto Alma Street, exit lane compliance with Australian Standard, request pedestrian crossing at Alma St entry and construction over right of carriageway

Referrals:

- External –
 - Water NSW – to be resolved
 - Sydney Water – resolved
- Internal – Environmental Health – awaiting response

Panel Comments:

- Lighting of playground area and security
- Referral to NSW Police to be considered
- Clarification of potential impact on access to school
- Adequacy of landscaping

TENTATIVE DETERMINATION DATE SCHEDULED FOR: end of May 2025