

BRIEFING DETAILS

BRIEFING DATE / TIME	14 May 2020, 9.15am and 10am
LOCATION	Microsoft Teams due to COVID-19 precautions

BRIEFING MATTER(S)

PPSSEC-7 – Strathfield - DA-2019/143 – 11-17 Columbia Lane, Homebush

Demolition of existing structures and construction of a mixed use residential development up to 26 storeys comprising 398 apartments over four (4) levels of basement parking, communal open space, provision of public domain works and extension of existing road.

PANEL MEMBERS

IN ATTENDANCE	Carl Scully (Chair), Roberta Ryan, Vivienne Albin
APOLOGIES	Jan Murrell
DECLARATIONS OF INTEREST	Mike Ryan declared a conflict of interest and did not participate in the briefing. Some years ago, Mike was engaged on contract by Council to undertake an assessment of an earlier planning proposal involving this site.

OTHER ATTENDEES

COUNCIL ASSESSMENT STAFF	Kandace Lindeberg, Joseph Gillies
OTHER	Brianna Cheeseman – Planning Panels Secretariat

KEY ISSUES DISCUSSED

- Solar Access and Overshadowing impacts on surrounding properties
- Solar access issues on subject site from Kennards future re-development
- Building Design and cumulative impact considerations
- Apartment Design, including insufficient ground level communal open space
- Acoustic Impacts
- Affordable housing component inconsistent with Planning Proposal
- Interface with Public Domain
- Ground Floor retail and Live / Work Suites is compliant with mixed-use zoning, but does not achieve the potential for activation of the space
- Traffic and Parking issues
- Waste Management
- Sustainable Design issues
- The Panel recommends Council continues with their assessment report

TENTATIVE PANEL MEETING DATE: N/A

Planning Panels Secretariat

4PSQ 12 Darcy Street, Parramatta NSW 2150 | Locked Bag 5022, Parramatta NSW 2124 | T 02 8217 2060 |
www.planningportal.nsw.gov.au/planningpanels