

Record of Kick-Off Briefing Sydney North Planning Panel

PANEL REFERENCE, DA NUMBER & ADDRESS	PPSSNH-294 – DA 32/22 - North Sydney, G 100 Walker Street, North Sydney, 102 Walker Street, North Sydney
APPLICANT / OWNER	Applicant – Eliza Scobie Owner - PRO-INVEST CAM (ST) PTY LTD AS TRUSTEE FOR PRO-INVEST 100 WALKER OFFICE TRUST
APPLICATION TYPE	Commercial building, Demolition of existing commercial building and construct 48-storey commercial building with rooftop plant and architectural feature (RL239m), comprising office and retail land uses with public domain works and provision of an east-west pedestrian connection between Walker Street and Little Spring Street.
REGIONALLY SIGNIFICANT CRITERIA	Capital Investment Value > \$30M
KEY SEPP/LEP	State Environmental Planning Policy (Infrastructure) 2007 State Environmental Planning Policy No. 55 – Remediation of Land North Sydney Local Environmental Plan 2013
CIV	\$255,123,358.00
BRIEFING DATE	16 March 2022

ATTENDEES

APPLICANT	Eliza Scobie, Guy Lake, Mark Hotson, Murray Donaldson, Nick Dillon
PANEL CHAIR	Peter Debnam, Brian Kirk
COUNCIL OFFICER	Jim Davies, Stephen Beattie
CASE MANAGER	Stuart Withington
RSDA TEAM	Stuart Withington, Sharon Edwards and Cameron Brooks

DA LODGED: 27/01/2022

TENTATIVE PANEL DETERMINATION DATE: 13 July 2022

KEY ISSUES IDENTIFIED FOR CONSIDERATION

- Setbacks, building separation, vehicle access.
- Clause 4.6 for height non-compliance.

- Public benefit through-site link needs resolution and will require discussion with adjacent site. Consistent levels between the site and neighbouring Stockland site need to be addressed.
- Design Review Panel content with ground plane, accessibility and environmental performance.
- Council is yet to undertake its full application assessment, so this record is not a final list of the issues they will need to consider in order to draft their recommendation.
- The application is yet to be considered by the Sydney North Planning Panel and therefore future comment will not be limited to the detail contained within.