

Record of Kick-Off Briefing

Sydney North Planning Panel

PANEL REFERENCE, DA NUMBER & ADDRESS	PPSSNH-343 - DA 2022/308 – Willoughby - 1A, 1B, 3, 5, 7, 9, 11, 13, 15, 17, 19, 21, 23-25, 27, 29 Bowen Street, Chatswood, 12, 14, 16, 18 Moriarty Road Chatswood
APPLICANT / OWNER	Applicant – Cameron Gray - BM CHATSWOOD PTY LTD Owners – Zhongwei Sun, Young Tae, Bong Kum, Zhen Lu, Wei Huang, Mary Jiang, Kheng Chiok, Yubo Chen, Valerie Tuck, Grace Ann
APPLICATION TYPE	Development Application
REGIONALLY SIGNIFICANT CRITERIA	Capital Investment Value > \$30M
KEY SEPP/LEP	State Environmental Planning Policy (Building Sustainability Index: BASIX) 2004 State Environmental Planning Policy (Resilience and Hazards) 2021 State Environmental Planning Policy (Planning Systems) 2021 State Environmental Planning Policy (Transport and Infrastructure) 2021 State Environmental Planning Policy No 65—Design Quality of Residential Apartment Development Willoughby Local Environmental Plan 2012
CIV	\$60,517,769.00
BRIEFING DATE	16 November 2022

ATTENDEES

PANEL CHAIR	Peter Debnam, Julie Savet Ward, Brian Kirk
COUNCIL OFFICER	Peter Wells
CASE MANAGER	Alexandra Hafner
PLANNING PANELS SECRETARIAT	Suzie Jattan

DA LODGED: 27 September 2022

RFI SUBMISSION DATE: Council is to advise the Planning Panels Secretariat within 7 days of the RFI being issued to the Applicant.

TENTATIVE PANEL BRIEFING DATE

Exhibition dates: 14 October 2022-31 October 2022

TENTATIVE PANEL DETERMINATION DATE

Estimated completed assessment report date: 30 June 2022

ISSUES DISCUSSED

- SNPP advised on 16 November 2022 that the applicant would not be in attendance of the subject kick off briefing as the applicant is lodging an appeal with the Land and Environment Court.
- Site isolation issue with No. 6, 8 and 10 Moriarty Road.
- DCP contemplated a 5 storey form.
- Clause 4.6 submitted seeking a variation to the overall building height.
- Site subject to a previous planning proposal.
- No design excellence process undertaken during the planning proposal. A review will be undertaken as part of the DA stage.
- 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.

REFERRALS REQUIRED

Internal

External