

## Record of Preliminary Briefing Sydney North Planning Panel

<b>PANEL REFERENCE, DA NUMBER &amp; ADDRESS</b>	PPSSNH-484 - MOD2024/0005 – Ryde - 50 CONSTITUTION ROAD MEADOWBANK, 1 RAILWAY ROAD MEADOWBANK, 13-17 RAILWAY ROAD MEADOWBANK, 18-20 RAILWAY ROAD MEADOWBANK, 9-11 RAILWAY ROAD MEADOWBANK, Modification to LDA2020/0199 seeking to amend the approved development such that the approved residential apartments are used as a Built-to-Rent facility with reduction in number of apartments from 133 to 129, internal alterations and additions including deletion of basement level 03.
<b>APPLICANT / OWNER</b>	Applicant: Juey Thanyakittikul - SASCO DEVELOPMENTS PTY LIMITED Owner: Shepherds Bay Holdings Pty Ltd
<b>APPLICATION TYPE</b>	Modification Application
<b>REGIONALLY SIGNIFICANT CRITERIA</b>	4.56 Modification
<b>CIV</b>	\$0
<b>DISCUSSION DATE</b>	19 June 2024

### ATTENDEES

<b>PANEL CHAIR</b>	Peter Debnam
<b>PANEL MEMBERS</b>	Nicole Gurran, Brian Kirk
<b>COUNCIL OFFICER</b>	Carine Elias, Sandra McCarry, Holly Charalambous
<b>CASE MANAGER</b>	George Dojas
<b>PLANNING PANELS SECRETARIAT</b>	Adam Iskander

### KEY ISSUES:

- Traffic and parking
- Reduced parking requires merit-based assessment
- Loss of basement may result in substantially not the same development.
- The decision on the application must be made only on the planning considerations relevant to the application

