

BRIEFING DETAILS

BRIEFING DATE / TIME	Monday, 6 March 2023, 10:00 am to 10:30 am
LOCATION	Teleconference

BRIEFING MATTER

PPSSSH-121 – Canterbury-Bankstown – DA-698/2022 – 10 Nelson Short Street, Potts Hill

Construction of a two storey, 72-unit warehouse and light industrial business park with associated parking and landscaping.

PANEL MEMBERS

IN ATTENDANCE	Annelise Tuor (Chair), Penny Holloway, Glennis James, Bilal El-Hayak, Charlie Ishac
APOLOGIES	Nil
DECLARATIONS OF INTEREST	Nil

COUNCIL STAFF	Ian Woodward, George Gouvatsos, Stephen Arnold, Cassandra Gibbons, Priscilla Prakash, Christopher Phu
DPE PANEL SECRETARIAT	Sung Pak and Timothy Cook

KEY ISSUES DISCUSSED

The Panel notes the key issues raised in Council's Briefing Note, in particular the following matters should be considered:

- The building design and its interface with the residential area on the opposite side of Graf Street, given the site has a significant fall.
- Provide accurate photomontages, based on survey data, demonstrating the development from the corner of Graf Street and Bunker Road and the residential area.
- Whether a staff "canteen" that is ancillary to the warehouse/light industrial use can be provided instead of the Neighbourhood shop.
- Whether the shortfall of two parking spaces can be accommodated by reconfiguration of upper level units.
- Whether some units can be amalgamated into larger units.
- Council to research other 2 storey warehouse developments, in relation to internal access ramps and parking impacts on amenity (air quality and noise) and bulk (not GFA).
- Increase setback to Nelson Short Street to comply with DCP requirement.

DETERMINATION DATE – JUNE 2023

Planning Panels Secretariat

4PSQ 12 Darcy Street, Parramatta NSW 2150 | Locked Bag 5022, Parramatta NSW 2124 | T 02 8217 2060 |
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