

BRIEFING DETAILS

BRIEFING DATE / TIME	Wednesday, 6 December 2023, 2pm – 2:45pm
LOCATION	MS Teams

BRIEFING MATTER(S)

PPSSTH-253 – Wollongong - DA-2022/714 – 37-39 Burelli Street, Wollongong 2500

Mixed Use Development - Demolition of existing structures and construction of 14 storey building, two (2) commercial spaces, 71 residential apartments, basement and podium sleeved parking, associated communal open space and landscaping.

PANEL MEMBERS

IN ATTENDANCE	Juliet Grant (Acting Chair), Grant Christmas, David Brown
APOLOGIES	Chris Wilson (Chair), Mark Carlon
DECLARATIONS OF INTEREST	None

OTHER ATTENDEES

COUNCIL ASSESSMENT STAFF	Anne Starr, Pier Panozzo, Mark Adamson
DPE	Amanda Moylan, Tim Mahoney

KEY ISSUES DISCUSSED

Council assessment staff provided an update to the Panel which included a summary of the applicant response to the request for further information dated 21 September 2023.

The following matters were discussed:

- Suggested design solutions/improvements declined by applicant.
- Building separation and pedestrian experience within the Burelli St link.
- Design excellence.
- DRP comments and suggested architectural embellishments.
- Proposed Public Art Plan.
- TfNSW support to the proposal and conditions of consent.
- Outstanding critical issues regarding waste collection including:
 - TfNSW advice that there should be no waste collection or bins placed on Corrimal Street.
 - The ongoing review of the proposed arrangements for collecting bins from Burelli Street by the Council waste team. Final response anticipated within the next two weeks.
 - Issues associated with on-street collection of bins from Burelli Street and conflict with enhanced pedestrian amenity and the surrounding public domain.

Planning Panels Secretariat

- Loading/unloading arrangements.
- Council preference for no kerbside collection.
- Servicing demand for residential component and limitations in using SR/MR waste collection vehicles in accessing waste collection points internally.
- Ongoing liaison with internal referral staff explore options to resolve outstanding issues.
- Confirmation that there are no immediate plans for the development of the Council owned adjoining land (currently leased for car sales).

The Panel noted the outstanding issues in relation to waste management and collection and encouraged the applicant to seek to address these issues to the satisfaction of Council.

The Panel requested Council to:

- Upload the amended document set received in response to the RFI to the Planning Panel e-portal case: and
- Prepare a final assessment report to be considered by the Panel at a final determination meeting on 13 February 2024.

TENTATIVE DETERMINATION DATE SCHEDULED FOR: 13 February 2024