

Record of Kick-Off Briefing Sydney Western City Planning Panel

PANEL REFERENCE, DA NUMBER & ADDRESS	PPSSWC-278 – Liverpool – DA# - Lot 3 Faulkner Way, Edmondson Park
APPLICANT / OWNER	Applicant: UPG Edmondson Parkland Pty Ltd Owner: Landcom
APPLICATION TYPE	<p>Construction of 2 residential flat buildings, each containing a podium and 2 towers, comprising 40 terrace houses within the podiums and 226 apartment style units within the towers configured as follows - 37 x 1 bedroom dwellings; - 154 x 2 bedroom dwellings; - 65 x 3 bedroom dwellings; and - 9 x 4 bed dwellings - 1 x 5 bedroom - Car parking for 398 vehicles, including 27 accessible spaces and 1 loading dock with turntable across 1 x basement level per podium and sleeve parking within each podium itself. 20 motorcycle spaces and 266 bicycle parking spaces.</p> <p>Landscaping and public domain improvements to the Site, podiums, and interface with Maxwells Creek Riparian Corridor. Provision of utilities and services.</p> <p>The application is identified as Nominated Integrated Development under the Water Management Act 2000 requiring approval from DPI Water</p>
REGIONALLY SIGNIFICANT CRITERIA	Capital Investment Value > \$30M
CIV	\$ 95,161,530.00 (excluding GST)
BRIEFING DATE	6 March 2023

ATTENDEES

APPLICANT	Richard Boulos, Stephen Gouge, Joe Strati, Patrick Elias, Cristian Rojas, Felipe Miranda, Ramin Jahromi
PANEL	David Kitto
COUNCIL OFFICER	Amanda Merchant, Nabil Alaeddine
CASE MANAGER	Kate McKinnon
PLANNING PANELS SECRETARIAT	Sharon Edwards

DA LODGED: 3 August 2023

TENTATIVE PANEL BRIEFING DATE: Requirement not currently anticipated

TENTATIVE PANEL DETERMINATION DATE: August 2023

ISSUES LIST

- The Panel, Council and the Applicant discussed the Development Applications reliance upon MOD 5 to Concept Plan MP10_0118 and the status and timing of finalisation of the VPA required prior to the determination of MOD 5.
- The applicant presented the proposed development, including the site and site and planning context. Matters further discussed with the Panel and Council included:
 - The proposals built form and scale;
 - Urban design elements; and
 - Consistency with broader precinct.

Note

- 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 Western City Planning Panel and therefore future comment will not be limited to the detail contained within.