



Your ref:
17/10119

Mrs Kristy Hodgkinson
Hamptons Property Services
PO Box 954
EDGECLIFF NSW 2027

Dear Mrs Hodgkinson

Determination of application for a site compatibility certificate for 163 Birrell Street, Waverley – *State Environmental Planning Policy (Housing for Seniors or People with a Disability) 2004*.

I refer to your application received on 19 July 2017 for a site compatibility certificate under clause 25(1) of *State Environmental Planning Policy (Housing for Seniors or People with a Disability) 2004* (Seniors Housing SEPP) in relation to 163 Birrell Street, Waverley.

I, the Executive Director, Regions as a delegate of the Secretary have determined the application under clause 25(4)(a) of the Seniors Housing SEPP by issuing a site compatibility certificate subject to satisfaction of certain requirements specified in the certificate (clause 25(7)). I have attached the Certificate of Site Compatibility.

I note that the final layout and heights, building construction and onsite facilities in the proposed seniors housing development will be subject to the resolution of issues relating to building height, bulk and scale, heritage, traffic, flora, potential land contamination, open space and landscaping. The Certificate has been conditioned to confirm that these matters will need to be addressed through a development application process.

If you have any questions in relation to this matter, please contact Mr Brendan Metcalfe, Senior Planner of the Department of Planning and Environment's Sydney Region East branch on (02) 9860 1442.

Yours sincerely


Stephen Murray
Executive Director, Regions
Planning Services

25 September 2017

Encl: Site Compatibility Certificate