

BRIEFING DETAILS

BRIEFING DATE / TIME	Thursday, 29 August 2024, 9.00am and 9.59am
LOCATION	MS Teams Videoconference

BRIEFING MATTER(S)

PPSSEC-281 – Randwick – DA/168/2023 – 215B Anzac Parade, Kensington – Integrated Development - Demolition of existing structures, removal of five trees on-site, excavation and remediation. Construction and use of five buildings for mixed use including student accommodation, UNSW university space, and ancillary retail, new communal and publicly accessible open space, and basement car parking

PANEL MEMBERS

IN ATTENDANCE	Carl Scully (Chair)
APOLOGIES	Nil
DECLARATIONS OF INTEREST	Amelia Thorpe

OTHER ATTENDEES

COUNCIL ASSESSMENT STAFF	Louis Coorey, Frank Ko, Meryl Bishop and Ferdinando Macri
DEPARTMENT STAFF	Tim Manning, Tim Beattie, Clare Hall, Mark Pellen
DEPARTMENT STAFF	Carolyn Hunt and Lisa Ellis

KEY ISSUES DISCUSSED

- Confirmation of matters outlined by Panel to be canvassed with the applicant -
 - The footprint of Building D be reduced to accommodate a turning circle for B99 vehicles as referred to in the Colston Budd Rogers and Caffey's report lodged on behalf of NIDA (dated 31 July 2024).
 - The footprint of Building C be reduced to ensure that the setback of both Building B and C is the same 10 metres (with an additional 3m wide colonnade at ground level) from its boundary with NIDA along the whole length of the northern elevation. Noted that a consistent colonnade or something similar to be constructed on both buildings.
 - Discussions between Council and the applicant occur around a workable drop off zone in the event the turning circle is provided for B99 vehicles.
- Turning circle for B99 vehicles -
 - Amended plans provided outlining a B99 turning circle, which includes a reduction in Building D (loss of 8 units over 4 floors) which have been confirmed by applicant's traffic consultant
 - Council assessment to confirm turning circle dimensions
- Footprint of Building C –

Planning Panels Secretariat

- Amended plans provided noting a reduction in size of Building C, noting whole of Building C being setback of 10m (ground level setback of 13m with colonnade with upper levels being 10m)
- Drop off zone -
 - 3 options presented by applicant to Council, with amended plans enabling all 3 options:
 - Bus drop off zone with pedestrian access via colonnade to Anzac Parade; smaller vehicle pick up/drop off along NIDA building with pedestrian access to NIDA building
 - Double bus drop off zone to enable concurrent drop off
 - Bus drop off and small vehicle zones on NIDA side of driveway
 - Drop off zone width to be confirmed with traffic consultants, noting need to maintain 3 lanes, with Council to confirm required footpath width
 - Easement for access -
 - Proposed easement noted as an increase on existing
 - Council to identified easement requirements including registration on title and timing
 - Consultation with NIDA to confirm access points
- Application of contributions -
 - Consideration of additional contributions above the 1% and option for Panel to increase
 - Options for consideration with any applications
- Council referral to Transport for NSW -
 - Consultation next week, noting request by applicant to be included
 - Consideration of options, including Plan of Management of service lane, particularly for event management

DETERMINATION DATE SCHEDULED FOR: 12 September 2024