

CENTRAL SYDNEY PLANNING COMMITTEE

THURSDAY 16 MAY 2002

Meeting No 268

MINUTES of the Meeting of the Central Sydney Planning Committee held in the Council Chamber, Sydney Town Hall, on Thursday 16 May 2002 commencing at 5.20pm.

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PRESENT

The Right Hon the Lord Mayor Councillor Frank Sartor
(Chairman)

Mr Neil Bird, Councillor Robert Ho, Ms Sue Holliday (Director-General, Department of Planning), Mr Chris Johnson, Ms Antoinette le Marchant, and Councillor Lucy Turnbull.

The Director City Development was also present.

ORDER OF BUSINESS (S002287):

Resolved:

That in accordance with Clause 12(2) of the Local Government (Meetings) Regulation 1999, the order of business be altered for the convenience of the public present, such that the agenda items be dealt with in the following order:

4. Planning NSW Referral: Towns Place, Walsh Bay
6. Design Competition: 232-248 Pitt Street and 163-167 Castlereagh Street, Sydney
5. Central Sydney Local Environmental Plan 1996: Draft Amendment - Hickson Road
1. Confirmation of Minutes
2. Matters Arising from the Minutes
3. Development Applications
7. Progress Report on Development Applications
8. New Development Application Lodgements and Delegated Items
9. General Business

ITEM 1. CONFIRMATION OF MINUTES (S010833)

Resolved on the motion of Ms le Marchant, seconded by Councillor Turnbull -

That the Minutes of the meeting of the Central Sydney Planning Committee held on 18 April 2002 be taken as read and confirmed.

ITEM 2. MATTERS ARISING FROM THE MINUTES (S010833)

There were no matters arising from the Minutes of the meeting of the Central Sydney Planning Committee held on 18 April 2002.

ITEM 3. DEVELOPMENT APPLICATIONS (S010833)

There were no development application assessments for this meeting of the Central Sydney Planning Committee.

ITEM 4. PLANNING NSW REFERRAL: TOWNS PLACE, WALSH BAY (O2001/00080)

Declaration of Interest

Ms Holliday declared an interest in this item as she will be providing advice to the Minister for Planning who is the consent authority. Ms Holliday took no part in discussion or voting on this item.

Note - A report prepared by Walsh Bay Partnership was circulated to members at the meeting of the Central Sydney Planning Committee.

The following persons addressed the meeting of the Central Sydney Planning Committee on this matter:

Mr Gavin Carrier - Walsh Bay Finance Pty Ltd
Mr Malcolm Scholl - Walsh Bay Finance Pty Ltd
Mr Norm Snowdon - resident
Mr Chad Ford - resident

Resolved on the motion of Mr Bird, seconded by Mr Johnson -

That arising from consideration of a report by the Specialist Planner to the Central Sydney Planning Committee on 16 May 2002, in relation to the Planning NSW referral DA No. 351-11-2001 made by Walsh Bay Finance Pty Ltd for the site known as Towns Place, being the land bounded by Towns Place, Hickson Road and Dalgety Road, Walsh Bay for demolition of the existing buildings and construction of a new residential development containing 65 apartments, residential and commercial car parking (268 spaces) and the retention and refurbishment of the historic ablutions block and weighbridge, it be resolved that:-

- (A) the subject report be received and noted;
- (B) a copy of the submission, as shown at Attachment I to the subject report, as amended at the meeting of the Central Sydney Planning Committee, be forwarded to Planning NSW for consideration in the determination of the development application; and
- (C) authority be delegated to the Lord Mayor to finalise the submission, consistent with the decision of the Central Sydney Planning Committee.

**ITEM 5. CENTRAL SYDNEY LOCAL ENVIRONMENTAL PLAN 1996:
DRAFT AMENDMENT - HICKSON ROAD (S011712)**

Resolved on the motion of Councillor Turnbull, seconded by Ms le Marchant -

That arising from consideration of a report by the Director City Development to the Central Sydney Planning Committee on 16 May 2002, regarding the Draft Amendment to Central Sydney Local Environmental Plan 1996, it be resolved that:-

- (A) the Draft Amendment to Central Sydney Local Environmental Plan 1996, as shown at Attachment A to the subject report, be submitted to the Minister for Planning, seeking gazettal;
- (B) the delegation functions in relation to Section 69 of the Environmental Planning and Assessment Act 1979 be utilised in this case;
- (C) authority be given to the Lord Mayor to make drafting changes in response to the consideration of the Draft Amendment by Council; and
- (D) persons who made submissions regarding the Draft Amendment be advised of this resolution.

ITEM 6. DESIGN COMPETITION: 232-248 PITT STREET AND 163-167 CASTLEREAGH STREET, SYDNEY (S014880)

Declaration of Interest

Ms le Marchant declared an interest in this item as Chief Executive Officer of KU Children's Services which manages child care services for the Lend Lease Group, and is currently proposing a joint venture activity with the Lend Lease Group outside the State of New South Wales. Ms le Marchant took no part in discussion or voting on this item.

Mr Ross Bonthorne of Bovis Lend Lease addressed the meeting of the Central Sydney Planning Committee on this matter.

Resolved on the motion of Ms Holliday, seconded by Councillor Turnbull -

That arising from consideration of a report by the Specialist Planner, and following a presentation by Mr Ross Bonthorne of Bovis Lend Lease at the Central Sydney Planning Committee meeting on 16 May 2002, in relation to the design competition undertaken by Bovis Lend Lease for the site at 232-248 Pitt Street and 163-167 Castlereagh Street, Sydney, it be resolved that the Central Sydney Planning Committee:-

- (A) endorse the competition process undertaken for the purposes of clause 28D Design Excellence of Central Sydney Local Environmental Plan 1996;
- (B) commend Bovis Lend Lease for the high quality of the entrants and their designs; and
- (C) commend members of the jury for the high standard of work performed throughout the design competition process and congratulate Mr Richard Francis Jones and Mitchell Girgula Thorpe on their highly successful submission and design.

Carried unanimously.

ITEM 7. PROGRESS REPORT ON DEVELOPMENT APPLICATIONS (A03-00138/1)

Resolved on the motion of Mr Bird, seconded by Councillor Ho -

That arising from consideration of a report by the Manager Development to the Central Sydney Planning Committee on 16 May 2002, in regard to the progress report for the month of April 2002, it be resolved that the report be received and noted.

ITEM 8. NEW DEVELOPMENT APPLICATION LODGEMENTS AND DELEGATED ITEMS (S00-2287)

Resolved on the motion of Ms Holliday, seconded by Mr Johnson -

That arising from consideration of a report by the Manager Development to the Central Sydney Planning Committee on 16 May 2002, in regard to the report on new development application lodgements and delegated items, it be resolved that the report be received and noted.

ITEM 9. GENERAL BUSINESS

9.1 Pitt Street Mall

The Lord Mayor advised members that Council had approved for public exhibition and comment an Access Management Policy for Pitt Street Mall. Information that is to be circulated to retailers in this precinct will also be provided to members of the Central Sydney Planning Committee.

9.2 Department of Transport's CBD Integrated Transport Strategy

Ms Holliday noted that the Central Sydney Planning Committee is still awaiting a briefing by the Department of Transport on the Integrated Transport Strategy and opportunities arising from the construction of the Cross City Tunnel.

9.3 Building Certification

The Lord Mayor advised members of Council's submission to the Parliamentary Enquiry into Building Certification and requested the Director City Development to circulate copies of the submission to members of the Central Sydney Planning Committee, as well as new Council policies relating to tighter management of compliance prior to any legislative reforms that may occur. Ms Holliday was asked to provide to members of the Central City Planning Committee a copy of the Planning NSW submission.

9.4 King Street Wharf

Ms Holliday provided information to members on the King Street Master Plan, including the following issues -

- coach parking; and
- architectural competition with three members of the Central Sydney Planning Committee being nominated to the panel, namely:
 - Councillor Lucy Turnbull
 - Mr Chris Johnson
 - Mr John Kass

9.5 Initiatives regarding Sydney Harbour

Ms Holliday referred to a proposed launch of a Working Harbour report by the Minister for Planning. Ms Holliday indicated that a briefing could be provided for members on these initiatives.

The meeting concluded at 6.45pm.

CHAIRMAN

The next meeting of the Central Sydney Planning Committee is scheduled for 6 June 2002.