

RELEVANT INFORMATION FOR THE CENTRAL SYDNEY PLANNING COMMITTEE

FILE: D/2014/912 **DATE:** 4 December 2014
TO: Lord Mayor and CSPC Members
FROM: Graham Jahn, Director City Planning, Development and Transport
SUBJECT: Information Relevant To Item 6 – Development Application: Unit 35-35B/1A Coulson Street, Erskineville - At CSPC - 04 December 2014

Alternative Recommendation

It is resolved that consent be granted to Development Application No. D/2014/912, subject to the conditions shown in the subject report to the Central Sydney Planning Committee on 4 December 2014, subject to the amendment of Condition (25) and Condition (28) as shown below (with additions shown as ***bold italics*** and deletions shown as ~~strikethrough~~):

(25) ALLOCATION OF PARKING

The number of car parking spaces to be provided for the development shall comply with the table below. Details confirming the parking numbers shall be submitted to the satisfaction of the Certifying Authority prior to the issue of a Construction Certificate.

Car Parking Type	Number
Residential spaces	98
Accessible residential spaces	29
Residential visitor spaces	12
Accessible residential visitor spaces	1
Motorcycle parking	3 <i>(a)</i>
Subtotal	143
Car wash bay	1
<i>Medium Rigid Vehicle loading dock(s)</i> <i>Loading dock vehicle</i>	1 <i>(b)</i>
Total	145

Note:

- (a) ***One (1) car parking space is equivalent to four (4) motorcycle parking spaces. The area equivalent to 3 car parking spaces is to be provided to accommodate parking for 12 motorcycles. ~~Four (4) motorcycle parking spaces is equivalent to one (1) car parking space.~~***
- (b) ***The loading dock is to accommodate Council's standard waste vehicle.***

(28) LOADING DOCK SCHEDULE/REGISTER

The on-site ~~medium rigid vehicle~~ loading dock is also to be available for all residents for use by removal vehicles, bulky good deliveries and similar. This shall be managed either by a schedule showing residents when they can use the dock, or by a register managed on site to allow residents to reserve a time period for their deliveries. This information is to be made available to all residents.

Purpose

The applicant has requested that the conditions be amended to provide clarity with regard to:

- the vehicle type the loading dock is required to accommodate; and
- the area required to be provided for motorcycle parking.

The amendments do not change the intent of the conditions.

Prepared by: Natasha Ridler, Senior Planner

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Approved



**Graham Jahn, Director City Planning,
Development and Transport**