

## Relevant Information for Local Planning Panel

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**FILE:** D/2021/711 **DATE:** 30 August 2023

**TO:** Local Planning Panel Members

**FROM:** Andrew Thomas, Executive Manager, Planning and Development

**SUBJECT:** Information Relevant To Item 4 – Development Application: 357 Glebe Point Road, Glebe – D/2021/711

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### Alternative Recommendation

It is resolved that:

- (A) the variation requested to Clause 4.3 'Height of buildings' in accordance with Clause 4.6 'Exceptions to development standards' of the Sydney Local Environmental Plan 2012 be upheld; and
- (B) pursuant to Section 4.16(3) of the Environmental Planning and Assessment Act 1979, a deferred commencement consent be granted to Development Application No. D/2021/711 subject to the conditions set out in Attachment A to the subject report and subject to the following amendments (additions shown in ***bold italics***, deletions shown in ~~strikethrough~~):

#### (51) ALLOCATION OF PARKING

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

Car Parking Type	Number
Residential spaces (including 7 spaces for 7 terrace 7 houses, and a double garage for Bidura House)	52
Accessible residential spaces	10
Residential visitor spaces	9
Accessible residential visitor spaces	1
<b>Subtotal</b>	<b>70</b>
Motorcycle parking	4 <b>5</b>
Car wash <b>share</b> bay	5 <b>1</b>
9.25m Council Waste Collection Vehicle loading docks	1
<b>Total</b>	<b>77</b>

### Reason

To ensure the allocation of parking is in accordance with the Council's DCP.

### Background

In response to the recommended conditions of consent at Attachment A to Item 4 – Development Application: 357 Glebe Point Road, Glebe – D/2021/711, the applicant has requested a change to Condition 51 'Allocation of Parking'.

Applicant's proposed amendment:

#### (51) ALLOCATION OF PARKING

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<b>Total</b>	<b>77</b>

### Reason

To ensure the allocation of parking is in accordance with the Council's DCP.

Applicant's justification:

Condition 51 of Attachment A refers to 1 motorcycle parking space instead of 5, and 5 car wash bays instead of 1 car share bay.

City Staff comment:

The amendment is supported to address the inconsistency between the proposal and the number of motorcycle parking and car share bay areas allocated to the development. It is also noted that the residential spaces for the 7 terrace houses references '7 spaces for terrace 7 houses' under car parking type instead of '7 spaces for 7 terrace houses'. This description has also been amended.

Prepared by: Jessica Symons, Senior Planner

**Attachments**

**Attachment A.** Correspondence from the Applicant

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Approved



**ANDREW THOMAS**

Executive Manager, Planning and  
Development

# **Attachment A**

**Correspondence from the Applicant**

**From:** [Kate Bartlett](#)  
**To:** [Jessica Symons](#)  
**Subject:** Re: D/2017/582/A & D/2021/711 - Local Planning Panel Notification - 30 August 2023  
**Date:** Monday, 28 August 2023 2:47:44 PM  
**Attachments:** [image004.png](#)  
[image006.png](#)  
[image007.png](#)  
[image001.png](#)

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Thanks Jess

I also saw what I think is a typo in the parking conditions. My understanding is that the parking should be:

- 5 motorcycle spaces (not 1); and
- 1 car share bay (not 5 car wash bays).

Can you let me know if that's correct?

**Kate Bartlett** (*she/her*)

Partner | Director, Planning

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**From:** Jessica Symons <[jsymons@cityofsydney.nsw.gov.au](mailto:jsymons@cityofsydney.nsw.gov.au)>

**Date:** Monday, 28 August 2023 at 2:45 pm

**To:** Kate Bartlett [REDACTED]

**Subject:** RE: D/2017/582/A & D/2021/711 - Local Planning Panel Notification - 30 August 2023

Hi Kate

Thanks for picking that up. I will hopefully have it sorted out for you before the meeting.

Kind Regards