

## Resolution of Local Planning Panel

**9 May 2018**

### Item 8

#### Development Application: 122 Buckingham Street Surry Hills

The Panel:

- (A) Supported the variation sought to Clause 4.3 Height of Buildings development standard in accordance with Clause 4.6 'Exceptions to development standards' in the Sydney Local Environmental Plan 2012.
- (B) Granted consent to Development Application No. D/2018/143 subject to the conditions set out in [Attachment A](#) to the subject report.

Carried unanimously.

#### Reasons for Decision

The Panel approved the application as:

- (A) It is consistent with the objectives of the B4 - Mixed Use zone.
- (B) The variation to clause 4.4 of the Sydney Local Environmental Plan 2012 "Floor space ratio" is consistent with the provisions of Clause 4.6 "Exceptions to development standards" and is in the public interest.
- (C) As conditioned, it is generally consistent with the objectives of the relevant controls for the site.
- (D) The specific retail use and fit-out of the premise will be subject to a future complying development certificate or development application.

- (E) The loss of an onsite car space and loading area will be compensated by an additional on-street car space on Buckingham Street subject to a condition requiring the removal of the vehicle crossover and layback. An on-street loading zone is located adjacent to the site and is sufficient to meet the needs of the existing office premises and future retail premises.
- (F) The recommended operational conditions will ensure the future retail use will operate without adverse impacts to the amenity of neighbouring properties.
- (G) For reasons outlined in the report to the Local Planning Panel.

D/2018/143