

Central Sydney Planning Committee

Meeting No 438

Thursday 15 March 2018

Notice Date 9 March 2018

minutes

city of villages

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Present

Mr Peter Poulet (Deputy Chair)

Members Councillor Jess Scully, Councillor Professor Philip Thalys, Ms Gabrielle Trainor AO, the Hon. Robert Webster and Mr Gary White (Chief Planner, NSW Department of Planning and Environment).

At the commencement of business at 6.05 pm, those present were:-

Mr Poulet, Councillor Scully, Councillor Thalys, Ms Trainor, Mr Webster and Mr White.

The Director City Planning, Development and Transport was also present.

Apologies

The Chair (the Lord Mayor, Councillor Clover Moore), extended her apologies for her inability to attend the meeting of the Central Sydney Planning Committee.

Moved by the Deputy Chair (Mr Poulet), seconded by Councillor Scully -

That the apology from the Lord Mayor be accepted and leave of absence from the meeting be granted.

Carried unanimously.

Item 1 Disclosures of Interest

(a) Section 451 of the Local Government Act 1993

No Members disclosed any pecuniary or non-pecuniary interests in any matter on the agenda for this meeting of the Central Sydney Planning Committee

(b) Local Government and Planning Legislation Amendment (Political Donations) Act 2008

No disclosures were made by any members of the public at this meeting of the Central Sydney Planning Committee

Item 2 Confirmation of Minutes

Moved by the Deputy Chair (Mr Poulet), seconded by Councillor Thalys -

That the minutes of the meeting of the Central Sydney Planning Committee of 15 February 2018, as circulated to Members, be confirmed.

Carried unanimously.

Item 3 Matters Arising from the Minutes

There were no matters arising from the minutes of the Central Sydney Planning Committee of 15 February 2018.

Item 4 Development Application: 84-110 Castlereagh Street, Sydney

Moved by Mr Webster, seconded by Mr White -

It is resolved that consent be granted to Development Application No. D/2017/1379, subject to the conditions as detailed in Attachment A to the subject report to the Central Sydney Planning Committee (CSPC) on 15 March 2018, and subject to the following amendment:

- the addition of the following new condition to be inserted after existing Condition (1) -

(1A) AWNING CANOPY AND DESIGN OF NEW RETAIL ENTRIES TO CHAMFERED CORNERS NOT APPROVED

- (a) *The detail of the new entry awning canopies and retail entries to the chamfered corners of Market Street/Castlereagh Street and Market Street/Elizabeth Street are not approved. Modified designs with details of the entry design and the awning treatment which are more sympathetic to the heritage awnings are required.*
- (b) *Signage above the two retail entries are not approved. Options for signage zones above the awning of the modified corner entries may be explored as part of any signage strategy and in conjunction with Condition (7).*

The modifications are to be submitted to and approved by the Director City Planning, Development and Transport prior to the issue of any Construction Certificate.

Carried unanimously.

D/2017/1379

Item 5 Determinations Delegated by the Central Sydney Planning Committee to the City of Sydney

Moved by the Deputy Chair (Mr Poulet), seconded by Mr Webster -

It is resolved that the subject report be received and noted.

Carried unanimously.

S040864

Item 6 Summary of Outstanding Applications to be Reported to the Central Sydney Planning Committee

Moved by Ms Trainor, seconded by Councillor Thalís -

It is resolved that the subject report be received and noted.

Carried unanimously.

S042755

Item 7 Public Exhibition - Planning Proposal: 225 to 279 Broadway, Glebe - Sydney Local Environmental Plan 2012

Moved by the Deputy Chair (Mr Poulet), seconded by Councillor Thalís -

It is resolved that:

- (A) the Central Sydney Planning Committee approve Planning Proposal: 225 to 279 Broadway, Glebe, shown at Attachment A to the subject report, for submission to the Greater Sydney Commission with a request for a Gateway Determination;
- (B) the Central Sydney Planning Committee approve Planning Proposal: 225 to 279 Broadway, Glebe for public authority consultation and public exhibition in accordance with any conditions imposed under the Gateway Determination;
- (C) the Central Sydney Planning Committee note the recommendation to Council's Transport, Heritage and Planning Committee on 12 March 2018 that Council seek authority from the Greater Sydney Commission to exercise the delegation of the Greater Sydney Commission of all their functions under section 3.31 of the Environmental Planning and Assessment Act 1979 to make the local environmental plan as amended by Planning Proposal: 225 to 279 Broadway, Glebe;
- (D) authority be delegated to the Chief Executive Officer to make any minor variations to Planning Proposal: 225 to 279 Broadway, Glebe following receipt of the Gateway Determination;
- (E) the Central Sydney Planning Committee note the recommendation to Council's Transport, Heritage and Planning Committee on 12 March 2018 that Council request a draft site specific Development Control Plan for 225 to 279 Broadway, Glebe be prepared and reported to Council for its consideration prior to exhibition of the planning proposal; and

- (F) Part 2. 1. a. of the Planning Proposal at Attachment A (page 31 of the Agenda Paper) be amended to read as follows -
1. Amend the Height of Building Map Sheet 9 as shown at Part 5 of this Planning Proposal to increase the maximum building height for:
 - a. 277-279 Broadway to 38m RL and setbacks may be considered to transition to the Glebe Point Road conservation area.

Carried unanimously.

X001999

Item 8 Public Exhibition - Planning Proposal: 4-6 Bligh Street, Sydney - Sydney Local Environmental Plan 2012 and Sydney Development Control Plan 2012 Amendment and Voluntary Planning Agreement

Moved by the Deputy Chair (Mr Poulet), seconded by Councillor Thalís -

It is resolved that:

- (A) the Central Sydney Planning Committee approve Planning Proposal: 4-6 Bligh Street, Sydney, shown at Attachment A to the subject report, for submission to the Greater Sydney Commission with a request for a Gateway determination;
- (B) the Central Sydney Planning Committee approve the Planning Proposal: 4-6 Bligh Street, Sydney for public authority consultation and public exhibition in accordance with any conditions imposed under the Gateway determination;
- (C) the Central Sydney Planning Committee note the recommendation to Council's Transport, Heritage and Planning Committee on 12 March 2018 to seek confirmation from the Minister or the Greater Sydney Commission whether it has the authority to exercise the plan making functions of the Greater Sydney Commission under section 3.36 of the Environmental Planning and Assessment Act 1979 to make the amending local environmental plan;
- (D) the Central Sydney Planning Committee note the recommendation to Council's Transport, Heritage and Planning Committee on 12 March 2018 to approve the Draft Sydney Development Control Plan 2012 - 4-6 Bligh Street, Sydney shown at Attachment B to the subject report, for public authority consultation and public exhibition in parallel with the draft Planning Proposal and draft Planning Agreement, and in accordance with the Gateway determination;
- (E) the Central Sydney Planning Committee note the recommendation to Council's Transport, Heritage and Planning Committee on 12 March 2018, that authority be delegated to the Chief Executive Officer to make any minor variations to Planning Proposal - 4-6 Bligh Street, Sydney following receipt of the Gateway determination; and

- (F) the Central Sydney Planning Committee note the recommendation to Council's Transport, Heritage and Planning Committee on 12 March 2018, that authority be delegated to the Chief Executive Officer to prepare a draft voluntary Planning Agreement in accordance with the terms of the letter of offer dated 6 March 2018, shown at Attachment C to the subject report, and the requirements of the Environmental Planning and Assessment Act 1979, to be exhibited concurrently with the Planning Proposal and Development Control Plan amendment for the site.

Carried unanimously.

X011838

Speakers

The following persons addressed the meeting of the Central Sydney Planning Committee on Item 8 - Mr Taylor Vernon and Mr Alex Rosenthal.

Item 9 Post Exhibition - Planning Proposal - 7-15 Randle Street, Surry Hills - Sydney Local Environmental Plan 2012 and Sydney Development Control Plan 2012 Amendment

Moved by Mr Webster, seconded by Councillor Thalys -

It is resolved that:

- (A) the Central Sydney Planning Committee note matters raised in response to the public exhibition of the Planning Proposal for 7-15 Randle Street, Surry Hills, as shown at Attachment A to the subject report;
- (B) the Central Sydney Planning Committee approve the Planning Proposal: 7-15 Randle Street, Surry Hills, as shown at Attachment B to the subject report, to be made as a local environmental plan under section 3.36 of the Environmental Planning and Assessment Act 1979;
- (C) the Central Sydney Planning Committee note the recommendation to Council's Transport, Heritage and Planning Committee meeting of 12 March 2018 to approve the Sydney Development Control Plan 2012: 7-15 Randle Street, Surry Hills, Amendment, as shown at Attachment C to the subject report, specifying the date of publication of the subject local environmental plan as the date the approved development control plan comes into effect, in accordance with Clause 21 of the Environmental Planning and Assessment Regulation 2000; and
- (D) authority be delegated to the Chief Executive Officer to make any minor variations to Planning Proposal: 7-15 Randle Street, Surry Hills and Sydney Development Control Plan 2012: 7-15 Randle Street, Surry Hills, Amendment, to correct drafting errors prior to finalisation of the local plans.

Carried unanimously.

X005366

Item 10 Post Exhibition - Planning Proposal - Sydney Local Environmental Plan 2012 - Amendment to Clause 4.6 (Exceptions to Development Standards)

Moved by Ms Trainor, seconded by Councillor Thalís -

It is resolved that:

- (A) the Central Sydney Planning Committee approve the Planning Proposal: Sydney Local Environmental Plan 2012 - Amendment to Clause 4.6 (Exceptions to development standards), shown at Attachment A to the subject report, to be made as a local environmental plan under section 3.36 of the Environmental Planning and Assessment Act 1979; and
- (B) the Central Sydney Planning Committee note the recommendation to Council's Transport, Heritage and Planning Committee on 12 March 2018 that authority be delegated to the Chief Executive Officer to make any minor variations to Planning Proposal: Sydney Local Environmental Plan 2012 - Amendment to Clause 4.6 (Exceptions to development standards) to correct drafting errors prior to finalisation of the local environmental plan.

Carried unanimously.

X011948

The meeting of the Central Sydney Planning Committee concluded at 6.25 pm.

CHAIR