

Relevant Information for Local Planning Panel

FILE: D/2023/403 **DATE:** 28 February 2024

TO: Local Planning Panel Members

FROM: Andrew Thomas, Executive Manager Planning and Development

SUBJECT: Information Relevant To Item 3 – Development Application: 545-549 South Dowling Street, Surry Hills – D/2023/403

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;
- (B) the variation requested to clause 30(b) 'Minimum Internal Apartment Size' of the State Environmental Planning Policy No 65 - Design Quality of Residential Apartment Development in accordance with Clause 4.6 'Exceptions to development standards' of the Sydney Local Environmental Plan 2012 be upheld; and
- (C) consent be granted to Development Application No D/2023/403, subject to the conditions detailed in Attachment A to the subject report to the Local Planning Panel on 28 February 2024, subject to the following amendments (additions shown in **bold italics**, deletions shown in ~~strikethrough~~):

(85) PLAN OF MANAGEMENT / ADDENDUM MANAGEMENT LETTER

The use must always be managed in accordance with the Plan of Management, prepared by The Salvation Army dated 11 July 2023 and the Addendum Management Letter, prepared by The Salvation Army dated 27 July 2023. In the event of any inconsistency, the conditions of this consent will prevail over the Plan of Management.

Reason

To ensure all parties are aware of the approved supporting documentation that applies to the development.

Background

As part of their response to Council's Request for Additional Information, the applicant submitted a letter from the operator (The Salvation Army). The letter was included separate to the Plan of Management. It is also noted that the year dated on the Plan of Management was incorrectly noted as 2022.

To ensure clarity of management, both the amended Plan of Management dated 11 July 2023 and the Addendum Management Letter dated 27 July 2023 have been included at Attachment A – Management Measures.

A condition of consent requiring ongoing management in accordance with the updated Plan of Management and Addendum Management Letter is recommended as outlined in this alternative recommendation.

Prepared by: Elizabeth Jones, Specialist Planner

Attachments

Attachment A. Management Measures

Approved



ANDREW THOMAS

Executive Manager Planning and
Development