

Appendix 1

Updated project description

The amendments to the previous project description are shown in **bold** and ~~strikethrough bold~~ below.

The proposed development seeks consent for the demolition of the existing row of ten 2-storey townhouses on the site and construction of a 9-storey residential flat building, including in-fill affordable housing. Specifically, the proposed development comprises:

- *demolition of the existing row of 10 attached townhouses;*
- *construction of a 9-storey residential flat building comprising:*
 - ***74 77** new dwellings (~~62 64~~ market residential units and ~~12 13~~ affordable housing units)*
 - *3 basement levels for car parking*
 - *communal open space at Ground Level, ~~and~~ Level 7 **and Level 8***
 - *landscaping; and*
 - *associated site works.*

The proposed development utilises the provisions of Chapter 2, Part 2, Division 1 of the Housing SEPP for in-fill affordable housing. The proposed development comprises more than 15% affordable housing which enables a 30% FSR and height bonus.