

Date: 21 September, 2009
Job No: 5414

Mr Fouad Deiri
DeiCorp
Shop 5 / 140 - 152 New Canterbury Rd
PETERSHAM NSW 2049

Dear Fouad,

Re: 7 - 9 Gibbons St, Redfern
Part 3A Reference: MP 08_0112

We write with reference to our meeting on 11 September, 2009. At that meeting, attended by your Architect and planner, our Client and the undersigned, you requested our confirmation of the various discussions and resolutions with respect to the coordination of the designs for the above project and your proposed development at 157 Redfern St (Redfern RSL site).

We confirm that on 27 April, 2009 we met with the Redfern Waterloo Authority (Mohini Nair and Joanne McGuinness), Department of Planning (Shayne Watson and Tim Wise) and representatives of your proposed development on the Redfern RSL site. At that meeting RWA advised that the built form controls for the area were in the process of being amended, and they (RWA) were finalising those controls for review by DoP and public exhibition. The modified controls were summarised as:

- Reduction in permissible street wall height along Gibbons and Marian Sts from 5 to 3 stories;
- Reduction in the tower setbacks from Gibbons and Marian Streets boundaries to 4m.

The FSR (7:1) and height (18 storey) controls were to remain unchanged.

A subsequent meeting was held on 13 May, 2009 with yourself, your architect and planner, our Client and the undersigned. At that meeting an agreement was reached as to certain common elements that were to be included in the respective designs for the two sites, summarised as:

1. Common podium street wall height set at RL 41.40;
2. Common increase to Gibbons St footpath width to 5m from existing kerb;
3. Agreement to provide an awning over the Gibbons St footpath at min. 3.6m above footpath level.

It was agreed that your architect and our office would liaise with respect to ensuring that the above resolutions were implemented.

We note that we have also discussed the separation between the buildings (above podium level), and confirm that our design has always proposed to build to the Northern (common) boundary with no setback (as permitted by the RWA Built Form Controls).

Should you have any queries regarding this correspondence, please do not hesitate to contact the undersigned.

Yours faithfully,
CANDALEPAS ASSOCIATES



John Wilkin
Director



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Sent by email 21 September, 2009

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