



11 August 2016

Lend Lease
Level 5, 405-411 Sussex Street
Sydney
NSW 2000

Attn: Ms. Jessica Paterson,

**SYDNEY INTERNATIONAL CONVENTION, EXHIBITION AND ENTERTAINMENT PRECINCT
STATE SIGNIFICANT DEVELOPMENT APPLICATION SSDA2 – DARLING SQUARE –
WIND IMPACTS**

Dear Ms. Paterson,

This letter supports an application made under section 96 of the *Environmental Planning and Assessment Act 1979* (EP&A Act) to modify Development Consent, relating to the concept proposal for Darling Square. Since the lodgement of the S96 MOD 2 to the Concept Plan there have been a number of minor changes to the North Plot and South East Plot building as outlined below:

Overview of Proposed Modifications

This Modification Application seeks approval for the following amendments:

- Increase in the total maximum Gross Floor Area:
 - 40m² in SEP via internal modifications to retail space
 - 65m² in the North Plot
- Adjustments to the parameter plan / building envelope to the North Plot
- Consequential update to the Design Guidelines

The modifications to surrounding buildings are not expected to change the broad conclusions and recommendations already provided by CPP in the 'CPP8504_s96 St 1 DA_REP_DS_R05' report, dated February 2016. Detailed windbreak strategies have been, or are being developed, in conjunction with the design team to ameliorate wind conditions at areas across the site. Overall, the changes to the approved parameters (North Plot only) are not deemed to be material and therefore there are not expected to be any adverse additional wind impacts resulting from the modified development. Should you have any queries about this matter, please do not hesitate to contact me on the phone numbers below.

Yours faithfully,

Matt Glanville
Director

cc: Michelle Noguez Ceron, CPP