

Modification of Development Consent

Section 96(1A) of the Environmental Planning and Assessment Act 1979

As delegate of the Minister for Planning, I modify the approval referred to in Schedule 1, subject to the conditions in Schedule 2.



Anthea Sargeant
Executive Director
Key Sites and Industry Assessments

Date: 25 May Sydney 2017

SCHEDULE 1

Development Approval: **SSD- 6554** granted by the Planning Assessment Commission on 10 September 2015

For the following: Construction of an 18 storey mixed use building including:

- ground floor retail
- residential apartments on floors 2-18;
- residents swimming pool, gym and facilities;
- communal Level 16 terrace;
- fit out of basement levels with car parking, bicycle parking, end of journey facilities and service infrastructure;
- stratum subdivision

Consent Authority: Minister for Planning

The Land: Block 1 – Central Park (former Carlton United Brewery Site) (Lot 1 DP1142053)

Modification: **SSD 6554 MOD 1** modification includes:

- revisions to the ground floor including relocation of pool plant, revised retail layout and addition of retail toilet facilities; and
- amendments to the stratum subdivision.

SCHEDULE 2

The above approval is modified as follows:

1. Part A – Administrative Conditions – Condition A2 is amended by the insertion of the **and** **and underlined** words/numbers and deletion of ~~struck-out~~ words/numbers as follows:

Terms of Consent

- A2 The Applicant shall carry out the project generally in accordance with the:
- a) State Significant Development Application SSD 6554;
 - b) Environmental Impact Statement prepared by JBA Urban Planning Consultants dated August 2014;
 - c) Response to Submissions report prepared by JBA Urban Planning Consultants dated January 2015 (as amended on 27 March 2015, 15 April 2015, 10 June and 2 July);
 - d) **The s96(1A) Modification Application (MOD 1) prepared by JBA Urban Planning Consultants dated 20 December 2016, and additional information submitted on 22 February and 6 April 2017**
 - e) The conditions of this consent; and
 - f) The following drawings, except for:
 - i) any modifications which are Exempt or Complying Development;
 - ii) otherwise provided by the conditions of this consent.

Architectural (or Design) Drawings prepared by Foster + Partners			
Drawing No.	Rev.	Name of Plan	Date
PA A1 1755	2	B1 Basement 04 Plan	01/07/15
PA A1 1756	2	B1 Basement 03 Plan	01/07/15
PA A1 1757	2	B1 Basement 02 Plan	01/07/15
PA A1 1758	2	B1 Basement 01 Plan	01/07/15
PA A1 1759	2	B1 Basement 00 Plan	01/07/15
PA A1 1760	02 <u>04</u>	Ground Floor	13/03/15 <u>11/11/16</u>
PA A1 1761	02	Level 02	13/03/15
PA A1 1762	02	Level 03	13/03/15
PA A1 1763	02	Level 04	13/03/15
PA A1 1764	02	Level 05	13/03/15
PA A1 1765	02	Level 06	13/03/15
PA A1 1766	02	Level 07	13/03/15
PA A1 1767	02	Level 08	13/03/15
PA A1 1768	02	Level 09	13/03/15
PA A1 1769	02	Level 10	13/03/15
PA A1 1770	02	Level 11	13/03/15
PA A1 1771	02	Level 12	13/03/15
PA A1 1772	02	Level 13	13/03/15

PA A1 1773	02	Level 14	13/03/15
PA A1 1774	02	Level 15	13/03/15
PA A1 1775	02	Level 16	13/03/15
PA A1 1776	02	Level 17	13/03/15
PA A1 1777	02	Level 18	13/03/15
PA A1 1778	02	Roof Level	13/03/15
PA A1 1779	02	Core Roof Level	13/03/15
PA A1 2050	01	Elevation 01 Broadway	16/01/15
PA A1 2051	01	Elevation 02 Chippendale Way – East Facade	16/01/15
PA A1 2052	01	Elevation 03 Central Park Avenue – South Facade	16/01/15
PA A1 2053	01	Elevation 04 Pedestrian Link with Block 4N	16/01/15
PA A1 2054	00	Slot Elevation 01 W and NE Slot South facing facades	16/01/15
PA A1 2055	00	Slot Elevation 02 W and NE Slot north facing facades	16/01/15
PA A1 2056	00	Slot Elevation 03-04 SE & W Slot N&S facing facades	16/01/15
PA A1 2252	01	Section 03 Cross – Block 1	16/01/15
PA A1 2253	01	Section 04 Longitudinal – Block 4N/1	16/01/15
PA A1 3500	01	Detailed Elevation Broadway North Facade	16/01/15
PA A1 3501	01	Detailed Elevation Chippendale Way East Facade	16/01/15
PA A1 3502	01	Detailed Elevation Central Park Avenue South Facade	16/01/15
PA A1 3503	01	Detailed Elevation Pedestrian Link with Block 4N West Facade	16/01/15
PA A1 3770	01	External Wall System - Typical Tower Setting Out	16/01/15
PA A1 3771	01	External Wall System – Bedroom - Cladding Type A	16/01/15
PA A1 3772	01	External Wall System – Balcony - Cladding Type B	16/01/15
PA A1 3773	01	External Wall System – Loggia - Cladding Type C	16/01/15
PA A1 3774	01	External Wall System – Bedroom Slot - Cladding Type D	16/01/15
PA A1 3775	01	External Wall System – Slot Corridor - Cladding Type E	16/01/15
PA A1 3776	01	External Wall System – Top of Building - Cladding Type F	16/01/15
PA A1 3777	01	External Wall System Podium Façade – Retail & Bedroom	16/01/15
PA A1 3778	01	External Wall System Podium Façade – Lobby & Balcony	16/01/15
PA A1 3779	01	External Wall System Podium Façade – Retail & Pool	16/01/15
Landscape Drawings prepared by Jeppe Aagaard Anderson + Turf Design Studio			
Drawing No.	Rev.	Name of Plan	Date
2	B	PROJECT DESCRIPTION	June 2014
3	B	PUBLIC DOMAIN	June 2014
4	B	STREET ELEMENTS	June 2014

5	B	GARDEN ROOF TERRACES	June 2014
6	B	LEVEL 16 – COMMUNAL TERRACE	June 2014
7	B	PLANTING PALETTE	June 2014
Subdivision Plans prepared by Denny Linker & Co <u>Linkler Surveying Pty Ltd</u>			
Drawing No.	Rev.	Name of Plan	Date
080401 SL2 STG2 SUB		PLAN OF PROPOSED SUBDIVISION OF LOT 202 <u>200 & 201</u> IN THE STAGE EXCAVATION AS-BUILT SURVEY PLAN <u>IN DP 1212253</u> AND LOT 1 IN DP 807298	17/06/14 <u>14/03/17</u>
080401 SL2 STG1 SUB		PLAN OF PROPOSED SUBDIVISION OF LOT 12 IN DP 1194122 AND LOT A IN DP 430090	03/06/14
080401 SL2 SUD 4S		PLAN OF PROPOSED SUBDIVISION OF LOT 12 IN DP 1194122 AND LOT 1 IN DP 807298	22/05/14

End of Modification