

Brendon Roberts

From: [REDACTED]
Sent: Wednesday, 8 November 2017 8:08 PM
To: Brendon Roberts
Subject: Re: Proposed modifications at Woollooware Bay Town Centre

Brendon

I understand you will use my previous issues raised when assessing these applications.

I note in your traffic report it covers the issue of the roundabout at Gannons Road and Captain Cook Drive. This is not the issue. The issue is the volume of traffic that already exists in peaks hours 7am to 9am and 2.30pm to 6pm on Gannons road itself and the congestion from the lights at the Kingsway north to Denman ave and further north along Gannons road.. HOW will you improve this traffic issue with increased traffic from the development. Gannons is the thoroughfare to Caringbah South and Woollooware and becomes even more congested with sporting events on most days of the weekday afternoons at the Captain Cook Ovals and Jenola Oval Woollooware. Similar principles and issues apply to Woollooware road between Denman avenue and Captain Cook Drive.

regards

[REDACTED]
On 08/11/2017 3:42 PM, Brendon Roberts wrote:

> Dear Sir / Madam

>

> I am writing to you, as you previously commented on the proposed modifications to the Woollooware Bay Concept Plan (MP10_0229 MOD 2) and Project Approval (MP10_0230 MOD 6).

>

> The Department recently wrote to all properties surrounding the site advising that the Proponent has amended the proposal in response to comments raised in submissions. The Department sought further comments on the amended proposal, summarised as follows:

>

> * modify the concept plan (MP 10_0229 MOD 2) to:

>

> o expand the range of land uses within the eastern precinct to include residential apartment buildings and tourist and visitor accommodation

>

> o amend building envelopes for the eastern precinct to allow two additional levels of car parking above the podium and six buildings ranging between 8 and 15 storeys (including podium)

>

> o increase the maximum gross floor area by 37,895m²

>

> o increase the maximum gross building area by 76,125m²

>

> o increase the number of car parking spaces within the eastern precinct from 770 to 1,170

>

> o establish a building envelope for a new Sharks Centre of Excellence

>

> o amend the landscape master plan to provide for additional land uses

>

> o revise the public benefit offer to include a Housing Affordability Initiative.

>

> * modify the project approval (MP 10_0230 MOD 6) to subdivide Lot 315 to form separate stratum lots for residential and tourist accommodation buildings.

>

> I apologise that you may not have received this notification. However, the Department would like to provide an opportunity for you to have your say on the proposed changes, should you wish. I am therefore inviting any further comments on the proposal by 22 November 2017.

>

> Please note that comments raised previously in relation to these modifications will still be considered in the Department's assessment of the application.

>

> Relevant documents, including the Proponent's response to submissions and preferred project report, are available to view on the Department's website at:

>

> * http://majorprojects.planning.nsw.gov.au/index.pl?action=view_job&job_id=6907

> * http://majorprojects.planning.nsw.gov.au/index.pl?action=view_job&job_id=8269

>

> If you wish to make a submission on the proposal, please use the online form (via these links) if possible, via email or post (address below).

>

> Please feel free to email or call me should you wish to discuss this further, or is you require any further clarification.

>

> Kind regards

>

> Brendon Roberts

> Principal Planning Officer

> Planning Services - Key Sites Assessments Level 29, 320 Pitt Street |

> Sydney NSW 2000 T 02 9274 6422

>

> [cid:image001.jpg@01D21031.429C7F00]

>

>

[cid:image002.jpg@01D3316B.431752A0]<<https://www.facebook.com/NSWPlanning/>>[cid:image003.jpg@01D3316B.431752A0]<<https://www.linkedin.com/company-beta/1314299?pathWildcard=1314299>>

[cid:image004.jpg@01D3316B.431752A0] <<https://twitter.com/NSWPlanning>> Subscribe to our newsletter<<http://www.planning.nsw.gov.au/Subscribe-Form>>

>

>