

Modification of Major Project Approval

Section 75W of the *Environmental Planning & Assessment Act 1979*

I, the Director, Government Land and Social Projects, as delegate of the Minister for Planning, under Instrument of Delegation dated 25 January 2010, modify under section 75W of the *Environmental Planning and Assessment Act 1979*, the Project Application Approval referred to in Schedule 1 in the manner set out in Schedule 2.



Daniel Cavallo
A/Director, Government Land and Social Projects
Department of Planning

Date: 16 SEP 2010

MP 06_0210 MOD 2

SCHEDULE 1

MP 06_0210 - Dry Boat Storage and Marine Facility approved by the Minister for Planning on 21 May 2007

SCHEDULE 2

The above approval is modified as follows:

1. Condition A2 (g) - Terms of Approval

a. Delete the following drawing references:

Drawing Ref	Name of Plan	Revision	Date
MP-001-DA	Site Plan Final Development	Issue F	Jan 2007
D-100-DA	Multi-Storey Car Park – Floor Plans	Issue F	Jan 2007
D-101-DA	Multi-Storey Car Park – Floor Plans	Issue F	Jan 2007
D-200-DA	Multi-Storey Car Park – Elevations	Issue F	Jan 2007
D-210-DA	Multi-Storey Car Park – Sections	Issue F	Jan 2007

b. Insert the following drawing references:

Drawing No.	Name of Plan	Revision	Date
D-100-DA	Multi-Storey Car Park – Floor Plans	Issue H	July 2009
D-101-DA	Multi-Storey Car Park – Floor Plans	Issue H	July 2009
D-200-DA	Multi-Storey Car Park – Floor Elevations	Issue H	July 2009
DA-210-DA	Multi-Storey Car Park – Sections	Issue H	July 2009
MP-012-DA	Site Plan Phase 2 of Stage 1	Issue P	July 2010
MP-001-DA	Site Plan Stage 2 Final Development	Issue P	July 2010
MP-001a-DA	Site Plan Stage 2 Final Development	Issue P	July 2010
MP-001b-DA	Site Plan Stage 2 Final Development	Issue P	July 2010
MP-011-DA	Site Plan Phase 1 of Stage 1	Issue Q	Sept 2010
TO-001-DA	Temporary Offices Phase 1 of Stage 1	Issue A	Sept 2010

2. Condition A2 (h) - Terms of Approval

Deletion of the following section *"Carparking building"*

"Deletion of levels 5 and 5.5, which will result in a minimum three metre reduction in the height of the building achieving a maximum roof height of RL 15.9, and maximum height at the top of the facade of RL14.4. This will result in a maximum car parking capacity within the building of 208 vehicles, a reduction of 52 spaces."

3. Insert Additional Condition – A6 (i) – Limits on Approval

"Temporary use of the layover berths for storage of privately owned vessels is allowed until construction of the western boat store is completed. Temporary layover berthing is to be provided on the eastern side of Marina Arm H until construction of Phase 2 of Stage 1 is complete."

4. Condition A9 (b) – Limits on Approval

Delete at the beginning of Condition A9 (b)

"Subject to the prior written approval of the Director General ..." and replace with the following words *"Prior to the construction of the multi-storey car park."*

Delete in Condition A9 (b) the following words

"... as the location for the Eastern Boat Store Building." and replace with the following words *"on drawing MP-012-DA Site Plan Phase 2 of Stage 1 Issue P July 2010."*

Delete in Condition A9 (b) the following words;

"... any approval being given a ..." and replace with the following words *"... a Construction Certificate being issued for Phase 2 of Stage 1."*

5. Insert Additional Condition – A9 (d) – Limits on Approval

"Notwithstanding (a) above, temporary at-grade car parking of 27 spaces on Lot 29 as illustrated on Drawing MP-011-DA is permitted for a period of no more than three years from the date of this modification approval."

6. Insert Additional Condition – A9 (e) – Limits on Approval

The use of single storey temporary office buildings on Lot 29, James Craig Road as illustrated by Drawings MP-011-DA and TO-001-DA is permitted for a period of no more than three years from the date of this modification approval."

7. Insert Additional Condition – A19 – Stage Construction

"For the purposes of this approval, construction of the development may be staged.

(i) Phase 1 of Stage 1 includes site works, construction of the floating boat brokerage and layover berths, temporary at grade car parking and temporary office and associated works.

(ii) Phase 2 of Stage 1 includes construction of the commercial maritime building and the western boat store, at-grade car parking and associated infrastructure and landscaping works.

(iii) Stage 2 includes construction of the eastern boat store and multi-level car park."

8. Condition B1 (c) – Hours of Construction & Operation

Delete in Condition B1(c) the following words *"... 9.00am to 6.00pm."* and replace with the following words *"...8.00am to 9.00pm...."*

9. Amending Condition C8 – Compliance

After the following words *"Construction and operations..."* insert the following words *"... of each Phase of the Project (as identified on drawing MP-011-DA, MP-012-DA and MP-001-DA)..."*

At the end of Condition C8 insert the following words *"... as relevant to that Phase."*
