

Modification of Minister's Approval

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

As delegate of the Minister for Planning and Infrastructure under delegation dated 14 September 2011, the Planning Assessment Commission of New South Wales approve the modification of the project application referred to in schedule 1, subject to the conditions in schedule 2.

Member of the Commission

Sydney

2012

SCHEDULE 1

Project Approval:

MP 09_0081 granted by the Planning Assessment Commission on 10 August 2010

For the following:

Project Approval for:

- the demolition of existing buildings and structures on site;
- excavation for 3 levels of basement car parking; and,
- the construction of a mixed use serviced apartment hotel, residential apartment, and retail/recreation building including public through-site link; and,
- 3 levels of basement car parking, building services and plant area.

Modification:

MP 09_0081 MOD 3: modification includes the conversion of two serviced apartment hotel rooms to retail floor space on the ground floor level

SCHEDULE 2

CONDITIONS

The above approval is modified as follows:

- a) Condition A1 is amended by deletion of the struck out words and insertion of the **bold and underlined** words as follows:

A1 Development Description

Development approval is granted only to the carrying out of development described in detail below:

- (a) The demolition of existing buildings and structures on site;
- (b) Excavation for 3 levels of basement car parking; and,
- (c) The construction of:
 - (i) 443 **111** room serviced apartment hotel;
 - (ii) 45 residential apartments;
 - (iii) 3,514m² **3,597m²** of retail/recreation (restaurant/café/bar/gym) floor space;
 - (iv) Publicly accessible through-site link; and,
 - (v) 3 levels of basement car parking for 202 vehicles, building services and plant area.

- b) Condition A2 is amended by deletion of the struck out words and insertion of the **bold and underlined** words as follows:

A2 Development in Accordance with Plans and Documentation

The development will be undertaken in accordance with MP 09_0081 and the:

- Environmental Assessment dated December 2008 prepared by Robinson Urban Planning Pty. Ltd., except where amended by the Preferred Project Report;
- Preferred Project Report dated March 2010 and prepared by Robinson Urban Planning Pty. Ltd.
- Environmental Assessment for a Section 75W Modification dated December 2010 and prepared by Robinson Urban Planning Pty. Ltd.
- Environmental Assessment for a Section 75W Modification dated June 2011 and prepared by Robinson Urban Planning Pty. Ltd.
- **Environmental Assessment for a Section 75W Modification dated December 2011 and prepared by Robinson Urban Planning Pty Ltd.**
- Amended Design Report dated March 2010 prepared by Batesmart Architects.
- Crime Prevention Through Environmental Design Report dated June 2010 and prepared by Robinson Urban Planning Pty. Ltd.
- Amended BASIX Certificate No. 352864M_02;
- The Site Waste and Recycling Management Plan (SWRMP) and Checklist, in accordance with the SWRMP Checklist of Part G1, Waverley DCP 2006; and,

The following drawings:

Architectural Plans prepared by Batesmart			
Drawing No.	Revision	Name of Plan	Date
A0.101	5		15.12.2010
A1.101	5		15.12.2010
A2.201	6		24.06.2011

A2.202	7		24.06.2011
A2.203	7		24.06.2011
A2.204	6		24.06.2011
A2.205	6-7		24.06.2011 <u>16.12.2011</u>
A2.206	5		15.12.2010
A2.207	6		20.01.2011
A2.208	6		24.06.2011
A2.209	7		24.06.2011
A2.210	6		24.06.2011
A2.211	6		24.06.2011
A2.212	5		06.15.2010
A2.213	6		24.06.2011
A5.101	9		24.06.2011
A5.102	7		24.06.2011
A5.103	9		24.06.2011
A5.104	6		24.06.2011
A5.601	6		24.06.2011
A5.602	7		24.06.2011
A5.603	6		24.06.2011
A5.604	6		24.06.2011
A5.605	7		24.06.2011
A5.606	7		24.06.2011
A5.607	8		24.06.2011

Landscape Plans prepared by Turf Design Studios Pty Ltd			
Drawing No.	Revision	Name of Plan	Date
Page 2	A		21.12.2010
Page 3	A		21.12.2010
Page 4	A		21.12.2010

Except where amended by the following conditions of approval: