

Modification of Major Project Approval

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

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



Michael Woodland
Director
Metropolitan Projects

Dated this **14** day of **MAY** 2010

MP 09_0148 MOD 1

The above approval is modified as follows:

- a) Schedule 1 is amended by inserting the following:

SCHEDULE 1

PART A — TABLE

Application made by:	Meriton Apartments Pty Ltd .
Application made to:	Minister for Planning
Major Project Application:	MP 09_0148
On land comprising:	12 – 40 Bonar Street and 5 Loftus Street, Arncliffe.
Local Government Area	City of Rockdale
For the carrying out of:	<ul style="list-style-type: none">• Excavation of and dewatering of site.• Construction of basement level car parking for 450 401 vehicles• Erect 4 residential flat buildings comprising 305 apartments• Undertake landscaping works
Estimated Cost of Works	\$109, 324, 820
Type of development:	Major Project under Part 3A of the Act.
Determination made on:	14 MAY 2010
Date approval is liable to lapse:	5 years from the date of determination unless the development has been physically commenced.

SCHEDULE 2

The above approval is modified as follows:

b) Condition A1 is amended by inserting the following:

A1 Development Description

(1) Development approval is granted only to carrying out the development described in detail below:

- Excavation and dewatering of site; and
- Construction of basement level car parking for 433 **401** vehicles
- Erection of four residential flat buildings containing 305 apartments
- Undertake landscaping works

c) Condition A2 is amended by the insertion of the following table:

A2 Development in Accordance with Plans and Documentation

The development will be undertaken in accordance with MP No. 09_0148 and the Environmental Assessment dated 11 September 2009, prepared by Meriton Apartments, except where amended by the Preferred Project Report, dated December 2009, additional information to the Preferred Project Report, and the following drawings:

12 – 40 Bonar Street and 5 Loftus Street, Arncliffe, MP09_0148		
Revision	Name of Plan	Date
B	Cover Sheet, Sheet No. 0800	Nov-08, Amendment date 18.12.09
C		15.03.2010
C	Parking Level 1 overall, Sheet No.1001	Nov-08 Amendment No. 18.12.09
A	Level 01 – Arch 200, Drawing No. A-110-L01	19.03.2010
F	Ground overall Sheet No.1002	Nov-08 Amendment No. 18.12.09
A	Level 02 – Arch 200, Drawing No. A-111-L02	19.03.2010
F	Level 1, overall plan, Sheet No.1003	Nov 08 Amendment No. 18.12.09
C	Level 2, overall plan, Sheet No.1004	Nov 08, Amendment No. 18.12.09
B	Level 3, overall plan, Sheet No.1005	Nov 08 Amendment No. 18.12.09
B	Level 4, overall plan, Sheet No.1006	Nov 08 Amendment No. 18.12.09
B	Level 5, overall plan, Sheet No. 1007	Nov 08 Amendment No. 18.12.09
B	Level 6, overall plan, Sheet No. 1008	Nov 08 reissued 07/01/2010
B	Level 7, overall plan, Sheet No.1009	Nov 08 Amendment No. 18.12.09
B	Roof – overall plan, Sheet No. 1010	Nov 08, Amendment No. 18.12.09
A	Building Separation plan, Sheet No. 9000	Nov 08

E	Sections Site, Sheet No. 3000	Nov 08 amendment 22.12.09
D	Elevations Building A Sheet 2000	Nov 08 amendment date 18.12.09
C	Elevations Building B Sheet 2001	Nov 08 amended 18.12.09
C	Elevations Building C, Sheet 2002	Nov 08 amended 18.12.09
C	Elevations Building D, Sheet 2003	Nov 08 amendment no. 18.12.09
C	Site Elevations, Sheet No.3001	Nov 08 amendment No. 18.12.09
C	Deep planting areas , Sheet No.4009	Nov 08 amendment 16.12.09
DA-0532-01	Hardscape plan, Job No.0532	02.09.09
DA-0532-02	Planting Plan Job No. 0532	16.12.09
DA-0523-03	Sections, Job No. 0532	18.12.09
B	Typical unit plans, Sheet No.6000	Nov-08 Amendment date 18.12.09
A	Street Courtyard Elevations – Building A, Sheet No. 2002	Nov-08 Amendment date 18.12.09
A	Street courtyard elevations – Building B, Sheet No. 2005	Nov-08 Amendment date 18.12.09
A	Street courtyard elevations – Building C, Sheet No.2006	Nov-08, issued for council date 09.12.09
A	Street Courtyard Elevations – Building D, Sheet No.2007	Nov-08, Amendment date 18.12.09

except for:

- (1) any modifications which are 'Exempt and Complying Development' as identified in City of Rockdale Development Control Plan No. 57 – Exempt and Complying Development, 2004, or as may be necessary for the purpose of compliance with the BCA and any Australian Standards incorporated in the BCA; and
- (2) otherwise provided by the conditions of this approval.

d) Condition E3 is amended by inserting the following:

E3 Car parking

No more than 450 **401** car spaces shall be provided in accordance with the submitted plan. These spaces shall be sealed and line marked. The pavement of all car parking spaces, manoeuvring areas and internal driveways shall comply with Australian Standard AS3727 – Guide to Residential Pavements.

END OF MODIFICATIONS TO MP 09_0148