

# 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 executed on 14 September 2011 and effective from 1 October 2011, I approve the modification of the project application referred to in schedule 1, subject to the amendments to conditions in schedule 2.



Director  
**Metropolitan and Regional Projects North**  
**Major Projects Assessment**

Sydney 12th October

2012

### SCHEDULE 1

**Project Approval:**

MP 10\_0027 granted by the Deputy Director-General, under delegation from the Minister for Planning and Infrastructure on 27 January 2012.

**For the following:**

Stages 2 and 3 of the mixed use development of Site 3, 1-7 Australia Avenue, Sydney Olympic Park (Lot 2 DP1159930), including:

- construction of:
  - a two storey mixed use podium with commercial, retail, gymnasium and communal resident facilities with a total gross floor corridor of 2,090 sqm
  - a 24 storey tower and a 29 storey tower to provide a total 587 residential units with a total gross floor area of 54,176 sqm
  - 806 car parking spaces and 245 bicycle spaces in a basement car park
- provision of open space areas
- site preparation and excavation works
- landscaping works.

**Modification:**

MP 10\_0027 MOD 2: modify the total number of car spaces and minimum number of visitor spaces

## SCHEDULE 2

- ***Modify Condition A4 Traffic and Parking Details by deleting words that have been struck out and adding the bolded words as follows:***

A maximum of 804 **808** car parking spaces are to be provided, including a minimum:

- 424 **89** visitor car spaces, **inclusive of eight shared spaces between retail/commercial uses and residential visitors;**
- 32 car parking spaces for retail and commercial use, including 2 spaces for persons with a disability; and
- 61 adaptable spaces.

- ***Insert Condition E20 Car Parking By-Law***

Prior to occupation of the building, the proponent shall demonstrate to the satisfaction of SOPA, that any related strata subdivisions of the site are subject to requisite by-law(s) and references in the Strata Management Statement to allow visitors of the residential units to access the eight shared car spaces (as referenced in condition A4), outside of standard business working hours, without any cost sharing adjustment in the Strata Management Statement.

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END OF MODIFICATION