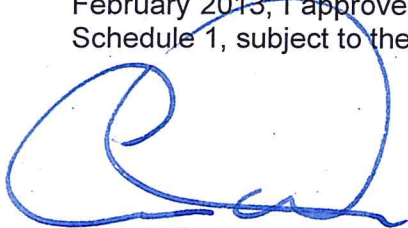


Modification of Minister's Approval

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

As delegate of the Minister for Planning and Infrastructure under delegation dated 27 February 2013, I approve the section 75W modification of the project approval referred to in Schedule 1, subject to the modified conditions of approval outlined in Schedule 2.



Chris Wilson
Executive Director
Development Assessments, Systems & Approvals

Sydney



February 2013

SCHEDULE 1

Project Approval:	10_0057 granted by the Planning Assessment Commission on 2 May 2011
Proponent:	Karimbla Construction Services (NSW) Pty Ltd
Land:	Lot 2 DP 748682, 132-138 Killeaton Street, St Ives – Ku-ring-gai local government area
Project:	<p>Project approval for a residential development including:</p> <ul style="list-style-type: none">• Demolition and excavation;• Construction of 6 residential buildings of 4-6 storeys in height comprising 298 apartments;• Adaptive – reuse of monastery building for communal facilities including pool and gymnasium;• Basement car parking; and,• Landscaping works.
Modification:	Involving installation of a cabinet to house the fire hydrant and sprinkler booster valves. Condition A1 is amended to make reference to revised plans and documentation. New Condition B21A is to be inserted.

SCHEDULE 2

The project approval as described in Schedule 1 is modified as follows:

(a) Delete Condition A1 and insert new Condition A1 as follows:

A1. Development in Accordance with Plans and Documentation

The development will be undertaken in accordance with the following plans and documentation:

- (a) the Environmental Assessment and associated documentation dated August 2010, prepared by Meriton Apartments Pty Ltd (except where amended by the Preferred Project Report and associated documentation dated December 2010, prepared by Meriton Apartments Pty Ltd);
- (b) the Section 75W Modification prepared by Meriton Apartments Pty Limited dated July 2011 (as amended by correspondence received 1 September 2011 and 23 September 2011) (10_0057 MOD 1);
- (c) the Section 75W Modification prepared by Meriton Apartments Pty Limited dated 24 August (as amended by correspondence received 6 October 2011 and 10 November 2011) (10_0057 MOD 2);
- (d) the Section 75W Modification prepared by Meriton Apartments Pty Limited dated 28 September 2011 (as amended by correspondence received on 22 November 2011 and 9 January 2012) (10_0057 MOD 4);
- (e) the Section 75W Modification prepared by Meriton Apartments Pty Limited dated November 2011 (as amended by correspondence received on 22 December 2012 and 24 January 2012) (10_0057 MOD 5), and the Farm Shed and Monastery Interpretive Strategy and Conservation Works report prepared by NBRSP+Partners dated October 2011;
- (f) the Section 75W Modification prepared by Meriton Apartments Pty Limited dated March 2012 (as amended by correspondence received on 30 April 2012) (10_0057 MOD 6);
- (g) the Section 75W Modification prepared by Meriton Apartments Pty Limited dated July 2012 (10_0057 MOD 8);
- (h) the Section 75W Modification prepared by Meriton Apartments Pty Limited dated June 2012 (as amended by correspondence received on 15 August 2012 and 16 August 2012) (10_0057 MOD 7);
- (i) the Section 75W Modification prepared by Meriton Apartments Pty Limited dated January 2013 (10_0057 MOD 9); and
- (j) the following drawings:

Architectural Drawings				
Drawing No.	Revision	Name of Plan	Drawn By	Date
DA-00	B	Cover Sheet	Meriton Apartments Pty Ltd	03/12/2010
DA-01	F	Site Plan	Meriton Apartments Pty Ltd	27/11/2012
DA-02	B	Car Park Plans	Meriton Apartments Pty Ltd	03/12/2010
DA-03	D	Ground Floor Plan	Meriton Apartments Pty Ltd	27/11/2012

DA-04	E	Site Analysis – 1	Meriton Apartments Pty Ltd	28/11/2012
DA-05	B	Site Analysis – 2	Meriton Apartments Pty Ltd	03/12/2010
DA-06	B	Site Analysis – 3	Meriton Apartments Pty Ltd	03/12/2010
DA-10	F	Street Elevation	Meriton Apartments Pty Ltd	27/11/2012
DA-15	B	Car Park Level 2 – Stage 1	Meriton Apartments Pty Ltd	03/12/2010
DA-16	B	Car Park Level 1 – Stage 1	Meriton Apartments Pty Ltd	03/12/2010
DA-20	B	Stage 1 – Ground Floor Plan	Meriton Apartments Pty Ltd	03/12/2010
DA-21	D	Stage 1 – Level 1 Plan	Meriton Apartments Pty Ltd	12/09/2011
DA-22	B	Stage 1 – Level 2 Plan	Meriton Apartments Pty Ltd	03/12/2010
DA-23	D	Stage 1 – Level 3 Plan	Meriton Apartments Pty Ltd	12/09/2011
DA-24	F	Stage 1 – Level 4 Plan	Meriton Apartments Pty Ltd	27/04/2012
DA-25	D	Stage 1 – Level 5 Plan	Meriton Apartments Pty Ltd	23/12/2011
DA-26	E	Stage 1 – Roof Plan	Meriton Apartments Pty Ltd	23/12/2011
DA-27	E	Stage 2 – Ground Floor Plan	Meriton Apartments Pty Ltd	27/11/2012
DA-28	D	Stage 2 – Level 1 Plan	Meriton Apartments Pty Ltd	12/09/2011
DA-29	D	Stage 2 – Level 2 Plan	Meriton Apartments Pty Ltd	12/09/2011
DA-30	E	Stage 2 – Level 3 Plan	Meriton Apartments Pty Ltd	15/11/2011
DA-31	I	Stage 2 – Level 4 Plan	Meriton Apartments Pty Ltd	17/07/2012
DA-32	H	Stage 2 – Level 5 Plan	Meriton Apartments Pty Ltd	17/07/2012
DA-33	F	Stage 2 – Level Roof Plan	Meriton Apartments Pty Ltd	23/12/2011
DA-40	I	Block A Elevations	Meriton Apartments Pty Ltd	17/07/2012
DA-41	I	Block B Elevations	Meriton Apartments Pty Ltd	27/03/2012
DA-42	F	Block C Elevations	Meriton Apartments Pty Ltd	23/12/2011
DA-43	I	Block D Elevations	Meriton Apartments Pty Ltd	30/04/2012
DA-44	F	Block E Elevations	Meriton Apartments Pty Ltd	23/12/2011
DA-45	C	Block F Elevations	Meriton Apartments Pty Ltd	12/09/2011
DA-46	F	Site Section A-A	Meriton Apartments Pty Ltd	23/12/2011
DA-47	G	Site Section B-B	Meriton Apartments Pty Ltd	23/12/2011
DA-48	F	Site Section C-C	Meriton Apartments Pty Ltd	23/12/2011
DA-50	B	Typical Units	Meriton Apartments Pty Ltd	03/12/2010
DA-51	B	Adaptable Units	Meriton Apartments Pty Ltd	03/12/2010
DA-60	B	GFA Block A	Meriton Apartments Pty Ltd	03/12/2010
DA-61	B	GFA Block B	Meriton Apartments Pty Ltd	03/12/2010
DA-62	B	GFA Block C	Meriton Apartments Pty Ltd	03/12/2010
DA-63	B	GFA Block D	Meriton Apartments Pty Ltd	03/12/2010
DA-64	B	GFA Block E	Meriton Apartments Pty Ltd	03/12/2010
DA-65	A	GFA Block F	Meriton Apartments Pty Ltd	03/12/2010

DA-66	B	GFA Monastery	Meriton Apartments Pty Ltd	26/10/2011
A-00	F	Location Plan	Meriton Apartments Pty Ltd	09/11/2011
A-150	A	Monastery – Floor Plans	Meriton Apartments Pty Ltd	24/01/2012
A-151	-	Monastery – Elevations & Section	Meriton Apartments Pty Ltd	11/03/2011
A-152	-	Stable Plans & Elevations	Meriton Apartments Pty Ltd	11/03/2011
A162-P1	H	Parking Level 1	Meriton Apartments Pty Ltd	19/12/2011
Landscape Plans				
Drawing No.	Revision	Name of Plan	Drawn By	Date
LA 01	D	Landscape Precedents	Oculus	22/12/2010
LA 04	F	Landscape Plan	Oculus	17/12/2010
LA 05	D	Sections	Oculus	23/12/2010
Other				
Drawing No.	Revision	Name of Plan	Drawn By	Date
D-2010-GRD	B	Ground Floor – Stage 1 Drainage Plan – Sheet 01	Meriton Apartments Pty Ltd	03/12/2010
D-2011-GRD	B	Ground Floor – Stage 2 Drainage Plan – Sheet 02	Meriton Apartments Pty Ltd	03/12/2010
DA-100	A	Hydrant and Sprinkler Booster	Meriton Apartments Pty Ltd	07/01/2013

except for:

- any modifications which are 'Exempt and Complying Development' as identified in State Environmental Planning Policy (Exempt and Complying Development Codes) 2008 or as may be necessary for the purpose of compliance with the BCA and any Australian Standards incorporated in the BCA; and
- otherwise provided by the conditions of this approval.

(b) Insert new Condition B21A immediately after Condition B21 as follows:

B21A Tree protection during construction of the fire hydrant and sprinkler booster cabinet

To protect existing vegetation, the cabinet to house the fire hydrant and sprinkler booster valves as identified in plan no. DA-100 (rev A) is to be constructed in accordance with the recommendations provided in the Aboricultural Assessment Report prepared by TALC Tree and Landscape Consultants, dated 13 February 2013 for Meriton Group Pty Ltd.