

City of Gosford Design Advisory Panel

Meeting Agenda – Design Reference Group workshop

Details	
Name	City of Gosford Design Advisory Panel – Design Reference Group (DRG)
Location	Department of Planning, Industry and Environment (DPIE) 320 Pitt Street Sydney, Level 24 Blue Gum Room (meet in foyer)
Date/Time	Tuesday 15 October 2019, 12:30pm – 2:00pm
Chair	DRG member
Attendees	Robert Hodgkins (DPIE) Louise Starkey (DPIE) Lisa Ford (DPIE) Paul Walter (DRG) Peter Smith (DRG) Johann Strey (ADG) Anthony Kelly (ADG)
Site	Gateway Shopping Centre, 237 Mann Street, Gosford

Agenda Items

No.	Description	Timing	Responsible
1	Welcome, Introductions	12:30-12:35	Chair
2	Purpose of meeting	12:35 – 12:40	Robert Hodgkins
3	The proposal	12:40 – 1:10	Proponent
4	Discussion of issues	1:10 – 1:55	Chair/all
5	Next steps and meeting close	1:55 – 2:00pm	Chair/all

City of Gosford Design Advisory Panel

Meeting Agenda – Design Reference Group workshop

DRG Comments and questions

DRG acknowledges:

- The additional information provides a substantial increase in detail to allow the DRG to determine the appropriateness of the built form and the ability of the form to accommodate the proposed uses.
- The detail provided of the circulation, built form and proposed public spaces through the site are to a satisfactory level of detail for this stage and demonstrate the proposal will provide a positive contribution to this part of the Gosford CBD.

DRG comments

- Ground level – The DRG is still not clear how the 'ground level' and 'level 1' relates to the street level. The level 1 activities suggest direct pedestrian connection to the square and street – what visibility does 'office / storey' area on the ground plan have?
- More detail required to determine the impact on development to the south and west of the site – view from the sun or 3d shadow diagrams in June 21. Particularly with respect to future development on the B4 zoned land, but also on the B3 zoned land – in both instances residential apartments would be expected to receive 2hrs solar access. Development to the east of Watt St, will most probably rely on the west facing façade for solar access (given west façade has a slight skew to the north). This may result in the need to sculpt the Tower 2 for or adjust the location and shape of the footprint. Does it need to be more slender or twist?