

13 October 2016

By Email: fiona.gibson@planning.nsw.gov.au

The Secretary
Department of Environment and Planning
320 Pitt Street
SYDNEY NSW 2000
Attention: Fiona Gibson

Dear Fiona,

**Response to Notification of S96(1A) Application - SSD 6387 MOD 4
1 Burroway Road, Wentworth Point**

I refer to the Department's email correspondence dated 5 September 2016 inviting comments from SOPA in relation to the proposed modification of SSD 6387 which comprises:

- installation of a canopy over the central plaza area; and
- the inclusion of a 50m² café tenancy at the southern end of the through-site link.

As the Department will be aware, SOPA has previously raised a number of concerns in relation to this proposal (refer letter of owners consent dated 15 July 2016).

The Authority has reviewed the documentation submitted in support of the application and wishes to advise in the following terms:

Canopy Structure

The applicant has provided adequate architectural and engineering justification in relation to the issues raised in the correspondence of 15 July 2016 in relation to the canopy.

No information is provided in relation to management of stormwater off the canopy. If stormwater is intended to run off the canopy to the adjacent awnings, said awnings must be designed accommodate additional water.

Proposed Café

The applicant has not addressed the issues raised by the Authority in its comments of 15 July 2016. In this regard, the Authority maintains that:

- the proposed location of the café is not consistent with the intent of the Through Site Link. The café should be set back to align with the western retail frontage to maintain a clear 13m width for the full length of the space; and
- the current proportions of the proposed café are considered to be excessive and should be reduced to a maximum area of 20m².

Further information is also required in relation to servicing (deliveries and collection of waste) the proposed café tenancy.

The Department should note that the subject site is legally described as Lot 100 in DP 1193985.

Should you require any further information on the above please contact me on 9714 7356 or Helen Mulcahy – Contract Planner on 9714 7131.



Nick Hubble
A/Chief Executive Officer, Sydney Olympic Park Authority