

Modification of Development Consent

Section 4.55 (1A) of the *Environmental Planning and Assessment Act 1979*

As delegate of the Minister for Planning, I modify the consent referred to in Schedule 1, subject to the conditions in Schedule 2.



David Gainsford
Executive Director
Priority Projects

Sydney 21st November 2018

SCHEDULE 1

Development Consent:	SSD 6952 granted on 18 December 2015
For the following:	<p>Redevelopment of the Wenona School Campus involving:</p> <ul style="list-style-type: none">• demolition of the existing childcare centre at 263 Miller Street, existing office building at 265 Miller Street, and existing pedestrian link over Elliott Street;• construction of a new six storey (three storeys above Miller Street) education establishment building containing swimming pools, teaching spaces and staff areas;• construction of a new pedestrian overpass crossing Elliott Street;• minor alterations and additions to the existing Miller Street Campus building at 255 Miller Street, including new connections, change rooms, plant and a new lift;• retention and relocation of existing sandstone pillars and gateposts;• installation of new substation on Miller Street frontage; and• associated landscaping and planting.
Applicant:	Wenona School Limited
Consent Authority:	Minister for Planning
The Land:	255-265 Miller Street and 6 Elliott Street, North Sydney
Modification:	<p>SSD 6952 MOD 2:</p> <ul style="list-style-type: none">• the relocation of the proposed substation on the Miller Street frontage of the site;• removal of a tree;• replacement tree planting; and,• installation of a metal fence and gate to match existing fencing on Miller Street.

SCHEDULE 2

The above consent is modified as follows:

- (a) Schedule 2 Part A - Condition A2 is amended by the insertion of the **bold and underlined** word/numbers and deletion of ~~struck-out~~ words/numbers as follows:

Terms of Consent

- A2 The applicant shall carry out the project in accordance with the conditions of consent and generally in accordance with the:
- State Significant Development Application SSD 6952;
 - Environmental Impact Statement, except where amended by the Response to Submissions;
 - Section 96(1A) – Modification Application to SSD 6952 Wenona School prepared by JBA Urban Planning Consultants Pty Ltd dated 10 August 2016.;
 - Section 4.55 (1A) Modification Application – State Significant Development Application 6952 Wenona School prepared by Ethos Urban dated 6 July 2018;
 - Section 4.55 (1A) Modification Application – State Significant Development Application 6952 Wenona School prepared by Ethos Urban dated 8 May 2018; and**
 - The following drawings, except for:
 - any modifications which are Exempt or Complying Development; and
 - otherwise provided by the conditions of this consent.

Architectural (or Design) Drawings prepared by Tonkin Zulaikha Greer Architects		
Drawing No.	Name of Plan	Date
A-0010	GENERAL DEMOLITION	29.07.16
A-0011	NO.255 MILLER STREET LEVEL 1 DEMOLITION PLAN	29.07.16
A-0012	NO.255 MILLER STREET LEVEL 2 DEMOLITION PLAN	29.07.16
A-0013	NO.255 MILLER STREET LEVEL 3 MEZ DEMOLITION PLAN	29.07.16
A-0014	NO.255 MILLER STREET LEVEL 4 DEMOLITION PLAN	29.07.16
A-0015	NO.255 MILLER STREET LEVEL 5 DEMOLITION PLAN	29.07.16
A-0016	NO.255 MILLER STREET LEVEL 6 DEMOLITION PLAN	29.07.16
A-1001	SITE PLAN	29.07.16 <u>30.04.18</u>
A-1002	LEVEL 0 PLAN	29.07.16
A-1003	LEVEL 1 PLAN	29.07.16
A-1004	LEVEL 2 PLAN	17.07.18
A-1005	LEVEL 3 PLAN	30.04.18
A-1006	LEVEL 4 PLAN	26.06.18
A-1007	LEVEL 5 PLAN	07.05.18
A-1008	LEVEL 6 PLAN	29.07.16
A-1009	ROOF PLAN	29.07.16
A-2001	ELEVATION MILLER STREET	29.07.16
A-2002	ELEVATION ELLIOTT STREET	04.07.18
A-2003	NORTH & JUDITH DEY WESTERN ELEVATIONS, SECTION H-H	26.06.18
A-3000	SECTION A-A	07.05.18
A-3001	SECTION B-B, C-C	29.07.16
A-3002	SECTION C-C	29.07.16
A-5002	MATERIALS SCHEDULE	29.07.16
<u>Project No. SC08715</u>	<u>ESTABLISH SUBSTATION – SHEET 2 OF 4</u>	<u>18.01.17</u>
<u>Project No. SC08715</u>	<u>ESTABLISH SUBSTATION – SHEET 4 OF 4</u>	<u>18.01.17</u>

Landscape Plans prepared by 360°			
Sheet	Issue	Name of Plan	Date
2	B	Lower Ground Mez Public Domain Make-Good Works	26.05.15
3	D	Level 3 Landscape Plan	02.05.18
4	G	Level 4 Landscape Plan	26.06.18
5	C	Level 5 Landscape Plan	14.06.16
6	B	Level 6 Landscape Plan	14.06.16
7	A	Planting Schedule & Palette	14.06.16
1	A	Tree Location Plan & Tree Schedule	16.10.15
8	C	Landscape Sections	14.06.16

- (b) Schedule 2 Part E - Condition E16 is added by the insertion of the **bold and underlined** word/numbers as follows:

Landscaping (kiosk substation)

E16. Prior to the issue of a final Occupation Certificate, the Applicant must submit a Landscape Plan to the satisfaction of the Secretary in consultation with Council. The plan must detail proposed replanting to compensate for the removal of the Brush Box tree required for the installation of the proposed kiosk substation. The plan must provide for the planting of at least two canopy trees, including at least one on the Miller Street frontage of the site. The trees shall be at least 3m high at the time of planting and be capable of reaching a mature height of 10m.

The approved landscaping shall be undertaken prior to the issue of a final Occupation Certificate.

END OF MODIFICATION