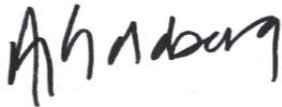


# Modification of Development Consent

Section 96(1A) of the Environmental Planning and Assessment Act 1979

As delegate of the Minister for Planning under delegation dated 14 September 2011, the Planning Assessment Commission approves the modification application referred to in Schedule 1, subject to the conditions in Schedule 2.



**Abigail Goldberg**  
Member of the Commission

Sydney

14 August 2015

## SCHEDULE 1

**Development Approval:** **SSD 6246** granted by the Planning Assessment Commission on 27 February 2014

**For the following:** Construction of multi-storey residential development comprising:

- two separate buildings ranging in height from four to eight storeys and eight to ten storeys containing 331 dwellings;
- a childcare centre for 90 children;
- basement and ground level parking;
- pedestrian and street network;
- associated landscaping; and
- subdivision.

**Applicant:** Karimbla Constructions Services (NSW) Pty Ltd

**Consent Authority:** Minister for Planning

**The Land:** 100 Bennelong Parkway, Sydney Olympic Park

**Modification:** **SSD 6246 MOD 1:** the modification includes minor internal and external design changes including:

- internal layout changes to specified units;
- relocation of a substation;
- introduction of additional windows; and
- substitution of glazed louvres to the western building façade of Building A.

## SCHEDULE 2

The above approval is modified as follows:

Schedule 2 Part A – ADMINISTRATIVE CONDITIONS Condition A2 is amended by the insertion of the **bold and underlined** words and deletion of the ~~struck-out~~ words as follows:

### Terms of Consent

- A1 The applicant shall carry out the project generally in accordance with the:
- a) State Significant Development Application SSD 6246;
  - b) Environmental Impact Statement prepared by Urbis dated June 2014;
  - c) Response to Submissions prepared by Meriton dated 19 November 2014;
  - d) The Statement of Environmental Effects for the Modification Application prepared by Meriton Property Services Pty Ltd and Karimbla Constructions Services (NSW) Pty Ltd dated 11 June 2015 and Supplementary Planning Report by Karimbla Constructions Services (NSW) Pty Ltd dated 27 July 2015;**
  - ~~e)~~ **e)** The conditions of this consent; and
  - ~~f)~~ **f)** The following drawings, except for:
    - i) any modifications which are Exempt or Complying Development;
    - ii) otherwise provided by the conditions of this consent.

<b>Architectural (or Design) Drawings prepared by Turner Architects</b>			
<b>Drawing No.</b>	<b>Revision</b>	<b>Name of Plan</b>	<b>Date</b>
A-DA-110-000 <b><u>A-SSD-110-000</u></b>	<del>W</del> <b><u>X</u></b>	GROUND LEVEL	12.11.14 <b><u>10.06.15</u></b>
A-DA-110-001 <b><u>A-SSD-110-001</u></b>	<del>V</del> <b><u>W</u></b>	LEVEL 1	12.11.14 <b><u>10.06.15</u></b>
A-DA-110-002 <b><u>A-SSD-110-002</u></b>	<del>V</del> <b><u>W</u></b>	LEVEL 2	12.11.14 <b><u>10.06.15</u></b>
A-DA-110-003 <b><u>A-SSD-110-003</u></b>	<del>T</del> <b><u>U</u></b>	LEVEL 3	12.11.14 <b><u>10.06.15</u></b>
A-DA-110-004 <b><u>A-SSD-110-004</u></b>	<del>S</del> <b><u>T</u></b>	LEVEL 4	12.11.14 <b><u>10.06.15</u></b>
A-DA-110-005 <b><u>A-SSD-110-005</u></b>	<del>K</del> <b><u>L</u></b>	LEVEL 5	12.11.14 <b><u>10.06.15</u></b>
A-DA-110-006 <b><u>A-SSD-110-006</u></b>	<del>K</del> <b><u>L</u></b>	LEVEL 6	12.11.14 <b><u>10.06.15</u></b>
A-DA-110-007 <b><u>A-SSD-110-007</u></b>	<del>S</del> <b><u>T</u></b>	LEVEL 7	12.11.14 <b><u>10.06.15</u></b>
A-DA-110-008 <b><u>A-SSD-110-008</u></b>	<del>S</del> <b><u>T</u></b>	LEVEL 8	12.11.14 <b><u>10.06.15</u></b>
A-DA-110-009 <b><u>A-SSD-110-009</u></b>	<del>K</del> <b><u>L</u></b>	LEVEL 9	12.11.14 <b><u>10.06.15</u></b>
A-DA-110-010 <b><u>A-SSD-110-010</u></b>	<del>L</del> <b><u>M</u></b>	ROOF	30.05.14 <b><u>10.06.15</u></b>
A-DA-110-100	H	ADAPTABLE APARTMENTS	30.05.14
A-DA-110-B01 <b><u>A-SSD-110-B01</u></b>	<del>R</del> <b><u>S</u></b>	PARKING LEVEL 1	30.05.14 <b><u>10.06.15</u></b>
A-DA-110-B02 <b><u>A-SSD-110-B02</u></b>	<del>R</del> <b><u>S</u></b>	PARKING LEVEL 2	30.05.14 <b><u>10.06.15</u></b>
A-DA-110-B03	N	PARKING LEVEL 3	30.05.14
A-DA-210-001 <b><u>A-SSD-210-001</u></b>	<del>F</del> <b><u>H</u></b>	BUILDING A, B & C NORTH & SOUTH ELEVATIONS	30.05.14 <b><u>10.06.15</u></b>

A-DA-210-002 <b><u>A-SSD-210-002</u></b>	F <b><u>H</u></b>	BUILDING A & B EAST & WEST ELEVATIONS	<del>30.05.14</del> <b>10.06.15</b>
A-DA-210-003 <b><u>A-SSD-210-003</u></b>	F <b><u>H</u></b>	BUILDING C EAST & WEST ELEVATIONS	<del>30.05.14</del> <b>10.06.15</b>
A-DA-310-001	F	SECTION A, SECTION B	30.05.14
A-DA-310-002	F	SECTION C	30.05.14
A-DA-310-003	D	DETAIL SECTION – GROUND LEVEL APARTMENTS	30.05.14
A-DA-310-004	C	BUILDING B GROUND LEVEL CHILDCARE	30.05.14
A-DA-310-005	C	DETAIL SECTION – BUILDING B GROUND LEVEL - RESIDENTIAL	30.05.14
A-DA-310-006	C	DETAIL SECTION – BUILDING B GROUND LEVEL	30.05.14
A-DA-710-001	H	GFA DIAGRAMS 01	30.05.14
A-DA-710-002	H	GFA DIAGRAMS 02	30.05.14
A-DA-710-003	H	GFA DIAGRAMS 03	<del>30.05.14</del> <b>17.06.15</b>
A-DA-810-001	A	EXTERNAL FINISHES BOARD	30.05.14
<b>Civil Drawings prepared by Woolacotts</b>			
Drawing No.	Revision	Name of Plan	Date
C3	P3	ROAD 3 – STAGE 2 CIVIL WORKS PLAN	June 2014
C4	P3	ROAD 4 – STAGE 2 CIVIL WORKS PLAN – SHEET 1	June 2014
C7	P3	ROAD 2 AND ROAD 3 – LONG SECTIONS	June 2014
C8	P3	ROAD 4 – LONG SECTION	June 2014
C10	P3	ROAD 3 – CROSS SECTIONS	June 2014
C11	P3	ROAD 4 – CROSS SECTIONS	June 2014
<b>Landscape Detail Plan prepared by Arcadia</b>			
Drawing No.	Revision	Name of Plan	Date
DA_101	B	LANDSCAPE DETAIL PLAN	11.06.14
DA_102	B	LANDSCAPE DETAIL PLAN	11.06.14
DA_103	B	LANDSCAPE DETAIL PLAN	11.06.14
DA_104	B	LANDSCAPE DETAIL PLAN	11.06.14
DA_105	B	LANDSCAPE DETAIL PLAN	11.06.14
DA_106	B	LANDSCAPE DETAIL PLAN	11.06.14
DA_201	B	LANDSCAPE DETAIL PLAN	11.06.14

If there is any inconsistency between the plans and documentation referred to above, the most recent document shall prevail to the extent of the inconsistency. However, conditions of this consent prevail to the extent of any inconsistency. Where there is an inconsistency between approved elevations and plans, the elevations prevail.

Schedule 2 Part B – PRIOR TO ISSUE OF CONSTRUCTION CERTIFICATE Condition B2 is amended by the insertion of the **bold and underlined** words as follows:

## **BASIX**

- B2. All commitments outlined in BASIX Certificate Number 543691M **04** required to achieve satisfactory levels of thermal comfort and water and energy ratings shall be incorporated into the proposed development and provided to the Certifying Authority prior to issues of a Construction Certificate.

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Schedule 2 Part B – PRIOR TO ISSUE OF CONSTRUCTION CERTIFICATE is amended by the insertion of Condition B32 as follows:

**PRIVACY SCREENING**

B32. Amended plans incorporating appropriate privacy screening on the kitchen windows of Units 327, 427, 527, 627, 727, and the south facing bedroom window of Unit 107, to prevent overlooking from these windows to the adjoining units, are to be submitted to the Certifying Authority prior to the issue of a Construction Certificate.

**End of modification to SSD 6264 MOD 1**