

[REDACTED]

From: Philip Au <[REDACTED]>
Sent: Friday, 2 April 2021 4:05 PM
To: IPCN Enquiries Mailbox
Subject: Re: Pitt Street South Over Station Development - SSD 10376 and SSD 8876 MOD 2 - Additional Information

I refer to the below email and write to provide additional comments to the developer's material in relation to Solar access and Chamfer.

The Chamfer material is incorrect as cutting a corner on the boundary of the lot does not result in any benefit due to the fact that there is no build element in this position. The chamfer needs to occur on the building element to offer any real benefit to the amenity of Princeton.

The Solar Access material similarly does not provide any benefit to the amenity of Princeton. None of the studies have been conducted to maximise solar access to Princeton Apartments in accordance with the conditions of consent.

It is clear that the developer has not sought to maximise solar access to Princeton or minimise impacts to the outlook and amenity as mandated by the conditions of consent.

From: Joscelyn Chan <Joscelyn.Chan@ipcn.nsw.gov.au> on behalf of IPCN Enquiries Mailbox <ipcn@ipcn.nsw.gov.au>
Sent: Monday, 29 March 2021 6:02 PM
To: IPCN Enquiries Mailbox <ipcn@ipcn.nsw.gov.au>
Cc: Casey Joshua <Casey.Joshua@ipcn.nsw.gov.au>
Subject: Pitt Street South Over Station Development - SSD 10376 and SSD 8876 MOD 2 - Additional Information

Dear Sir/Madam

You are receiving this email because our records show you have previously made a submission about the Pitt Street South Over Station Development - SSD 10376 and SSD 8876 MOD 2, either to the Department of Planning, Industry and Environment (**Department**) or the Independent Planning Commission (**Commission**).

The Commission is re-opening public comment in relation to new information it has received from the Applicant on 26 March 2021. The new information includes the proponent's response to questions on notice at the public meeting on Chamfer (to the building envelope), Internal Amenity and Solar Access.

In accordance with the Commission's 'Additional Material' policy, the Panel considers that it would be assisted by public comment, via email only, on the following new material provided to the Commission:

- Applicant's Response to public meeting question on notice on Chamfer, dated 26 March 2021
- Applicant's Response to public meeting question on notice on Internal Amenity, dated 26 March 2021

- Applicant's Response to public meeting question on notice on Solar Access, dated 26 March 2021.

Please find a copy of this information on the Commission's website:

<https://www.ipcn.nsw.gov.au/projects/2021/02/pitt-street-south-over-station-development-ssd-10376-and-ssd-8876-mod-2>

Public comment must be received via email (ipcn@ipcn.nsw.gov.au) by 5pm AEST on Friday 2 April 2021.

This deadline will be strictly enforced, and late submissions will not be considered by the Panel nor uploaded to the Commission's website.

Yours sincerely,

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New South Wales Government
Independent Planning Commission

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