

Addendum to Assessment Report

242-244 Beecroft Road, Epping - SSD 8784 MOD 1 and SSD 31576972

The purpose of this Addendum is to clarify the proposed maximum building heights are:

1. 0.63m and up to 3.83m higher when compared to the Concept Approval as referenced in Table 4 of the Assessment Report; and
2. 0.2m and up to 2.9m above the 48m Hornsby Local Environmental Plan height standard as represented in Figure 32 and Paragraph 84 of the Assessment Report.

The Department's Assessment Report contains the following typographical errors (as identified in italics and strikethrough) and should be corrected (as identified in bold):-

- Executive Summary, paragraph three, dot point two:-
 - increase the maximum building heights between ~~0.5m and 2.9m~~ **0.63 and 3.83m**, due to uneven topography across the site and increased floor-to-ceiling heights
- Section 2, "Project", Paragraph 18, dot point two:-
 - increase the maximum building heights between ~~0.2 and 2.6m~~ **0.63m and 3.83m** due to higher localised ground levels and higher floor-to-ceiling heights per level.