

[REDACTED]

From: C Manaroj <[REDACTED]>
Sent: Thursday, 1 April 2021 10:26 PM
To: IPCN Enquiries Mailbox
Subject: Re: Pitt Street South Over Station Development - SSD 10376 and SSD 8876 MOD 2 - Additional Information

Thank you for your email. I write to comment on the developer's additional material as noted below.

The developer has once again shown that it does not have any regard for the impacts on Princeton apartments and do not think that planning controls and the conditions of consent apply to them.

Nothing in the additional material addresses the inadequacies in the application. It is full of allegations based on the developer's opinion without any supporting evidence. The developer has clearly failed to fulfill its duty to meet the conditions of consent approval.

None of the options explored regarding solar access result in any improvement. I could not see any real consideration of how to actually improve solar access, just pages of material demonstrating the developer does not care and will do as little as is required to show it has attempted to investigate these matters. I did not see any consideration of separation or effective building reduction.

Reading the developer's chamfer response was a complete waste of time. They seem to be trying to insult us by proposing to chamfer the ground floor level instead of the actual building. I think they should receive disciplinary action as this seems to be an intentional act rather than total incompetence. Our proposal to chamfer was obviously to the residential tower and not to the ground floor!

I hope that the IPC ensures that the developer redesigns the buildings so as to cause no impact to Princeton apartments and that it complies with the ADG for solar access, building separation, privacy and the SSD 8876 consent conditions.

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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