

Memo

Development Assessment

Date: 26 October 2022
To: Development Determination Panel
CC: Adam Richardson, Manager Development Assessments
From: Kye Miles, Planner
Subject: Item 3.3 - DA2022/1014 - 18 Urunga Street

Dear Panel,

The following is a supplement to the Assessment Report to address Panel questions and minor errors and omissions within the submitted DDP Report and Consent.

Condition 10A Addition

Concern is raised with the use of the lower ground floor. As such, Condition 19 has been recommended within the Development Consent to ensure that the lower-ground floor is not used beyond the scope as indicated on the plans.

External Finishes to Roof

The external finish to the roof shall have a medium to dark range in order to minimise solar reflections to neighbouring properties. Any roof with a metallic steel finish is not permitted.

Details demonstrating compliance are to be submitted to the Certifier prior to the issue of the Construction Certificate.

Reason: To ensure that excessive glare or reflectivity nuisance does not occur as a result of the development.

Submission list

It is noted that the submission list within the assessment report omits the details related to the 'Charters & Riddle' submission. Notwithstanding this, these concerns have been addressed in detail within the 'privacy' section of the report. Additionally, there is a submission from Catherine Macgregor, which incorrectly lists this individual to the subject site. It is noted this is the former owner whose address is 1 Wattle Crescent East Ballina NSW 2478.

Regards,

Kye Miles
Planner