

Wednesday, 22 November 2017

Penrith Council
Penrith Civic Centre
601 High St, Penrith NSW 2750

RE:
DEVELOPMENT CONSENT DETERMINATION No. DA15/0335
PROPOSED RETAIL BUILDING AT 78-88, JAMISONTOWN NSW
SECTION 96(1A) APPLICATION - MODIFICATION OF CONSENT

To Whom it May Concern:

We write to request modifications to consent determination No. DA15/0335 for a Proposed Retail Building which contains 11 Tenancies for future Restaurant & cafe uses & associated outdoor seating piazza, car parking, landscaping & stormwater drainage works. The following letter contains the list of updated drawings and a schedule of changes.

LIST OF DRAWINGS

Dwg. No.	DWG. Name	Rev.
DA01	COVER SHEET	A
DA02	3D VIEWS	A
DA03	OVERALL SITE PLAN	A
DA04	OVERALL GROUND FLOOR PLAN	A
DA05	OVERALL FIRST FLOOR PLAN	A
DA06	OVERALL ROOF PLAN	A
DA07	GROUND FLOOR PLAN - SHEET 1	A
DA08	GROUND FLOOR PLAN - SHEET 2	A
DA09	FIRST FLOOR PLAN - SHEET 1	A
DA10	FIRST FLOOR PLAN - SHEET 2	A
DA11	ROOF PLAN - SHEET 1	A
DA12	ROOF PLAN - SHEET 2	A
DA13	OVERALL ELEVATIONS - SHEET 1	A
DA14	OVERALL ELEVATIONS - SHEET 2	A
DA15	OVERALL SECTIONS	A

*Sheet numbers have changed due to the addition of the first floor level on building 2.

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PROPOSED MODIFICATIONS

Consent Document

Description of Development:

The current description of the development does not required to be changed due to the internal reorganisation of tenancies (maintaining the 11 shown previously).

DA01 COVER SHEET

- Tenancy Schedule updated
- GBA schedule updated
- 3D views updated

DA02 3D VIEWS

- 3D Views updated

DA03 OVERALL SITE PLAN

- Building 3 footprint amended
- Addition of Waste Storage area in carpark
- Bitumen extended to previous 'spill-over' area & new 'spill-over' area shown
- Addition of new lift & stairs in central piazza
- Removal of Waste storage at rear of Building 3

DA04 OVERALL GROUND FLOOR PLAN

- Addition of Waste Storage area in car park
- Reorganisation of Comms, FIP, GAS, Amenities & Previous Waste Room
- Intertenancy walls changed location
- FHR change location due to internal changes
- Removal of secondary stairs in central walkway
- Additional lift to service first floor
- Additional Stair to service first floor
- Removal of waste storage at rear of Tenancy 9 & replaced with soft landscaping
- Reorganisation of internal arrangement for Tenancy 9

DA05 OVERALL FIRST FLOOR PLAN

- Increase in footprint & design of upper level in Building 1
- Additional Fire stair, Toilets & Store to service Tenancy 10
- Addition of connecting bridge between Tenancy 10 & 11
- Additional Fire stair, Toilets & Store to service Tenancy 11
- New walkway & deck for Tenancy 11

DA06 OVERALL ROOF PLAN

- New roof above Waste Storage Area
- Increase roof height above new Tenancy 10
- Change to sloped roof between lower & upper levels of Building 1
- New connecting roof & slats between building 1 & 2
- New roof above Building 2
- Roof extended to match new footprint at Building 3

DA07 GROUND FLOOR PLAN - SHEET 1

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- Addition of Waste Storage area in car park
- Reorganisation of Comms, FIP, GAS, Amenities & Previous Waste Room
- Intertenancy walls changed location
- FHR change location due to internal changes
- Removal of secondary stairs in central walkway
- Additional lift to service first floor
- Additional Stair to service first floor

DA08 GROUND FLOOR PLAN - SHEET 2

- Removal of secondary stairs in central walkway
- Additional lift to service first floor
- Additional Stair to service first floor
- Removal of waste storage at rear of Tenancy 9 & replaced with soft landscaping
- Reorganisation of internal arrangement for Tenancy 9

DA09 FIRST FLOOR PLAN - SHEET 1

- Increase in footprint & design of upper level in Building 1
- Additional Fire stair, Toilets & Store to service Tenancy 10
- Addition of connecting bridge between Tenancy 10 & 11

DA10 FIRST FLOOR PLAN - SHEET 2

- Addition of connecting bridge between Tenancy 10 & 11
- Additional Fire stair, Toilets & Store to service Tenancy 11
- New walkway & deck for Tenancy 11

DA11 ROOF PLAN - SHEET 1

- New roof above Waste Storage Area
- Increase roof height above new Tenancy 10
- Change to sloped roof between lower & upper levels of Building 1
- New connecting roof & slats between building 1 & 2

DA12 ROOF PLAN - SHEET 2

- New connecting roof & slats between building 1 & 2
- New roof above Building 2
- Roof extended to match new footprint at Building 3

DA13 OVERALL ELEVATIONS - SHEET 1

- See changes listed in Sheets DA 04-06. The changes listed are reflected on both the Elevations & Sections

DA14 OVERALL ELEVATIONS - SHEET 2

- See changes listed in Sheets DA 04-06. The changes listed are reflected on both the Elevations & Sections

DA15 OVERALL SECTIONS

- See changes listed in Sheets DA 04-06. The changes listed are reflected on both the Elevations & Sections

If you have any queries with the above please do not hesitate to contact me.

Yours faithfully



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Peter Morson
Director

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