

MEMORANDUM

TO: Panel Members

FROM: Ms. Nicole Askew – Coordinator Development Assessment

CC: Mr. Ryan Cole – Manager Development and Building

DATE: 03 February 2022

REFERENCE: DA2021/0410 – 50 Thurlow Street Riverwood NSW 2210

SUBJECT: Report LPP003-22 for the meeting of 03 February 2022

Dear Panel Members,

This memo seeks to provide clarity in relation to the question raised by Mr. Anthony Hudson- Expert Panel member.

The question was regarding pedestrian movement between the ‘tab smokers deck’ and the alfresco dining area, and whether this will create a conflict with regards to the hours of use of the alfresco dining area.

The ‘tab smokers deck’ was approved and constructed under Development Application 07/DA-431, and was subject to an ongoing condition (condition 82) requiring that it not be used after 10:00pm daily. In light of that, the applicant relied upon an air-lock door to restrict movement to the area.

Given the air-lock door is proposed to be removed, and in order to ensure adequate enforcement of the hours of use of the alfresco dining area and the ‘tab smokers deck’, the applicant has provided the attached sketch which introduces a door between two areas to restrict pedestrian movement (figure 1 below).

In light of the sketch provided, the below conditions have been drafted to ensure that movement between the two sections will be restricted as per the approved hours of use. It is noted that the already imposed condition 53 (a) restricts use of the alfresco dining terrace between 12:00am and 4:00am daily.

Prior to construction certificate:

Add to condition 21 – Require Design Changes

- (e) A wall and door are to be installed to restrict access between the ‘tab smokers deck’ and the area highlighted in the approved plans in orange directly to its west (shown on the level 1 floor plan drawing DA1102 issue B). The existing door and partition shown along the south-western corner of the ‘tab lounge’ as per drawing DA1102 issue B shall be re-oriented as necessary to facilitate this design change. The eight (8) chairs and two (2) tables shown within the area highlighted in orange as per drawing DA1102 issue B shall be relocated to enable pedestrian movement and the swing of the proposed doors.

Operational Condition (on-going)

Add to condition 53 – Operational details

- (b) Any door (as required by condition 21 (e)) located between the ‘tab smokers deck’ and the alfresco dining terrace shall be closed and locked between 10:00pm and 4:00am every day.
- (c) Any door (as required by condition 21 (e)) located between the ‘tab lounge’ and the alfresco dining terrace shall be closed and locked between 12:00am and 4:00am every day.

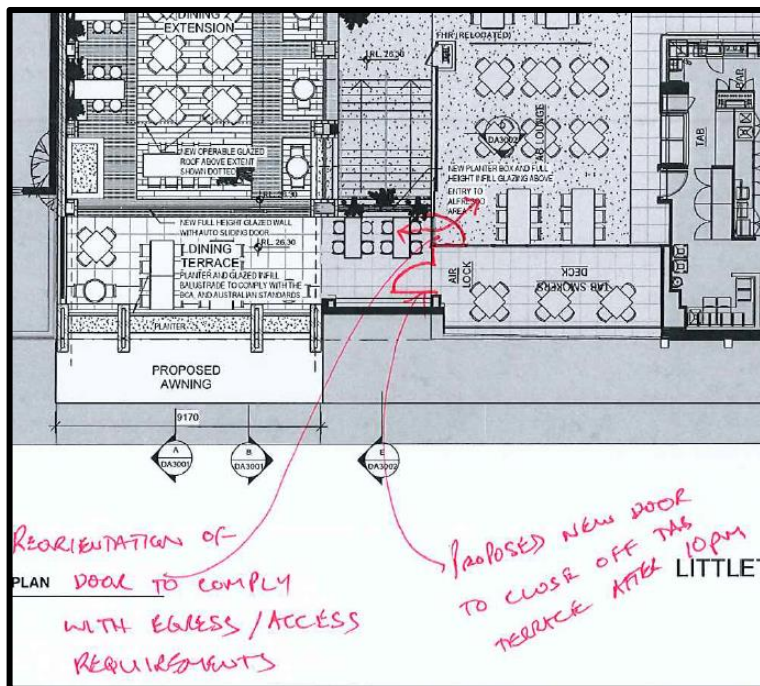


Figure 1- Sketch provided by applicant 3 February 2022

Should further clarification be needed, please let me know and I will do my best to assist.

Regards,

A handwritten signature in black ink, appearing to read 'NA', with a stylized, cursive-like flow.

Nicole Askew
Coordinator Development Assessment