

**Item 3      399-403 Princes Highway, Carlton – DA2016/0075 -  
Demolition of existing buildings and construction  
of a five (5) storey residential flat building with  
basement car parking and strata subdivision**

**Speakers:**

- John McCormack (Concerned resident)
- Petar Atansov on behalf of Magdalena Atanasova and Ross Barone (Neighbours)
- Michael Murr (Applicant/Owner)

**IHAP Decision:**

Refusal

The Georges River Council IHAP as the delegate of the Georges River Council determines that Development Application No. 2016/0075 for the demolition of existing buildings and construction of a five (5) storey residential flat building with basement car parking and strata subdivision at 399-403 Princes Highway, Carlton be refused for the following reasons:

1. The height of the development is excessive having regard to the Development Control Plan and the Draft City Plan.
2. The position of the garbage store will have an unacceptable impact on the streetscape of Plant Street.
3. The bulk and scale of the development is excessive and constitutes an overdevelopment of the site.

**Voting of the Panel Members:**

The decision of the panel was unanimous.



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Adam Seton  
**Chairperson**