



INDEPENDENT EXPERT PANEL (s75G EP&A Act)  
RESIDENTIAL DEVELOPMENT AT ELSIE & GEORGE STREETS BURWOOD

11 December 2008

Mr Sarkis Nassif  
Managing Director  
Kavlyn Pty Ltd  
19 Victoria Ave  
CONCORD WEST NSW 2138

Dear Mr Nassif,

**Additional Information Required**

The Panel has reviewed the Preferred Project Report and requests clarification on the following issues:

1. Provide a comparison between the August 2008 plans and the preferred project rather than the 'original project' generally but specifically in relation to table 2. Please also provide RLs for all the buildings referred to in that table and other references for consistent comparison of like with like.
2. Provide a calculation of the residential FSR (GFA) separate from the total FSR(GFA) proposed.
3. In the recount of Appendix B for the winter sun, provide details as to what hours are being counted in the 'Y' notation. That is, what period of hours - ie 9am-11am 2pm-4pm because the Panel's preliminary calculation indicates less than 70% (not 81.4%) provision.
4. Provide an argument for why, on p16 para 2.5.1, 1st paragraph, the height is calculated from the podium and not the ground. The reason for our need for expansion on this point is because if the calculation is taken from the ground it MAY improve (3) above.
5. Provide confirmation of the minimum footpath width to Victoria St.
6. Clarify that the floor area of the tenancies 7/8 are reduced, not increased as specified. Our viewing of the August 08 plans show the tenancies as larger.
7. Provide the landscape plan/details for the ground level along the western boundary.
8. Please recalculate (if necessary) the S94 contribution based on the new residential mix.
9. Confirm from Appendix B, table Building 'C', level 9 whether 6 or 7 units are proposed. It would appear the plans and the table are inconsistent.

I would appreciate it very much if the information can be provided by 4pm Monday, 15 December 2008.

If you have any questions regarding the request, please call me on 9383 2101.

Yours sincerely

Paula Poon

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