

## Urban Design Referral Response

<b>Application Number:</b>	REV2021/0034
<b>Date:</b>	08/11/2021
<b>To:</b>	Rebecca Englund
<b>Land to be developed (Address):</b>	Lot B DP 316404 , 231 Whale Beach Road WHALE BEACH NSW 2107

### Officer comments

The proposal can be supported provided the following issues are addressed:

Apartment Design Guide - Objective 4B-1 - *Light wells are not the primary air source for habitable rooms*

The light wells where bedroom windows are orientated in apartment 1 and 2 should be cut right through to open up to the eastern boundary.

The proposal is therefore supported.

Note: Should you have any concerns with the referral comments above, please discuss these with the Responsible Officer.

### Recommended Heritage Advisor Conditions:

#### DEFERRED COMMENCEMENT CONDITIONS

#### **Blank Condition Deferred Commencement - change to the title of your condition**

<The light wells where bedroom windows are orientated in apartment 1 and 2 should be cut right through to open up to the eastern boundary.>

Reason: <To satisfy Apartment Design Guide - Objective 4B-1 - Light wells are not the primary air source for habitable rooms.>