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PLANNING PROPOSAL FOR 112 TALAVERA ROAD APPROVED BY THE STATE GOVERNMENT

The State Government has approved a planning proposal which will allow for a 63-storey residential building at 112 Talavera Road in Macquarie Park, despite the City of Ryde recommending refusal.

The planning proposal – submitted by Meriton – sought to increase the maximum building height and floor space ratio for 112 Talavera Road. It was approved by the State Government after its moratorium on existing planning proposals in the Ryde local government area was allowed to expire.

At a meeting in December 2018, Council recommended that the State Government refuse the planning proposal for the following reasons:

- The proposal does not meet community expectations identified in the objections received during the exhibition period;
- There is a lack of supporting infrastructure provided by the State Government;
- The increase in height and density is not in the community interest noting the recent growth and development experienced in the wider Local Government Area;
- The proposal is not required for the City of Ryde to meet its housing target set by the Greater Sydney Commission's North District Plan.

Council also refused to enter into a voluntary planning agreement proposed by Meriton in association with the planning proposal at the December 2018 meeting.

The decision by Council to recommend refusal came after the planning proposal and voluntary planning agreement was placed on public exhibition. More than 400 submissions were received during this period of community consultation, of which the vast majority were against the planning proposal.

“This decision shows it’s business as usual for this pro-developer Liberal Government. Despite the City of Ryde’s recommendation of refusal, the Berejiklian Government have quietly approved this 63 storey monstrosity during the COVID-19 crisis. This is another dark day for planning in NSW. Why consult with local communities and councils if the Government are intent on ignoring us?” City of Ryde Mayor, Jerome Laxale, said.

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