

MINUTES OF LOCAL PLANNING PANEL BRIEFING

Held at COUNCIL CHAMBERS, HORNSBY
on Tuesday, 24 September 2019
at 4:30pm



PRESENT

Chairperson – Steven Layman

Expert Panel Member – Linda McClure

Expert Panel Member – Juliet Grant

Community Member – Jerome Cox

Staff Present

Director Planning and Compliance – James Farrington

Manager, Strategic Planning – Katherine Vickery

Principal Strategic Planner – Dan Starreveld

The briefing commenced at 4.30pm

APOLOGIES / LEAVE OF ABSENCE

Nil

Declarations of Interest

Nil

LOCAL PLANNING PANEL BRIEFING

LPP ADVICE No. 02/19 – Planning Proposal – Housekeeping Amendment

The Panel noted that the proposed design excellence amendments are one of Council's highest strategic planning priorities as identified within its draft Local Strategic Planning Statement.

The Panel noted that references to 'townhouses' should be amended to the defined terms 'attached dwelling' and 'multi dwelling housing' in relation to the expansion of the design excellence clause. The proposed expansion of the design excellence clause should explicitly apply to 'shop top housing' as this is one of the key development types within centres. References in the Planning Proposal to "residential land" should also be amended to "residential and mixed-used land". The Panel enquired about applying the design excellence clause to boarding house development but acknowledged that this fell outside the scope of the Design Excellence Review.

The Panel noted that the proposed reduction in height from 17.5m to 16.5m was acceptable given that the setback fifth storey could still be incorporated into the design of residential flat buildings without impact on residential density and with improved design outcomes.

Importantly, the Panel requested that early consultation be conducted with affected land owners to provide enough time for feedback. This is particularly important for properties to which the proposed height reduction applies.

The Panel raised no objections to the other proposed amendments to zoning, additional permitted use, expansion of the Marramarra National Park and the Schedule 5 heritage amendments.

The Panel advised that it supports the preparation of a Planning Proposal to expand the application of the design excellence clause and other housekeeping matters.

VOTING OF THE PANEL MEMBERS

FOR: Steven Layman, Linda McClure, Juliet Grant, Jerome Cox

AGAINST: Nil

Chairperson