

5.4 Proposed Rezoning of Beachcomber Hotel/Motel Site - 200 Main Road, Toukley

Councillor Taylor left the meeting at 5.24pm and returned to the meeting at 5.25pm during consideration of this item.

Councillor Matthews left the meeting at 5.39pm and returned to the meeting at 5.44pm during consideration of this item.

Councillor Best left the meeting at 5.46pm and returned to the meeting at 5.47pm during consideration of this item.

Mr David Kingston, Owner, addressed the meeting at 5.10pm, answered questions and retired at 5.38pm.

RESOLVED unanimously on the motion of Councillor BEST and seconded by Councillor TAYLOR:

- 1/16 That Council endorse the designation of 200 Main Road Toukley as a “Key Site”.***
- 2/16 That Council prepare a planning proposal to amend the Wyong Local Environmental Plan (WLEP 2013) to rezone the land to B4 Mixed Use, and to alter the Key Site, Height and Floor Space Ratio Maps to enable the development proposed, pursuant to Section 55 of the Environmental Planning and Assessment (EP&A) Act, 1979.***
- 3/16 That Council forward the planning proposal to the Department of Planning and Environment requesting a gateway determination, as well as delegation for Council to finalise and make the draft Local Environmental Plan, pursuant to Section 56 (1) of the EP&A Act, 1979.***
- 4/16 That Council enter into a Voluntary Planning Agreement (VPA) which will provide for contributions by the landowner toward the provision of public benefit works in the immediate locality, to the value of 1.5 times the applicable contributions applying to the development under Section 94 of the EP&A Act, 1979.***
- 5/16 That Council authorise the Acting Chief Executive Officer (or delegate) to negotiate and execute all documentation in relation to the finalisation of the VPA.***
- 6/16 That Council require, subject to the “Gateway Determination” that the landowner in conjunction with Council prepare and exhibit appropriate Development Control Plan provisions to amend Development Control Plan 2013, and that Council amend Section 94 Development Contributions Plans (if required) to support the development of the land subject to this Planning Proposal.***
- 7/16 That Council undertake community and public authority consultation, in accordance with the “Gateway Determination” requirements, including the exhibition of the draft Voluntary Planning Agreement and draft Development Control Plan amendment and draft s.94 Development Contributions Plan amendment (if required).***

8/16 ***That Council request a report be prepared outlining the results of the community and public authority consultation.***

FOR: CRS GB BEST, DE EATON, B G GRAHAM, KG GREENWALD, LM MATTHEWS, LT
TAYLOR, AT TROY, DV VINCENT AND LW WEBSTER

AGAINST: NIL