

MINUTES OF THE SYDNEY EAST REGIONAL PANEL MEETING HELD AT LEICHHARDT MUNICIPAL COUNCIL ON THURSDAY, 8 JULY 2010 AT 6:00 PM

PRESENT:

John Roseth	Chair
David Furlong	Panel Member
Mary-Lynne Taylor	Panel Member
Margaret Lyons	Panel Member
Jamie Parker	Panel Member

IN ATTENDANCE FROM LEICHHARDT MUNICIPAL COUNCIL

Peter Conroy	Director of Assessments
Karen Jones	Manager of Assessments
Iain Betts	Senior Assessing Officer
Adele Cowie	Executive Planner
Carla Chami	PA to Manager of Assessments

APOLOGY: N/A

1. The meeting commenced at 6.08pm at Leichhardt Town Hall

2. **Declarations of Interest -**

Margate Lyons lives in Rozelle

3. **Business Items**

ITEM 1 - *JRPP 2009SYE007 Leichhardt DA No. D 2009/352 – Balmain Leagues Club Precinct - Rozelle Village Redevelopment. Mixed use redevelopment - residential, retail, commercial and a new Balmain Tigers Leagues Club, 138 - 156 Victoria Rd, Rozelle*

5. Public Submission -

Mr Mick Steele addressed the panel **against** the Item
Mr David Hunt addressed the panel **against** the Item
Mr Mark Wallis addressed the panel **against** the Item
Mr David Anderson addressed the panel **against** the Item
Mr Ray Stevens addressed the panel **against** the Item
Ms Felicia Finlayson addressed the panel **against** the Item
Mr Simon Lumsden addressed the panel **against** the Item
Mr Tim Blackwell addressed the panel **against** the Item
Mr Phillip Perry addressed the panel **against** the Item
Ms Julia Sheen addressed the panel **against** the Item
Mr Craig Channells addressed the panel **against** the Item
Ms Adele addressed the panel **against** the Item
Ms Vanessa Lacey addressed the panel **against** the Item
Mr Iain Bryce addressed the panel **against** the Item
Mr Adrian Shilling addressed the panel **against** the Item
Mr Chris Matos addressed the panel **against** the Item
Ms Sue Lewis addressed the panel **against** the Item
Mr Geoff Hague addressed the panel **against** the Item
Ms Rochelle Porteous addressed the panel **against** the Item
Ms Alice Kershaw addressed the panel **against** the Item
Mr Grant Crowle addressed the panel **against** the Item
Mr Frank Hatherley addressed the panel **against** the Item
Ms Jane Ward addressed the panel **against** the Item
Mr Stewart Harding addressed the panel **against** the Item
Mr Ken Welsh addressed the panel **against** the Item

Mr Ted Floyd addressed the panel **in favour of** the Item
Mr Stuart McDonald addressed the panel **in favour of** the Item
Mr Bruce Masson addressed the panel **in favour of** the Item
Ms Jenny Watt addressed the panel **in favour of** the Item
Mr David Trodden addressed the panel **in favour of** the Item

6. Business Item Recommendations

JRPP 2009SYE007 Leichhardt DA No. D 2009/352 – Balmain Leagues Club Precinct - Rozelle Village Redevelopment. Mixed use redevelopment - residential, retail, commercial and a new Balmain Tigers Leagues Club, 138 - 156 Victoria Rd, Rozelle

1. The Panel has resolved by consensus to accept the recommendation of the planning assessment report to refuse the application for the following reasons:
 - a. The proposal exceeds the FSR and number of storeys development standards of the LEP;
 - b. The proposal has an unacceptable impact on the traffic in the surrounding streets;
 - c. The proposal has not satisfied the Council's Design Review Panel on the quality of design;
 - d. The proposal does not provide high amenity within the apartments.
2. In any future application the Panel would require:

- a. Complete compliance with the development standards of the LEP;
 - b. A report by a traffic expert agreed on by the Council and the applicant that deals with community concerns about traffic and assures the Panel that the traffic impacts are acceptable;
 - c. Satisfaction by the Design Review Panel that the proposal is of high design quality and the apartments are of high amenity.
3. As concerns the pedestrian overbridge, the Panel believe that it is desirable. However, if the applicant's and Council's best efforts fail to obtain owner's consent, the traffic study must take into account the absence of the bridge

MOTION CARRIED

The meeting concluded at 9.57 pm

Endorsed by

John Roseth
Chair, Sydney East Region Planning Panel
19 July 2010