

# MINUTES OF THE SYDNEY EAST JOINT REGIONAL PLANNING PANEL MEETING HELD AT WARRINGAH COUNCIL Wednesday, 5 May at 5.30pm

**PRESENT:** John Roseth (Chair)  
Mary-Lynne Taylor  
Steve Kennedy  
David Furlong  
Melissa Chapman

## **IN ATTENDANCE**

Malcolm Ryan	Director Planning and Development Services
Rod Piggott	Team Leader, Development Assessment
Lashta Haidari	Senior Development Assessment
Cathie Arkell	Administration Coordinator

## **APOLOGY: NIL**

The meeting commenced at 5.40pm. The Chair welcomed everyone to the meeting of the Panel.

### **1. Declarations of Interest**

Nil

### **2. Business Items**

**ITEM 1**      **1020SYE006:** DA2009/1695 Veterans Parade, Wheeler Heights - Demolition of existing dwellings and associated structures and the construction of new 58 self-contained dwellings for older people and people with a disability (New Darby and Joan Precinct of RSL War Veterans Retirement Village).

### **3. Public Submissions**

Dan Brindle, applicants town planner      Addressed the Panel **in favour** of the development

### **4. Business Item Recommendations**

The Panel has resolved unanimously to accept the Planning Assessment Report recommendation, to grant consent to the application subject to the conditions recommended in the report, except as modified below:

- (a) Amend Condition No.1 to delete drawings SK01 to 04 and 01-11 (issue A) as agreed to by the Council Assessment Officer and the Applicant as printed below:

#### **1. Approved Plans and Supporting Documentation**

The development must be carried out in compliance (except as amended by any other condition of consent) with the following:

<b>Architectural Plans - Endorsed with Council's stamp</b>		
<b>Drawing No.</b>	<b>Dated</b>	<b>Prepared By</b>
DA2.00 – DA2.16 (issue A)	11/12/2009	Young Metcalf Architects

<b>Engineering Plans - Endorsed with Council's stamp</b>		
<b>Drawing No.</b>	<b>Dated</b>	<b>Prepared By</b>
C201 to C209 (Issue C) and drawings C210 to 215 (Issue D)	September 2009	Warren Smith & Partners Pty Ltd

No construction works (including excavation) shall be undertaken prior to the release of the Construction Certificate.

The development is to be undertaken generally in accordance with the following:

<b>Landscape Plans - Endorsed with Council's stamp</b>		
<b>Drawing Number</b>	<b>Dated</b>	<b>Prepared By</b>
LA 01 (issue A)	November 2009	Taylor Brammer

**Reason:** To ensure the work is carried out in accordance with the determination of Council and approved plans.

- (b) Delete Conditions No.10.
- (c) Amend condition No 14 by adding the words “for this Development Application” after the word site as following:

#### **14. Biodiversity Management Plan**

A Biodiversity Management Plan (BMP) shall be prepared, submitted and implemented for the site for this Development Application in accordance with Council's Biodiversity Management Plan Guidelines (available from Council).

As a minimum, the BMP must describe, in detail, management regimes for the following:-

- Any retained native vegetation (primary, secondary and maintenance weed management and supplementary revegetation);
- Drainage areas;
- Sediment and erosion control;
- The APZ;
- Landscaped areas (including the use of locally native species of local endemic stock); and
- The retention of micro-habitats on the site (such as hollows, sandstone outcrops etc).

The BMP must also:

- Be consistent with and reference relevant landscaping plans;
- Be staged to reflect pre-construction, construction and post-construction measures; and
- Include performance targets to be met for each of the key objectives in perpetuity.

Details prepared by the Project Ecologist in writing demonstrating compliance are to be submitted to the Principal Certifying Authority prior to the issue of the Construction Certificate.

**Reason:** To promote the long-term sustainability of ecosystem functions.

## **MOTION CARRIED UNANIMOUSLY**

The meeting concluded at 6.25pm

Endorsed by

John Roseth, Panel Chair  
6/5/10