

MINUTES OF THE SYDNEY WEST REGION PLANNING PANEL MEETING HELD AT AUBURN COUNCIL CHAMBERS ON THURSDAY 5 AUGUST 2010 AT 5.00 PM

PRESENT:

JANET THOMSON	CHAIR
PAUL MITCHELL	PANEL MEMBER
BRUCE MCDONALD	PANEL MEMBER
MALIKEH MICHELS	PANEL MEMBER

COUNCIL STAFF IN ATTENDANCE:

Stephen Griffith
Glenn Francis

APOLOGY:

Le Lam
Irene Simms

The meeting commenced at 5.15 pm

1. Declarations of Interest -

Nil

2. Business Items

ITEM 1 - JRPP 2010SYW018 - Auburn DA No. 64/2010 – Energy Australia Carter Street, 13 Carter Street, Lidcombe

3. Public Submission -

Doug Sneddon, Graham Pindar, Tracey Johnson on behalf of the applicant addressed the Panel and answered questions from the Panel.

4. Business Item Recommendation

JRPP 2010SYW018 - Auburn DA No. 64/2010 – Energy Australia Carter Street, 13 Carter Street, Lidcombe

Moved Paul Mitchell and seconded by Bruce McDonald

That:

- A. The determination of the application is deferred pending the provision of the following additional information by the applicant within 4 weeks to Council:
- Evidence of consultation with RTA about the proposed traffic movements.
 - Confirmation that an 'in-principle' agreement has been reached with the RTA for the subsequent approval of the required permits for each movement upon application.
 - A Traffic Management Plan, including:
 - details of traffic movements and manoeuvring

- how the required truck manoeuvring will be enabled on the road
 - frequency and duration of vehicular movements
 - hours of movements
 - impact on on-street parking
 - consideration of the potential impacts from the signalisation of Carter and Uhrig Roads, and
 - effect of movements on traffic flow.
 - The applicant must demonstrate that the Traffic Management Plan has been referred to the RTA and that it has been prepared to the RTA's satisfaction.
- B. On receipt of the above information, Council must provide the information to the RTA and request a response to these matters within a set time-frame.

MOTION CARRIED, ALL IN FAVOUR

ITEM 2 - JRPP 2010SYW019 – Auburn Council DA No. 111/2010 – Billbergia Block A, 1 Burroway Road, Wentworth Point.

5. Public Submission -

Greg Dowling addressed the panel **in favour** of the Item, responding to the Panel's concern about non-compliance with SEPP 65, particularly for the single-aspect units and car-parking requirements for adaptable units.

6. Business Item Recommendation

JRPP 2010SYW019 – Auburn Council DA No. 111/2010 – Billbergia Block A, 1 Burroway Road, Wentworth Point.

Moved Bruce McDonald and seconded by Malikeh Michels

That the Panel adopts the Council officer's recommendation to approve the proposal subject to the draft conditions provided by Council for DA-111/2010 (dated 23 July 2010), as amended as follows (amendments shown in **bold italics**):

Condition 6: Provision of Adaptable Units

The proposed development shall provide a minimum of 20% of the total units as adaptable in accordance with the relevant Australian Standards and DCP requirements, **with the exception that only 10% of the car parking spaces must comply with the relevant standards for adaptable units.** Details demonstrating compliance shall be submitted to the PCA prior to the release of the Construction Certificate

MOTION CARRIED, ALL IN FAVOUR

Moved Bruce McDonald and seconded by Paul Mitchell

That in determining the application, the JRPP notes that the variation in relation to compliance of certain the SEPP 65 relating to solar access and cross-ventilation. In the preparation and assessment of future applications for the site, the rectification of these non-compliances should be addressed over the remainder of the site.

MOTION CARRIED, ALL IN FAVOUR

The meeting concluded at 6.20pm

Endorsed by

Janet Thomson
Chair, Sydney West Region Planning Panel
9 August 2010