

MINUTES OF THE SYDNEY EAST REGION JOINT REGIONAL PLANNING PANEL MEETING HELD AT PLANNING ASSESSMENT COMMISSION ON THURSDAY, 9 JUNE 2011 AT 5.00PM

PRESENT: John Roseth (Chair)
Mary-Lynne Taylor
David Furlong
Steve Kennedy
Alan Linnell

IN ATTENDANCE

Name	Role at Council
Steve Findlay	Team Leader, Development Assessment
Michael Edwards	Development Assessment

APOLOGY: NIL

The meeting commenced at 5.15pm.

1. Declarations of Interest – Nil

2. Business Items

ITEM 1 - 2011SYE011 - Warringah - DA2010/2089 - Community Title subdivision to create 47 lots, construction of private roads, infrastructure and transfer of land - Forestway, Pringle Avenue, Everton Road and Elm Avenue Belrose

3. Public Submissions

Name

Michelle Jacquet's submission read by the Panel Chair	Addressed the Panel against the application
Ian Meek	Addressed the Panel against the application
Ann Sharp	Addressed the Panel against the application
Bev Harris	Addressed the Panel for the application
Stephen Dewick, Office of Strategic Lands	Addressed the Panel on behalf of the applicant
Peter Mehl, J. Wyndham Prince	Addressed the Panel on behalf of the applicant

4. Business Item Recommendations

2011SYE011 - Warringah - DA2010/2089 - Community Title subdivision to create 47 lots, construction of private roads, infrastructure and transfer of land - Forestway, Pringle Avenue, Everton Road and Elm Avenue Belrose

- 1) The Panel resolves unanimously to accept the recommendation of the planning assessment report and the supplementary report to approve the application for the reasons mentioned in the reports and subject to the conditions recommended in the reports, except for
 - a) the deletion of Conditions 7(c) and 7(d), which require bonds that are, in the Panel's opinion, unnecessary; and
 - b) an additional condition requiring the flood retention wall adjoining the southern boundary of the site within Sector 3 to be raised in height by 400mm, from 600mm to a final height of 1m.
- 2) The Panel notes that the conditions as amended are acceptable to the applicant.
- 3) The Panel has considered the concerns of objectors, which are mainly about flooding, traffic and the protection of a wildlife corridor.
- 4) The Panel accepts the council's traffic management officer's opinion that the traffic arrangements meet AUSROADS standards.
- 5) The Panel is satisfied that the proposal will lead to an improvement of flood affectation outside the site. The requirement for freeboard within the site will ensure that the future houses will not be affected even in a Probable Maximum Flood event.
- 6) As for protection of a wildlife corridor, the Panel notes the imposition of conditions requiring s88B instruments over protected areas, as well as the requirement for a Biodiversity Management Plan.

The meeting concluded at 6.55pm.

Endorsed by

John Roseth
Chair, Sydney East
Joint Regional Planning Panel
9 June 2011