

**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**

<b>Name</b>	<b>Role at Council</b>
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 <b>against</b> the application
Ian Meek	Addressed the Panel <b>against</b> the application
Ann Sharp	Addressed the Panel <b>against</b> the application
Bev Harris	Addressed the Panel <b>for</b> 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