

MINUTES OF THE SYDNEY EAST REGION JOINT REGIONAL PLANNING PANEL MEETING HELD AT PLANNING ASSESSMENT COMMISSION ON THURSDAY, 11 AUGUST 2011 AT 10.30AM

PRESENT:

John Roseth	Chair
David Furlong	Panel Member
Mary-Lynne Taylor	Panel Member
Peter Robinson	Panel Member
Bill Carney	Panel Member

IN ATTENDANCE

Penelope Anson	Strathfield Council
Patrick Wong	Strathfield Council
Silvio Falato	Strathfield Council

APOLOGY: NIL

1. The meeting commenced at 10.45am. Bill Carney arrived at 10.50am.

2. Declarations of Interest -

Nil

3. Business Items

ITEM 1 - 2011SYE033 Strathfield Council 2011/032 - Mixed Use Commercial Development; 473 and 483 Liverpool Road

5. Public Submission -

Chris Outtersides, Planner, City Plan	Addressed the panel on behalf of the applicant
Richard Mann, BHI Architects	Addressed the panel on behalf of the applicant

6. Business Item Recommendations

ITEM 1 - 2011SYE033 Strathfield Council 2011/032 - Mixed Use Commercial Development; 473 and 483 Liverpool Road

- 1) The Panel resolves by a majority of 4 to 1 (for: John Roseth, Mary Lynne Taylor, David Furlong and Bill Carney; against Peter Robinson) that it would approve an amended proposal that includes the following changes:
 - a) deletes Units 62 and 66 without replacing them;
 - b) deletes Unit 13 and replaces it on top of Unit 16, thus making that part of the building eight storeys high;
 - c) replans the fire stairs to Homebush Road so that it accesses the driveway and allows the activation of the frontage.

- 2) The reason for the Panel's resolution, not in accordance with the recommendation to refuse the application, is that, in the Panel's majority opinion, the above amendments would make the proposal's relationship to its surroundings acceptable.
- 3) Councillor Carney, while voting with the majority of the Panel, would prefer not to replace Unit 13 on top of Unit 16.
- 4) Peter Robinson voted to refuse the proposal because he considers that the above changes are not sufficient to make the proposal's relationship to its surroundings acceptable and the urban design quality is severely lacking.
- 5) John Roseth and Mary Lynne Taylor would have voted for approval without any changes.
- 6) The Panel requests the applicant to submit amended drawings by 26 August 2011 and the council's planning assessment officer to report on whether the changes correspond with those requested by the Panel, and to prepare suitable conditions of consent by 9 September 2011.
- 7) Following receipt of the council's supplementary report, the Panel will determine the application by communicating by electronic means.

The meeting concluded at 12.10pm.

Endorsed by

John Roseth
Chair, Sydney East
Joint Regional Planning Panel
11 August 2011