

MINUTES OF THE SYDNEY EAST REGION JOINT REGIONAL PLANNING PANEL MEETING HELD AT WARRINGAH COUNCIL ON WEDNESDAY, 27 JULY 2011 AT 2.00PM

PRESENT:

John Roseth	Chair
David Furlong	Panel Member
Julie Savet Ward	Panel Member
Steve Kennedy	Panel Member
Alan Linnel	Panel Member

IN ATTENDANCE

Lastha Haidari	Warringah Council
Tony Collier	Warringah Council

APOLOGY: NIL

1. The meeting commenced at 2.10pm

2. Declarations of Interest -

Nil

3. Business Items

ITEM 1 - 2011SYE042 Warringah DA2011/0400 - Demolition works, construction of an Infill Affordable Housing Development under SEPP (Affordable Rental Housing) 2009 and Strata Subdivision - 2 Riverhill Avenue, Forestville

4. Public Submission -

Bill Hayes-Williams	Addressed the panel against the item
Karyne Kerkyasharian	Addressed the panel against the item
David Williams	Addressed the panel against the item
Francesca Kaoutal	Addressed the panel against the item
Anahid Zouain	Addressed the panel against the item
Chris Farncomb	Addressed the panel against the item
Roslyn Hart	Addressed the panel against the item
Graham McKee of McKees Legal Solutions	Addressed the panel on behalf of the applicant
Bob Chambers of BBC Consulting	Addressed the panel on behalf of the applicant
Geoff Baker, Urban Designer	Addressed the panel on behalf of the applicant

5. Business Item Recommendations

ITEM 1 - 2011SYE042 Warringah DA2011/0400 - Demolition works, construction of an Infill Affordable Housing Development under SEPP (

Affordable Rental Housing) 2009 and Strata Subdivision; 2 Riverhill Avenue, Forestville

- 1) The Panel resolves unanimously to defer the determination of the application to allow the applicant to submit an amended application that further amends the recently submitted amended proposal.
- 2) The amended plans are to incorporate the following changes:
 - a) The pedestrian entrance is to move to the internal side of the driveway;
 - b) The setbacks of Buildings C and D should be 5m, the setback of Building B should be 4.5m, and the setback of Building F from the rear boundary of No 6 Riverhill Avenue should be 6m;
 - c) The elevation to Riverhill Avenue should be two separate buildings comparable in scale to a detached house in the area.
- 3) The Panel requests the applicant, assisted by the council, to approach the RTA again with a view to receiving permission for vehicular entry from a slip lane in Warringah Road.
- 4) The Panel requests the applicant to submit the amended proposal on or before 23 September 2011. The amended proposal is to be notified to individual objectors for 14 days. The Panel requests the council's assessment officer to provide a supplementary report, by 21 October 2011, on the extent to which the amended plans have responded to the requirements in paragraph 2.
- 5) Following receipt of the supplementary report, the Panel will determine the application by communicating by electronic means, unless it considers that new objections raising new issues require a further public meeting.
- 6) Although the Panel did not accept the planning report's recommendations to refuse the application, the Panel recognises that the report was professionally prepared and on a sound basis.

6. Business Items

ITEM 2 - 2011SYE048 Warringah DA2011/0446 - Alterations and Additions to a School (St Luke's Grammar); 210 Headland Road Dee Why

7. Public Submission -

Nil

8. Business Item Recommendations

ITEM 2 - 2011SYE048 Warringah DA2011/0446 - Alterations and Additions to a School (St Luke's Grammar); 210 Headland Road Dee Why

The Panel resolves unanimously to accept the recommendation of the supplementary planning report to grant consent to the application, for the reasons mentioned in the planning report and supplementary report and subject to the conditions recommended in the supplementary report.

The meeting concluded at 5.00pm

Endorsed by

John Roseth
Chair, Sydney East
Joint Regional Planning Panel
28 July 2011