

MINUTES OF THE SOUTHERN JOINT REGIONAL PLANNING PANEL MEETING HELD AT SHELLHARBOUR CITY COUNCIL ON FRIDAY 7 DECEMBER 2012 AT 11:00 AM

PRESENT:

Pam Allan	Chair
Alison McCabe	Panel Member
Allen Grimwood	Panel Member
Marianne Saliba	Panel Member
Graham Rollinson	Panel Member

IN ATTENDANCE

Jasmina Micevski	Senior Development Assessment Officer, Shellharbour City Council
Cathy Bern	Team Leader - Planning (City Development), Shellharbour City Council
Grant Meredith	Group Manager City Development, Shellharbour City Council
Nathan McBriarty	Development Engineer, Shellharbour City Council

APOLOGY: Nil

The meeting commenced at 11.00am

1. Acknowledgement to Country

The chair acknowledged the traditional custodians of the land on which the meeting was held and paid respects to Elders past and present.

2. Declarations of Interest

Nil

3. Business Item

ITEM 1 - 2012STH010 - Shellharbour City Council - DA104/2012 - Senior Living Development, Lot 8201 DP 1153225, Cutter Parade, Shell Cove

Jasmina Micevski, Senior Development Assessment Officer, Shellharbour City Council, addressed the meeting regarding this item by describing the development and providing a summary on the outcomes of the assessment of the development application.

4. Public Submission

June Bordina	Addressed the panel partially in support of the item
Tony Hepworth	Addressed the panel partially in support of the item
Kevin O'Rourke	Addressed the panel partially in support of the item
Peter Shorten	Addressed the panel on behalf of the applicant

5. Business Item Recommendations

ITEM 1 - 2012STH010 - Shellharbour City Council - DA104/2012 - Senior Living Development, Lot 8201 DP 1153225, Cutter Parade, Shell Cove

Motion:

That the regional panel approve DA 104/2012 for a senior living development to comprise of a four stage development to result in 98 Self-Contained Dwellings/ Serviced Self-Care Housing (SCD), a 128 single bed Residential Aged Care Facility (RACF) and basement and at grade parking with a total of 187 vehicle parking spaces at Lot 8201 DP 1153225, Cutter Parade, Shell Cove, subject to the conditions outlined in council's assessment report with the following amendments:

1. Amend the words 'glazed tinted balustrade/fence' to 'solid privacy screen' within Condition B1 Amendments to Approved Plans, sub-condition (b).
2. Delete Condition B37 External Lighting, sub-condition (c).
3. Delete Condition E8 Statement of Compliance for Environmentally Sustainable Development.
4. That Condition G4 be removed and replaced with the following:

"That no deliveries are to be made via Cutter Parade and that all deliveries be made via either the delivery / service area off Brigantine Drive or via the main entry off Harbour Boulevard. This restriction is to be included in the operational management plan for the site."
5. Add the following to Condition B12 as points (a) and (b) with existing points (a) and (b) to become points (c) and (d):
 - a. construction access to the site must be via Addison Street and through Lot 802, DP 1149748, Addison Street, Shell Cove. This access must be utilised by all construction vehicles and trucks as well as all employee construction vehicles. No access is permitted via the local roads of the Shell Cove estate.
 - b. documentary evidence must be submitted to the Certifying Authority demonstrating that owners consent of Lot 802, DP 1149748, Addison Street, Shell Cove, has been provided for the site to be used for access and parking purposes.

Moved Allen Grimwood **Seconded** Alison McCabe

MOTION CARRIED UNANIMOUSLY

6. Business Item

ITEM 2 - 2012STH016 - Shellharbour City Council - DA192/2012 - Masters Home Improvement Centre, Shandan Circuit, Albion Park Rail

Cathy Bern, Team Leader - Planning (City Development), Shellharbour City Council, addressed the meeting regarding this item by describing the development and providing a summary on the outcomes of the assessment of the development application.

7. Public Submission

Brad McAndrew Addressed the panel on behalf of the applicant

8. Business Item Recommendations

ITEM 2 - 2012STH016 - Shellharbour City Council - DA192/2012 - Masters Home Improvement Centre, Shandan Circuit, Albion Park Rail

Motion:

That the regional panel approve DA No. 192/2012 for Masters Home Improvement Centre, Shandan Circuit, Albion Park Rail, subject to the conditions of consent outlined in council's assessment report with the following amendment to the unnumbered 'Deferred Matter' condition:

The consent being deferred and the partial road closure of Shandan Circuit must be formally executed and the land transfer finalised prior to the consent being operational. Evidence of this matter being satisfied must be submitted to Council and provided within 24 months from the date of this meeting, i.e. 7 December 2012.

Moved: Alison McCabe **Seconded:** Marianne Saliba

MOTION CARRIED UNANIMOUSLY

9. The meeting concluded at 11.45am.

Endorsed by



Pam Allan
Chair, Southern Joint Regional Planning Panel
17 December 2012