

MINUTES OF THE SYDNEY EAST JOINT REGIONAL PLANNING PANEL MEETING HELD AT SUTHERLAND COUNCIL ON WEDNESDAY 6 NOVEMBER 2013 AT 5.00PM

PRESENT:

John Roseth	Chair
Julie Savet Ward	Panel Member
Sue Francis	Panel Member
Carol Provan	Panel Member
Kevin Schreiber	Panel Member
Frank Stanisic	Panel Member

IN ATTENDANCE

Colleen Baker	Sutherland Council
Peter Brooker	Sutherland Council
Greg Hansell	Sutherland Council

APOLOGY: NIL

1. The meeting commenced at 5.00pm.

2. Declarations of Interest -

Kevin Schreiber had previously declared a pecuniary interest in matter 2013SYE053 and chose to step aside for this matter. Frank Stanisic replaces Kevin Schreiber on the panel for matter 2013SYE053.

3. Business Items

ITEM 1 - 2013SYE066 – Sutherland - DA13/0759 - Master Plan for Stage 2 of 3 Stage Aged Care Dev. - Master Plan Incl. 82 Residential Units in Four Buildings & 10 Villas + Community Centre & Café - 19 Kiama Street, Miranda

ITEM 2 - 2013SYE067 – Sutherland - DA13/0760 - Detailed Plans - Stage 2 - Construction of 82 Aged Care Residential Units in Four Buildings and Ten Villas + A Community Centre, Cafe & Village Green - 19 Kiama Street, Miranda

4. Public Submission -

Richard Smyth - Planner	Addressed the panel on behalf of the applicant
Peter Hamilton – Hammond Care	Addressed the panel on behalf of the applicant
Andrew Masters – Project Architect	Addressed the panel on behalf of the applicant

5. Business Item Recommendations

ITEM 1 - 2013SYE066 – Sutherland - DA13/0759 - Master Plan for Stage 2 of 3 Stage Aged Care Dev. - Master Plan Incl. 82 Residential Units in Four Buildings & 10 Villas + Community Centre & Café - 19 Kiama Street, Miranda

ITEM 2 - 2013SYE067 – Sutherland - DA13/0760 - Detailed Plans - Stage 2 - Construction of 92 Aged Care Residential Units in Four Buildings and Ten Villas + A Community Centre, Cafe & Village Green - 19 Kiama Street, Miranda

1. The majority of the Panel (John Roseth, Sue Francis, Julie Savet-Ward and Carol Provan) resolved to accept the recommendation of the planning assessment report to approve the application, for the reasons mentioned in the report and subject to the conditions recommended in the report.
2. Councillor Schreiber voted against the resolution on the grounds that the southwest corner of Building D should be reduced to two, rather than three storeys as recommended in the assessment report, in order to fit into the local environment.

9. Business Items

ITEM 3 - 2013SYE053 – Sutherland - DA13/0590 - Alts/Addrs to Sylvania Marina (Extens. of Fixed Berthing Facs. to Provide a Total of 66 Rentable & 5 Work Berths + Relinquishment of 18 Swing Moorings - 25 Harrow Street Sylvania

10. Public Submission -

Cr Tom Croucher – Deputy Mayor	Addressed the panel against the item
Dianne Stuart	Addressed the panel against the item
Phil Brewer	
Robert Stevens	
Andrew Lonsdale	
Rebecca Bell	Addressed the panel against the item
Sharon Moloney – CW	
Henstock & Associates	Addressed the panel on behalf of the applicant
Richard Lamb – Visual Impact Assessor, Richard Lamb & Associates	Addressed the panel on behalf of the applicant
Paul Anink – Marine Pollution Research	Addressed the panel on behalf of the applicant
Hayden Calvey – McLaren Traffic Engineering	Addressed the panel on behalf of the applicant
Colin Henstock – CW	
Henstock & Associates	Addressed the panel on behalf of the applicant

11. Business Item Recommendations

ITEM 3 - 2013SYE053 – Sutherland - DA13/0590 - Alts/Addrs to Sylvania Marina (Extens. of Fixed Berthing Facs. to Provide a Total of 66 Rentable & 5 Work Berths + Relinquishment of 18 Swing Moorings - 25 Harrow Street Sylvania

1. The Panel resolves unanimously to accept the recommendation of the planning assessment report, for the reasons mentioned in the report and subject to the conditions recommended in the report, except as follows.
2. Conditions 2, 4 and 8 are amended to give effect to the following requirements:
 - a. the maximum number of fixed moorings is 61 plus 5 working berths (this includes the deletion of berth no 21);
 - b. the maximum size of boats is 15m;
 - c. all 18 swing moorings are relinquished;
 - d. an additional requirement is included for an Operational Plan of Management; and
 - e. in condition 8 the first sentence is deleted.

3. The Panel reached its decision after carefully considering the assessment report as well as the submissions of objectors, the elected council and the applicant. The Panel believes that the most reasonable compromise between competing interests can be achieved by a solution that includes limiting the size of boats to 15m and removing all the swing moorings. The Panel is aware that, like most planning decisions, this decision is one of value judgment and acknowledges the professional nature of the advice it received in the planning assessment report.

The meeting concluded at 8.10pm

Endorsed by

John Roseth
Chair, Sydney East
Joint Regional Planning Panel
7 November 2013