

**MINUTES OF THE SYDNEY WEST
JOINT REGIONAL PLANNING PANEL MEETING
HELD AT FAIRFIELD CITY COUNCIL
ON THURSDAY, 8 MAY 2014 AT 5.00 PM**

Present:

Mary-Lynne Taylor – Chair
Bruce McDonald – Panel member
Paul Mitchell – Panel member
Councillor Ninos Khoshaba – Panel Member
Mick Raby – Panel Member

Council staff in attendance to assist the JRPP
Paul Grech (Consultant Planner)

Apologies: None made

1. The meeting commenced at 5.15 pm

The Chair welcomed everyone to the Sydney West Joint Regional Planning Panel Meeting.

2. Declarations of Interest –

Councillor Khoshaba declared that he would err on the side of caution and declare a non pecuniary and non significant interest but does not believe he has a conflict of interest. His only interest is that he is an elected councillor for Fairfield City Council (the applicant) and this fact will not influence his decision.

Mr Raby also declared a non pecuniary and non significant interest as an employee of the Council and this fact will not influence his decision.

3. Business Item –

2013SYW105 – Fairfield - 664.1/2013, Construction of a 3 level office/retail building with associated car parking and proposed re-subdivision of various lots, No. 8-14 Dutton Lane, Cabramatta

4. Public Submissions – The Panel considered the following submissions made at the meeting of the Panel on 8 May 2014:

Keith Hewlett on behalf of the Cabramatta Business Association addressed the panel raising procedural issues:

1. The Association believed that the Council members of the panel had a conflict of interest because of their involvement with the Council and should not sit on the panel for this application.
2. The Association requested that the meeting be adjourned so that the Association's expert consultant could respond in writing to the Council's assessment report and speak to the matter at the public meeting.
3. The Association requested a copy of the documents in the Council's town planning report (on pages 21 and 25), namely Norling Consulting Pty Limited Report, and the report of an independent assessor of reclassification of the land in 2003.
4. On behalf of the Association Mr Hewlett requested the provision of official interpreters at the meeting on 19 June 2014; the attendance of the Association's traffic consultant at any meeting of the local traffic committee, and a copy of any available briefing notes.
5. The response of the Panel Chair:
 - a) The Chair advised at the meeting that the decision about a conflict of interest was one to be made by each individual person and that the two council members had already made their personal declaration and the three state members of the panel had declared no conflict of interest.
 - b) The Chair agreed to adjourn the meeting to a suitable future date namely, 19 June 2014 at 2.00 pm.
 - c) For a meeting held on that date any future submission from the Association must be submitted to the Secretariat no later than close of business on 22 May 2014. (No extension will be granted)
 - d) Any material submitted must be considered by the Council's planner and a supplementary report written and submitted to the Secretariat by close of business on 5 June 2014.
 - e) No further submissions will be received after 22 May 2014.
 - f) The JRPP Secretariat will provide official interpreters at the meeting on 19 June 2014 in the languages of Vietnamese and Cantonese.
 - g) The documents requested by the Association's representative can be provided – in the case of the historic council document – to be provided if available.
 - h) As the local traffic committee meeting does not occur until after the approval has been given for any application, the Association may then seek from the Local committee's chair, permission to have a representative attend their meeting.

6. Seven other persons had advised the Secretariat that they wished to speak at the meeting but when asked by the Panel Chair, they advised they would prefer to speak at the adjourned meeting on 19 June 2014.

Submission on behalf of the applicant addressing the procedural complaints:

- Dave Niven – Acting Director on behalf of Fairfield City Council advised that the applicant has strong objection to the deferral of the matter because all the material has been made publically available, knowledge of the proposed development has been in the public domain for many months and all of the Council advisors were present at the meeting.

In making the decision, all of the above submissions were considered and deferral was considered to be in the public interest on this occasion so long as a new date could be quickly obtained and a new date was available. The Chair expects that all parties to be ready on the next occasion.

5. Panel Decision

The application is deferred to a meeting on 19 June 2014 at 2.00 pm at the Fairfield City Council Chambers.

Meeting closed at 6.50 pm

Endorsed by



Mary-Lynne Taylor
Chair
Sydney West Joint Regional Planning Panel
Date: 8 May 2014