

# HUNTER & CENTRAL COAST JOINT REGIONAL PLANNING PANEL

## SCHEDULE 1

1	<b>JRPP Reference – 2014SYW028, LGA – Lake Macquarie City Council, DA/1503/2014</b>
2	<b>Proposed development:</b> Marina, associated building, car parking, landscaping and stormwater works, Public Reserve and Lake Macquarie itself.
3	<b>Street address:</b> 41, 49, 69C and 71 Trinity Point Drive, Morisset Park
4	<b>Applicant/Owner: Applicant –</b> Johnson Property Group Pty Ltd, <b>Owners:</b> Trustees of the Hospitaller Brothers of St John of God and Lake Macquarie City Council and NSW Trade and Investment – Crown Lands
5	<b>Type of Regional development:</b> Designated Development – Marina
6	<b>Relevant mandatory considerations</b> <ul style="list-style-type: none"> <li>• Environmental planning instruments: <ul style="list-style-type: none"> <li>◦ Concept Approval 06_0309 Mod 2</li> <li>◦ SEPP 19 Bushland in Urban Areas</li> <li>◦ SEPP 33 Hazardous and Offensive Development</li> <li>◦ SEPP 71 Coastal Protection</li> <li>◦ Lake Macquarie Local Environmental Plan 2004</li> <li>◦ Draft Lake Macquarie Local Environmental Plan 2014</li> </ul> </li> <li>• Draft environmental planning instruments: Nil</li> <li>• Development control plans: <ul style="list-style-type: none"> <li>◦ Lake Macquarie Development Control Plan No. 1 – Principles of Development</li> </ul> </li> <li>• Planning agreements: Nil</li> <li>• Regulations: <ul style="list-style-type: none"> <li>◦ Environmental Planning and Assessment Regulation 2000</li> </ul> </li> <li>• The likely impacts of the development, including environmental impacts on the natural and built environment and social and economic impacts in the locality.</li> <li>• The suitability of the site for the development.</li> <li>• Any submissions made in accordance with the EPA Act or EPA Regulation.</li> <li>• The public interest.</li> </ul>
7	<b>Material considered by the panel:</b> Council assessment report with draft conditions of consent, Environmental impact statement volumes 1 and 2, Additional information – Addendum to concept access way, Comments 1 April 2015, Responsible boating practice manual, Cultural heritage management plan and heritage interpretation policy and Combined submission. Verbal submissions at the panel meeting: <ul style="list-style-type: none"> <li>• Gary Wilson</li> <li>• Robert Cowan</li> <li>• John Skewes</li> </ul>
8	<b>Meetings and site inspections by the panel:</b> 18 June 2015 – Site Inspection and Final Briefing meeting.
9	<b>Council recommendation:</b> Approval
10	<b>Conditions:</b> Attached to council assessment report

# HUNTER & CENTRAL COAST JOINT REGIONAL PLANNING PANEL

Meeting held at **Lake Macquarie City Council** on **Thursday 18 June 2015 at 4.00 pm**

Panel Members: Jason Perica (Acting Chair), Kara Krason, John Colvin and Cr Barry Johnston

**Apologies:** Sandra Hutton, Councillor Ken Paxinos, Justin Hamilton

**Declarations of Interest:** Kara Krason - Non-pecuniary insignificant interest – One of Kara Krason's employers are currently utilizing ADW Johnson on one of their projects.

## **Determination and Statement of Reasons**

2014HCC028 – Lake Macquarie, DA/1503/2014, Marina, associated building, car parking, landscaping and stormwater works, 41, 49, 69C and 71 Trinity Point Drive, Morisset Park, Public Reserve and Lake Macquarie itself.

**Date of determination:** 18 June 2015

### **Decision:**

The panel determined to approve the development application as described in Schedule 1 pursuant to section 80 of the *Environmental Planning and Assessment Act 1979*.

### **Panel consideration:**




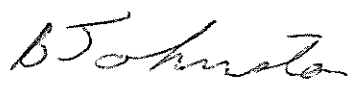
The panel considered: the matters listed at item 6, the material listed at item 7 and the material presented at meetings (including the applicant's legal advice) and the matters observed at site inspections listed at item 8 in Schedule 1.

### **Reasons for the panel decision:**

1. Consistency with the previous approved Concept plan as modified.
2. Consistency with key planning controls and strategic directions in local and state planning policies.
3. Wider economic, social and public benefits
4. Comprehensive management through Development Consent conditions mitigating potential and ongoing environmental impacts of the proposal.
5. Other reasons outlined within Councils staff report.

**Decision:** The Panel unanimously decided to approve the development subject to recommended conditions of consent as amended by an additional document (as available on Council's website and the JRPP website), with an additional condition regarding an Environmental Management Plan for the Bilge pump out Facility.

### **Panel members:**

 <b>Jason Perica</b>	 <b>Kara Krason</b>	 <b>John Colvin</b>
 <b>Barry Johnston</b>		