

## SOUTHERN JOINT REGIONAL PLANNING PANEL

Meeting held at 1.30pm on Monday 18 February 2015 at Shoalhaven City Council

Panel Members: Pamela Allan (Chair), Alison McCabe, Allen Grimwood, Greg Watson and Ernie Royston

Apologies: None Declarations of Interest: Allen Grimwood – assessing a DA on behalf of Council with the same applicant but no interrelationship and no pecuniary interest

### Determination and Statement of Reasons

**2014STH021- Shoalhaven – RA14/1002 [335 Woollamia Road, Woollamia] as described in Schedule 1.**

**Date of determination:** 18 February 2015

**Decision:**

The panel determined to approve the development application as described in Schedule A 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 and the matters observed at site inspections listed at item 8 in Schedule 1.

**Reasons for the panel decision:**

The Panel are satisfied that all statutory considerations have been addressed in the assessment report and that due diligence has been demonstrated by the applicant with regards to protection of Aboriginal heritage on the site. The Panel supports the proposed development as it will assist environmental education.

**Conditions:** The development application was approved subject to the conditions in Appendix A of the Council Assessment Report as amended at the meeting.

**Panel members:**

 <b>Pamela Allan (Chair)</b>	 <b>Alison McCabe</b>	 <b>Allan Grimwood</b>
<b>Approved Via Email</b>  <b>Greg Watson</b>	 <b>Ernie Royston</b>	

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### SCHEDULE 1

1	<b>JRPP Reference – LGA- Council Reference:</b> 2014STH021 – Shoalhaven – RA14/1002
2	<b>Proposed development:</b> Environmental and Field Studies Centre in association with Trinity Grammar School, comprising an education facility including classrooms, laboratories, student and teacher accommodation and an outdoor field studies area.
3	<b>Street address:</b> 335 Woollamia Road, Woollamia
4	<b>Applicant/Owner:</b> Applicant: Cowman Stoddart Pty Ltd. Owner: Anthony & Robyn Walker
5	<b>Type of Regional development:</b> Capital investment value > \$5M Council Interest
6	<b>Relevant mandatory considerations</b> <ul style="list-style-type: none"> <li>• State Environmental Planning Policy (SEPP) – Infrastructure 2007</li> <li>• State Environmental Planning Policy (SEPP) 14 – Coastal Wetlands</li> <li>• State Environmental Planning Policy (SEPP) 55 – Remediation of Land</li> <li>• State Environmental Planning Policy (SEPP) 71 - Coastal Protection</li> <li>• Shoalhaven Local Environmental Plan 2014 (SLEP2014)</li> <li>• Section 94 Contribution Plan 2010 (as amended)</li> <li>• Development Control Plan 18 – Car Parking Code</li> <li>• Development Control Plan 78 – On-site Sewage Management</li> <li>• Development Control Plan 93 - Waste Minimisation &amp; Management</li> <li>• Development Control Plan 106 – Development on Flood Prone Land</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 dated Written submissions during public exhibition: 1 Submission Verbal submissions at the panel meeting: Against- Daniel McConnell and Alan Stephenson; On behalf of the applicant: James Travena
8	<b>Meetings and site inspections by the panel:</b> Site visit on 18 February 2015
9	<b>Council recommendation:</b> Approval
10	<b>Draft conditions:</b> as attached to assessment report