

**RECORD OF DEFERRAL  
SYDNEY EAST JOINT REGIONAL PLANNING PANEL  
MEETING HELD AT WARRINGAH COUNCIL  
ON WEDNESDAY 12 MARCH 2015 at 11:00 AM**

Panel members:

John Roseth – Chair  
Tim Moore – Panel Member  
Steve Kennedy – Panel Member  
Lloyd Graham – Panel Member

Council staff in attendance:

David Kerr  
Steve Findlay  
Lashta Haidari

Apologies: None

Declarations of interest: None

Matter deferred:

**2014SYE120 Warringah DA2014/1062: Residential Care Facility - Demolition works and construction of residential care facility with associated car parking internal roads and landscaping at Lot 1113 DP 752038 Por 1113/752038 Oxford Falls Road Frenchs Forest**

**Public submissions made at this meeting:**

Against: Alex Anderson, Chris Shaw on behalf of nine local residents, Ann Sharp on behalf of Friends of Narabeen Lagoon Catchment, Jacqui Marlow and Conny Harris on behalf of Garigal Landcare

On behalf of the applicant: David Ryan and John Travers

**Panel Decision:**

1. The majority of the Panel (John Roseth with casting vote, and Tim Moore) resolved to defer the determination of the application to allow the applicant to submit, by 10 April 2015, a revised proposal incorporating the following changes:
  - a. Relocation or reduction of the parking so as to comply with the council's side setback controls as well as with parking controls;
  - b. *Either* the production of owner's consent (containing the signatures of all owners and relating to this application) for the private land needed for the Asset Protection Zone; *or* reduction of the Asset Protection Zone to that already approved for this site in the consent of November 2013 together with production of owner's consent (containing the signatures of all owners and relating to this application) for the private land needed for it.

- c. If the above requires a relocation or reduction of the building footprint, then amended drawings showing this.
  - d. Production of a Bushland Regeneration and Biodiversity Management Plan that regenerates the vegetation on the northern part of the site. The reason for this requirement is that the majority of the Panel considers that the proposal would be more consistent with the Desired Future Character of the Area if the northern part of the site remained free of buildings in perpetuity and the vegetation on it were regenerated.
2. The majority of the Panel considers that there is sufficient change in the revised proposal to require re-exhibition.
3. The majority of the Panel requests the planning assessment officer to prepare a supplementary report on the way in which the revised proposal complies with the requirements in paragraph 1. The supplementary report should also deal with the public submissions following the re-exhibition and include draft conditions of consent.
4. The two other two members of the Panel, Steve Kennedy and Lloyd Graham voted to accept the recommendation to refuse the application on the grounds mentioned in the assessment report.

Endorsed by



John Roseth  
Chair, Sydney East Joint Regional Planning Panel  
Date: 12 March 2015