

SYDNEY EAST JOINT REGIONAL PLANNING PANEL

Meeting held at Christies Conference Centre on Wednesday 6 May 2015 at 10.30am

Panel Members: John Roseth (chair), Tim Moore, Julie Savet Ward, Paul Stein and Nancy Sample

Apologies: None - Declarations of Interest: None

Determination and Statement of Reasons

2015SYE004 Manly DA 253/2014 [at 22 Wentworth Street, Manly] as described in Schedule 1.

Date of determination: 6 May 2015

Decision:

The panel determined to accept the recommendation of the assessment report 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 and the matters observed at site inspections listed at item 8 in Schedule 1.

Reasons for the panel decision:

1. The proposal is generally consistent with the approved Concept Plan.
2. Where there are minor departures from the Concept Plan, they are improvements to the design, for example the link between the heritage building and the new six-storey building, which now has a lighter appearance and greater setback.

Conditions: The development application was approved subject to the conditions in Appendix A of the Council Assessment Report.

Panel members:

 John Roseth (chair)	 Tim Moore	 Julie Savet Ward
 Paul Stein	 Nancy Sample	

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SCHEDULE 1

1	JRPP Reference – LGA- Council Reference: 2015SYE004 Manly DA 253/2014
2	Proposed development: Re-Development of Centre for Health and Learning - construction of a six (6) storey building "Centre for Child Health and Learning over two (2) levels of basement car parking for fifty three (53) cars and the use of the building as clinical, education and office facilities
3	Street address: 22 Wentworth Street, Manly
4	Applicant/Owner: Royal Far West Children's Health Scheme
5	Type of Regional development: Capital Investment Value > \$20M
6	Relevant mandatory considerations <ul style="list-style-type: none"> • Environmental Planning and Assessment Act 1979 • State Environmental Planning Policy No. 71 – Coastal Protection • State Environmental Planning Policy (Affordable Housing) 2009 • State Environmental Planning Policy No. 55 – Remediation of Land • State Environmental Planning Policy (Infrastructure) 2007 • Manly Local Environmental Plan 2013 (as amended) • Manly Development Control Plan 2013 (Amendment 4) • Building Code of Australia • Australian Standards • Regulations pertaining to stormwater, waste, etc. are now included within the standardised MDCP 2013 (Amendment 4) • The likely impacts of the development, including environmental impacts on the natural and built environment and social and economic impacts in the locality. • The suitability of the site for the development. • Any submissions made in accordance with the EPA Act or EPA Regulation. • The public interest.
7	Material considered by the panel: Council Assessment Report Dated: 22 April 2015 Written submissions during public exhibition: 40 submissions received, including petition of 36 signatories and one (1) confidential submission Verbal submissions at the panel meeting: On behalf of the applicant- Richard Barron
8	Meetings and site inspections by the panel: Briefing Meeting on 19 February 2015
9	Council recommendation: Approval
10	Draft conditions: Attached to council assessment report