

SYDNEY EAST JOINT REGIONAL PLANNING PANEL

Electronic meeting held between 18 April 2015 and 25 April 2015

Panel Members: John Roseth (chair), David Furlong, Julie Savet Ward, Michael Megna and Helen McCaffrey

Apologies: none - Declarations of Interest: None

Determination and Statement of Reasons

2015SYE029 – City of Canada Bay Council - DA 441/2014 [at 19-21 Tennyson Rd, Breakfast Point] as described in Schedule 1.

Date of determination: 25 April 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 and the matters observed at site inspections listed at item 8 in Schedule 1.

Reasons for the panel decision:

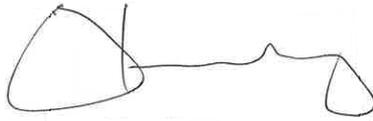
The proposal is consistent with the Breakfast Point Concept Plan 2005 (as amended)

Conditions: As attached to the Council Assessment Report

Panel members:



John Roseth (chair)



David Furlong



Julie Savet Ward



Michael Megna



Helen McCaffrey

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SCHEDULE 1

1	JRPP Reference – LGA- Council Reference: 2015SYE029 – City of Canada Bay Council - DA 441/2014
2	Proposed development: Construction of a six storey apartment building comprising 101 apartments with basement parking and strata subdivision
3	Street address: 19-21 Tennyson Road, Building 7D2 – Seashore Precinct, Breakfast Point (Lot 91 in DP 270347)
4	Applicant: Rosecorp Management Services Pty Ltd Owner: Breakfast Point Pty Ltd
5	Type of Regional development: Capital Investment Value > \$20M
6	Relevant mandatory considerations <ul style="list-style-type: none"> • State Environmental Planning Policy No. 55 – Remediation of Land • State Environmental Planning Policy No. 65 – Design Quality of Residential Flat Buildings • State Environmental Planning Policy – Building Sustainability Index (2004) • Sydney Regional Environmental Plan (Sydney Harbour Catchment) 2005 • Canada Bay Local Environmental Plan 2013 • Breakfast Point Concept Plan 2005 MOD 1 • Breakfast Point Landscape Master Plan • 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 9 April 2015. Written submissions during public exhibition: none
8	Meetings and site inspections by the panel: Electronic determination meeting between 18 and 25 April 2015
9	Council recommendation: Approval
10	Draft conditions: Attached to council assessment report