

SYDNEY WEST JOINT REGIONAL PLANNING PANEL

Meeting held at **Ku-ring-gai Council** on **Friday 4 December 2015 at 3.00 pm**

Panel Members: Mary-Lynne Taylor (Chair), Bruce McDonald, John Colvin, Cr Elaine Malicki and Cr Christiane Berlioz

Apologies: None

Declarations of Interest: None

Determination and Statement of Reasons

2015SYW164 – Ku-ring-gai Council, MOD0064/15, S96(2) modification to consent DA051/12, seeking to delete the deferred commencement component of the consent, delete Condition 19 and amend unit layouts, 28-30 Dumaresq Street, Gordon.

Date of determination: 04 December 2015



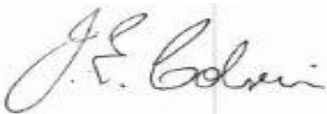


Panel consideration:

The panel considered: the matters listed at item 6, the material listed at item 7 and the matters observed at site inspections listed at item 8 in Schedule 1.

Panel Decision:

In this matter, Panel has been provided with conflicting legal advices from the applicant and the council and accordingly the Panel will defer and refer those advices to their own legal advisors.

Panel members:

		
Mary-Lynne Taylor	Bruce McDonald	John Colvin
		
Elaine Malicki	Christiane Berlioz	

SCHEDULE 1

1	JRPP Reference – 2015SYW164, LGA – Ku-ring-gai Council, MOD0064/15
2	Proposed development: S96(2) modification to consent DA051/12, seeking to delete the deferred commencement component of the consent, delete Condition 19 and amend unit layouts.
3	Street address: 28-30 Dumaresq Street, Gordon.
4	Applicant/Owner: Gelder Architects Pty Limited
5	Type of Regional development: S96(2) application
6	Relevant mandatory considerations <ul style="list-style-type: none"> • Environmental planning instruments: <ul style="list-style-type: none"> ○ Ku-ring-gai Local Environmental Plan (Local Centres) 2012 ○ SEPP (BASIX) 2004 ○ Sydney Harbour Catchment 2005 ○ Ku-ring-gai Local Environmental Plan (Local Centres) 2013 • Draft environmental planning instruments: Voluntary planning agreement between Ku ring gai Council and Whenzou Australia Group. • Development control plans: <ul style="list-style-type: none"> ○ Ku ring gai Contributions Plan 2010 • Planning agreements: Nil

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	<ul style="list-style-type: none"> • Regulations: <ul style="list-style-type: none"> ○ Environmental Planning and Assessment Regulation 2000 • 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. Verbal submissions at the panel meeting: <ul style="list-style-type: none"> • Greg Boston on behalf of the applicant
8	Meetings and site inspections by the panel: 04 December 2015 – Final Briefing meeting.
9	Council recommendation: Refusal
10	Reasons: Attached to council assessment report