

#### MEETING DETAILS

<b>MEETING DATE / TIME</b>	Wednesday, 26 July 2017 at 3:45 pm to 4:10 pm Site inspection undertaken during meeting
<b>LOCATION</b>	On site - 204 Kinghorne St, NOWRA

#### BRIEFING MATTER(S)

##### **2017STH029 – Shoalhaven – RA17/1002**

204 Kinghorne St, NOWRA

Residential Flat Buildings - Tree removal and Construction of two (2) residential flat buildings consisting of 91 units

#### PANEL MEMBERS

<b>IN ATTENDANCE</b>	Pam Allan (Chair), Alison McCabe, Renata Brooks, Greg Watson, Mitchell Pakes
<b>APOLOGIES</b>	None
<b>DECLARATIONS OF INTEREST</b>	None

#### OTHER ATTENDEES

<b>COUNCIL ASSESSMENT STAFF</b>	Elliott Weston and James Bonner
<b>OTHER</b>	None

#### KEY ISSUES DISCUSSED

- Considerations should be given to redesigning the development to enable the retention of the *Corymbia maculata* (Spotted Gum) located on the boundary of 208 Kinghorne Street and 21 Gould Avenue;
- The density of the development is considered to be too great, despite there being no maximum FSR under *Shoalhaven Local Environmental Plan 2014* (SLEP 2014);
- Consideration should be given to providing increased deep soil landscaping to the development along all road frontages;
- Consideration should be given to providing an increased building setback of the development to the boundary - particularly at the Kalandar Street frontage. The setback to the Kalandar Street frontage should respond to the setback of development on the eastern side of Gould Street; and
- The exceedance of the maximum height of building control under clause 4.3 of at the Gould Avenue frontage requires further attention and consideration, particularly where the development on the eastern side of Gould Street is of a low density single storey residential built form.

**TENTATIVE PANEL MEETING DATE: N/A**