

DETERMINATION AND STATEMENT OF REASONS

SYDNEY EASTERN CITY PLANNING PANEL

DATE OF DETERMINATION	2 May 2019
PANEL MEMBERS	Carl Scully (Chair), John Roseth, Sue Francis, Ed McDougall, Michael Nagi
APOLOGIES	None
DECLARATIONS OF INTEREST	None

Papers circulated electronically between 28 March 2019 and 2 April 2019.

MATTER DETERMINED

2018ECI015 – Bayside - DA-2016/276/B at 4 Innesdale Road, Wolli Creek (as described in Schedule 1)

PANEL CONSIDERATION AND DECISION

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

The Panel determined to approve the development application pursuant to section 4.55 of the *Environmental Planning and Assessment Act 1979*.

The decision was unanimous.

REASONS FOR THE DECISION

The Panel approved the application for the following reasons:



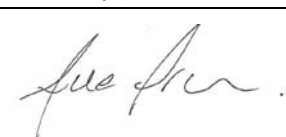


1. The amended proposal is substantially the same as the original.
2. The change of fencing and cladding material is an improvement.
3. The provision of a disabled toilet on the roof renders the open space on the roof more useful.
4. The amendment has no material adverse impact.

CONDITIONS

The development application was approved subject to the conditions in the Council Assessment Report.

CONSIDERATION OF COMMUNITY VIEWS

There were no submissions from members of the community.

PANEL MEMBERS	
 Carl Scully (Chair)	 John Roseth
 Sue Francis	 Ed McDougall
 Michael Nagi	

SCHEDULE 1		
1	PANEL REF – LGA – DA NO.	2018ECI015 – Bayside – DA2016/276/B
2	PROPOSED DEVELOPMENT	S4.55(2) Application - Modification to change rear colorbond fence to masonry, add accessible toilet to rooftop open terrace, change front facade material, modify window openings to southern elevation and change street number from No. 4 to No. 6.
3	STREET ADDRESS	4 Innesdae Raod, Wolli Creek
4	APPLICANT/OWNER	VP1 Pty Ltd
5	TYPE OF REGIONAL DEVELOPMENT	Section 4.55(2) Modification Application
6	RELEVANT MANDATORY CONSIDERATIONS	<ul style="list-style-type: none"> • Environmental planning instruments: <ul style="list-style-type: none"> ◦ State Environmental Planning Policy Affordable Rental Housing 2009 ◦ Rockdale Local Environmental Plan 2011 • Draft environmental planning instruments: Nil • Development control plans: <ul style="list-style-type: none"> ◦ Rockdale Development Control Plan 2011 • Planning agreements: Nil • Provisions of the <i>Environmental Planning and Assessment Regulation 2000</i>: Nil • Coastal zone management plan: Nil • 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 <i>Environmental Planning and Assessment Act 1979</i> or regulations • The public interest, including the principles of ecologically sustainable development
7	MATERIAL CONSIDERED BY THE PANEL	<ul style="list-style-type: none"> • Council assessment report: 27 March 2019 • Written submissions during public exhibition: Nil
8	MEETINGS, BRIEFINGS AND SITE INSPECTIONS BY THE PANEL / PAPERS CIRCULATED ELECTRONICALLY	<ul style="list-style-type: none"> • Briefing: 7 February 2019 • Papers were circulated electronically between 28 March 2019 and 2 April 2019
9	COUNCIL RECOMMENDATION	Approval
10	DRAFT CONDITIONS	Attached to the council assessment report