

DATE OF DETERMINATION	Tuesday, 4 September 2018
PANEL MEMBERS	Carl Scully (Chair), John Roseth, Peter Brennan and Murray Matson
APOLOGIES	Sue Francis and Brendan Roberts
DECLARATIONS OF INTEREST	None

Public meeting held at Rydges World Square on 4 September 2018, opened at 12:10 pm and closed at 2:00 pm.

MATTER DETERMINED

2018SCL026 – Randwick - DA/132/2017/C AT 30-36 Dangar Street Randwick (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 the matters observed at site inspections listed at item 8 in Schedule 1.

The Panel determined to approve the development application as described in Schedule 1 pursuant to section 4.55 of the *Environmental Planning and Assessment Act 1979*.

The decision was unanimous.

REASONS FOR THE DECISION





The reasons for the decision of the Panel were:

- The modified proposal is substantially the same as the original proposal.
- The modifications sought and approved do not have any material additional environmental or amenity impacts.
- The Panel has not approved that part of the amendment application which refers to “modification to landscaping for detention area R1A”, for which the necessary information was not submitted to council until four days before this public meeting and has not been advertised. The applicant is advised to submit a separate section 4.55(2) application for these works.

CONDITIONS

The development application was approved subject to the conditions in the Council Assessment Report with the addition of the following condition:

- “The consent does not include approval of *the modification to landscaping for detention area R1A due to enlarged basin based on engineering requirements.*”

PANEL MEMBERS	
 Carl Scully (Chair)	 John Roseth
 Peter Brennan	 Murray Matson

SCHEDULE 1		
1	PANEL REF – LGA – DA NO.	2018SCL026 – Randwick - DA/132/2017/C
2	PROPOSED DEVELOPMENT	Section 4.55 (2) modification to DA/132/2017 seeking consent for reduction in car parking, changes to balconies in Buildings E and F, internal changes, external changes, external changes to facades, alterations to landscaping and letterbox, changes to external stairs, alteration to communal area in Building E, alteration to awnings, revised Building C level 1 courtyard, and addition of plant on the roof of Buildings E and F at the Montefiore Seniors Housing Site
3	STREET ADDRESS	30-36 Dangar Street Randwick
4	APPLICANT OWNER	Equity Development Management Sir Moses Montefiore Jewish Home
5	TYPE OF REGIONAL DEVELOPMENT	S4.55 (2) modification
6	RELEVANT MANDATORY CONSIDERATIONS	<ul style="list-style-type: none"> Environmental planning instruments: <ul style="list-style-type: none"> State Environmental Planning Policy (State and Regional Development) 2011 State Environmental Planning Policy No 65 – Design Quality of Residential Flat Development State Environmental Planning Policy (Housing for Seniors and People with a Disability) 2004 State Environmental Planning Policy (Building Sustainability Index: BASIX) 2004 Randwick Local Environmental Plan 2012 Draft environmental planning instruments: Nil Development control plans: <ul style="list-style-type: none"> Randwick Comprehensive Development Control Plan 2012 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: 20 August 2018 Written submissions during public exhibition: one (1) Submission accepted by Council outside of public exhibition: one (1) Letter from Council: 31 August 2018 Verbal submissions at the public meeting: <ul style="list-style-type: none"> On behalf of the applicant – Emma Fitzgerald and Connie Argyrou
8	MEETINGS AND SITE INSPECTIONS BY THE PANEL	<ul style="list-style-type: none"> Site inspection and briefing on 7 June 2018 Final briefing meeting to discuss council's recommendation, 4 September 2018, 11:10am. Attendees: <ul style="list-style-type: none"> <u>Panel members</u>: Carl Scully (Chair), John Roseth, Peter Brennan, Brendan Roberts and Murray Matson <u>Council assessment staff</u>: Frank Ko and William Jones
9	COUNCIL RECOMMENDATION	Approval
10	DRAFT CONDITIONS	Attached to the council assessment report