

**BRIEFING DETAILS**

<b>BRIEFING/DATE/TIME</b>	16 July 2020 10.00am to 10.30am
<b>LOCATION</b>	Teleconference

**BRIEFING MATTER**
**2018SWC070 – The Hills Shire - DA 1895/2018/JP**
**23A Mason Rd, Box Hill (Lot 69A DP 11104)**

Residential Flat Building and Multi Dwelling Housing Development, Demolition of existing structures and construction of a residential flat building comprising 68 units and multi dwelling housing comprising 40 townhouses

**PANEL MEMBERS**

<b>IN ATTENDANCE</b>	Abigail Goldberg - Chair David Ryan
<b>APOLOGIES</b>	Gabrielle Morrish
<b>DECLARATIONS OF INTEREST</b>	When it became apparent during the briefing meeting that the site in question adjoins Council-owned land, with a key interface, Mark Colburt and Chandi Saba noted a conflict of interest, and exited the meeting.

**OTHER ATTENDEES**

<b>COUNCIL ASSESSMENT STAFF</b>	Cameron McKenzie, Paul Osborne, Robert Buckham and Kate Clinton
<b>OTHER</b>	Suzie Jattan – Panel Secretariat

**KEY ISSUES DISCUSSED:**

The Panel was briefed concurrently on the two applications on the basis of their adjacency, having the same applicant and architect and involving similar proposals and planning issues. The following key issues apply to both applications.

- Orderly development – consideration of the future development potential of the adjoining road reserve zoned R4 High Density Residential, including vehicular access arrangements and ADG considerations.
- Council's consistent practice of requiring evidence prior to DA determination, of adjoining landowner's consent for temporary access to the development site.

**Planning Panels Secretariat**

- Proposed density of the residential flat buildings in the context of the draft SEPP amendment, other recently approved densities in the locality and the proposed height variations and other design issues raised with the applicant by Council.
- Proposed variations to the maximum height standard for the residential flat buildings.

Noting the extent of time since submission of the DA, the Panel agreed with Council that it would be appropriate for the assessment report for the applications to be presented to the September Panel meeting for determination. This is in line with the Panel Operating Procedures, as updated July 2020.