

**DETERMINATION AND STATEMENT OF REASONS**  
SYDNEY EASTERN CITY PLANNING PANEL

<b>DATE OF DETERMINATION</b>	Tuesday 23 July 2019
<b>PANEL MEMBERS</b>	Carl Scully (Chair), Sue Francis, John Roseth, Ed McDougall, Michael Nagi
<b>APOLOGIES</b>	None
<b>DECLARATIONS OF INTEREST</b>	None

Papers circulated electronically between 15 July 2019 and 22 July 2019.

**MATTER DETERMINED**

2019ECI023 – Bayside – DA2012/87/A at 289-293 King Street Mascot for modifications (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 determined to approve the application for the following reasons:



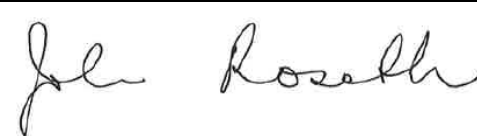


- The modification would result in a proposal substantially the same as originally approved
- There were no previous objectors or issues raised in respect of parking provisions
- There would be adequate car parking provision to cater for the existing and proposed uses.

**CONDITIONS**

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

**CONSIDERATION OF COMMUNITY VIEWS**

In coming to its decision, the Panel notes that no written submissions were made during public exhibition and therefore no issues of concern were raised.

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

SCHEDULE 1		
1	PANEL REF – LGA – DA NO.	2019ECI023 – Bayside – DA2012/87/A
2	PROPOSED DEVELOPMENT	Modification to Travelodge Hotel including addition of meeting room; gymnasium and storage area to ground floor and relocation of hotel parking spaces.
3	STREET ADDRESS	289-293 King Street, Mascot
4	APPLICANT/OWNER	Futuroscop Enterprises Pty Ltd C/- Wales and Associates Pty Ltd
5	TYPE OF REGIONAL DEVELOPMENT	Section 4.56 Modification Application
6	RELEVANT MANDATORY CONSIDERATIONS	<ul style="list-style-type: none"> <li>• Environmental planning instruments: <ul style="list-style-type: none"> <li>◦ Botany Bay Local Environmental Plan 2013</li> </ul> </li> <li>• Draft environmental planning instruments: Nil</li> <li>• Development control plans: <ul style="list-style-type: none"> <li>◦ Botany Development Control Plan 2013</li> </ul> </li> <li>• Planning agreements: Nil</li> <li>• Provisions of the <i>Environmental Planning and Assessment Regulation 2000</i>: Nil</li> <li>• Coastal zone management plan: Nil</li> <li>• The likely impacts of the development, including environmental impacts on the natural and built environment and social and economic impacts in the locality</li> <li>• The suitability of the site for the development</li> <li>• Any submissions made in accordance with the <i>Environmental Planning and Assessment Act 1979</i> or regulations</li> <li>• The public interest, including the principles of ecologically sustainable development</li> </ul>
7	MATERIAL CONSIDERED BY THE PANEL	<ul style="list-style-type: none"> <li>• Council assessment report: 19 June 2019</li> <li>• Written submissions during public exhibition: none</li> </ul>
8	PAPERS CIRCULATED ELECTRONICALLY	<ul style="list-style-type: none"> <li>• Papers were circulated electronically between 15 July and 22 July 2019</li> </ul>
9	COUNCIL RECOMMENDATION	Approval
10	DRAFT CONDITIONS	Attached to the council assessment report