

BRIEFING DETAILS

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| BRIEFING DATE / TIME | Thursday, 16 December 2021, 2pm and 2:38pm |
| LOCATION | MS Teams videoconference |

BRIEFING MATTER

PPSNTH-126 – Tamworth– DA2022-0116 – 59-61 Piper Street, North Tamworth – Construction of an Emergency Services Facility (Ambulance Station)

PANEL MEMBERS

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| IN ATTENDANCE | Penny Holloway, Stephen Gow, James Treloar and Stephen Bartlett |
| APOLOGIES | Paul Mitchell |
| DECLARATIONS OF INTEREST | None |

OTHER ATTENDEES

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| COUNCIL ASSESSMENT STAFF | Sam Lobsey and Emily Allen (Council's Consultant Planner) |
| DEPARTMENT STAFF | Carolyn Hunt and Lisa Foley |

KEY ISSUES DISCUSSED

- Land zoning and permissibility under the ISEPP was outlined
- Previous land uses identified as a Bowling Club and associated Tennis Courts
- Site has recently been subject to a boundary adjustment which has required a change in site description on the application form (Lot/DP)
- Comprehensive application and documentation provided
- Adequate onsite parking provided, which will be assessed on merit (noting the inclusion of reinforced turf parking spaces being included in the total), but some on-street parking may be required
- RFI sent on 02/12 – requesting an update to the Lot/DP and minor plan updates – clarification of windows/doors/vents, landscaping plan (especially the western boundary) – response has been provided
- Operations Management – mitigation measures proposed for the use of lights and sirens over the 24 hours operations period
- Public notification completed with no submissions received. Applicant also undertook consultation with neighbours prior to lodgement (letterbox drop)
- Justification for site selection (including an assessment of alternative sites) is to be outlined in the assessment report, noting potential impacts on the surrounding residential development
- Traffic impacts and consideration of existing/future traffic generation in the locality
- Pre-DA meeting to be confirmed and background to be provided in the assessment report

Planning Panels Secretariat

- Draft Conditions needs to be sign off by the applicant (Crown) prior to the application being considered by the panel for determination.

TENTATIVE DETERMINATION DATE SCHEDULED – TBC - FEBRUARY 2022

Planning Panels Secretariat

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