

BRIEFING DETAILS

BRIEFING DATE / TIME	Wednesday, 18 October 2023, 1.30 and 1.58pm
LOCATION	MS Teams Videoconference

BRIEFING MATTER(S)

PPSNTH-249 – Gunnedah – 10.2021.00000016.002 – 9 Hunts Road, Gunnedah – Modification - Koala Sanctuary

PANEL MEMBERS

IN ATTENDANCE	Dianne Leeson (Chair), Stephen Gow, Michael Wright
APOLOGIES	Donna Ausling
DECLARATIONS OF INTEREST	Jamie Chaffey and Rob Hooke

OTHER ATTENDEES

COUNCIL ASSESSMENT STAFF	Wade Hudson and Daniel Abraham
DEPARTMENT STAFF	Carolyn Hunt, Louisa Agyare, and Lisa Ellis
OTHER	Nil

KEY ISSUES DISCUSSED

- Minor modification lodged by applicant and request to continue process as S4.55(2) as notification has concluded
- Amendments include the change to building use (removal of aviary and increase in café footprint), internal space reconfiguration, alteration of window and stair locations, landscape changes, inner koala fence removal and part change of petting zoo to outdoor learning area
- Limited detail provided in traffic addendum report in respect to additional car parking and potential increase in café patronage
- Café noted as ancillary to koala sanctuary, with consideration of the inclusion of conditions to provide clarification
- Construction has commenced
- Outstanding referrals:
 - RFS – due 31/10
 - NRAR – due 01/11

Panel questions

- Adequacy of car parking and other services to be assessed with potential additional patronage
- Clarification of operation of education facilities

Planning Panels Secretariat

- Confirmation of condition amendment requests to be provided

TENTATIVE DETERMINATION DATE SCHEDULED FOR: December 2023

Planning Panels Secretariat

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