

BRIEFING DETAILS

BRIEFING DATE / TIME	Tuesday, 21 January 2025, 10.17am and 11.04am
LOCATION	MS Teams Videoconference

BRIEFING MATTER(S)

PPSNTH-388 – Lismore – 5.2024.183.1 – 65 & 69 Woodlark Street, 21 & 29 Larkin Lane and 7, 15, 15A, 15B & 17 Eggins Lane, Lismore – Redevelopment to enable an Educational Establishment for the purpose of a school incorporating: -

- Change of use to enable an Educational Establishment (School).
- Building works (alterations & additions).
- Landscaping and greenspace work.
- Business identification signage.
- Ancillary civil works for the construction of internal stormwater drainage

PANEL MEMBERS

IN ATTENDANCE	Dianne Leeson (Chair), Stephen Gow, Michael Wright and Angela Jones
APOLOGIES	Nil
DECLARATIONS OF INTEREST	Nil

OTHER ATTENDEES

COUNCIL ASSESSMENT STAFF	Craig Bradridge, Lucas Myers and Graham Snow
DEPARTMENT STAFF	Carolyn Hunt and Lisa Ellis
OTHER	Nil

KEY ISSUES DISCUSSED

- Overview of proposal noted as the redevelopment to enable an educational establishment, noting lower level as containing minimal development due to flooding
- Site context outlined, noting impacts of floods in Lismore
- 1 submission received – utilisation of parking bays in front of shop, noting that proposal has been amended post traffic advisory committee with proposal now proposing to stagger bus drop off
- 9 car parking spaces to be utilised for staff, noting car parking credit for less intensive car parking use
- Flooding – Local Environmental Plan and Development Control Plan clauses

Referrals

- Essential Energy – no concerns as to potential safety risks
- NSW Police – recommendations provided
- NSW State Emergency Service and Risk Reduction – recommendation for liaison with the NSW Reconstruction Authority and Department of Climate Change, Energy, Environment and Water and a risk based approach to the assessment recommended
- Local Traffic Committee – road safety audit or inspection of laneways requested at pre-lodgement to enhance pedestrian safety in laneways and surrounding road network proposed – decision referred to Council meeting in February
- Internal referrals - resolved

Panel Questions

- Strategic importance to the revival of Lismore
- Assessment to consider the following:
 - Detailed outline of proposal
 - Pedestrian safety and security in laneways
 - Urban design for locality, including operation of laneways and how the facility will fit in the locality
 - Cycleway linkages to the school
 - Flood characteristics, building resilience and emergency evacuation response to be assessed
 - Development Control Plan and draft plan variations
 - Accessibility within the site, noting uses on each level to be outlined
 - Vehicle access and safety
 - Contamination management – noting age of building
 - Referral recommendations, noting Police, SES and other external agency responses

TENTATIVE DETERMINATION DATE SCHEDULED FOR: April – to be confirmed with Council

Planning Panels Team

4PSQ 12 Darcy Street, Parramatta NSW 2150 | Locked Bag 5022, Parramatta NSW 2124 | T 02 8217 2060 | www.planningportal.nsw.gov.au/planningpanels