

DETAILS OF DISCUSSION

DATE	Monday, 29 August 2022, - 1:00pm- 1:20pm
LOCATION	Videoconference

SUBJECT MATTER(S)

PPSSCC-313 – The Hills - 859/2022/JP - 55 Coonara Avenue, West Pennant Hills

Integrated Housing Development comprising the Torrens title subdivision and construction of 61 attached and detached dwellings

PPSSCC-314 – The Hills - 860/2022/JP - 55 Coonara Avenue, West Pennant Hills

Concept Development Application for 418 dwellings, comprising 252 apartments and 166 dwelling houses including civil works comprising new roads, earthworks, stormwater and services infrastructure

PPSSCC-315 – The Hills - 861/2022/JP - 55 Coonara Avenue, West Pennant Hills

Construction of Four Residential Flat Buildings containing a total of 252 Units and Basement Car Parking

PANEL MEMBERS

IN ATTENDANCE	Abigail Goldberg (Chair)
APOLOGIES	Nil
DECLARATIONS OF INTEREST	Nil

OTHER ATTENDEES

COUNCIL ASSESSMENT STAFF	Cameron McKenzie, Paul Osborne, Sanda Watts
RSDA / Panel Secretariat	Stuart Withington, Sharon Edwards

Record of discussion

- Council provided an outline of matters where further information is required from the applicant, most important being:
 - Trees
 - Ecology
 - Flooding and
 - Traffic.
- In addition, Council advised that the parties are presently not in agreement regarding the approach to **landscaping**, and that this matter requires further discussion with the applicant in order to be resolved.

Planning Panels Secretariat

- Once satisfactory and complete information is received by Council, the material is required to be reviewed and assessed, with conditions drafted as needed. An opportunity is provided for the applicant to review proposed conditions.
- Both Council and the Panel are aware of the intense public interest in this site and the subject DA's. The Panel Secretariat advised that in the order of three weeks is required to arrange the requisite public meeting.
- On concluding the discussion, it was agreed that the current target determination date of 22 September 2022 may be shifted to **27 October 2022** due to the importance and complexity of issues related to the site and the time required to produce and assess supplementary information, as well as the time needed for notice regarding the public meeting.
- The Chair requested the Secretariat to update the DPE Planning Delivery Unit's Planning Concierge Case Manager regarding this matter.