

BRIEFING DETAILS

SITE INSPECTION DATE / TIME	Thursday, 06 April 2023 – 10.30am
LOCATION	2, 4, 6 Girawah Place, Matraville
BRIEFING DATE / TIME	Thursday, 06 April 2023 - 1.30pm to 3.00pm
LOCATION	Teleconference

BRIEFING MATTER(S)

PPSSEC-238 - DA/483/2022 – Randwick, 2, 4, 6 Girawah Place, Matraville, Proposed mixed use industrial, warehouse and recreational development across three (3) buildings and basement parking for 167 vehicles.

PANEL MEMBERS

IN ATTENDANCE	Carl Scully Alice Spizzo Joanne McCafferty
APOLOGIES	Amelia Thorpe Kathy Neilson
DECLARATIONS OF INTEREST	Nil

OTHER ATTENDEES

COUNCIL ASSESSMENT STAFF	Isobella Lucic Scott Cox
APPLICANT	Jeff Mead Agy Dassakis Steve Hawksley Dom Bennett Devon Troy Loveday
PANEL SECRETARIAT	Lillian Charlesworth and Suzie Jattan

Council comments:

- wide range of uses proposed on site
- 3 buildings of 5-7 storey HOB with shared underground parking
- existing car park deficit and shortfall of 11 spaces

Planning Panels Secretariat

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- reported to Design Review Panel and will return to panel following design changes
- Insufficient information e.g. no Plans of Management for particular uses. RFI issued 16 March
- If the petroleum pipeline has been removed, then doesn't provide a hazard to the proposed child care centre (council has a survey map of the pipeline location)

Applicant comments:

- RFI response will be provided by 14 April and include Plans of Management
- Existing riparian zone buffer between the site and adjoining residential uses that will have additional landscaping treatment
- Concept DA not supported as per council's preferred approach
- Child-care use is suitable as other child-care centres and residential uses existing within the zone.
- Previously unable to obtain a copy of the 2021 LGA wide flood study from council

Panel comments:

- proposed uses should be compatible with potential future uses of adjoining council owned land (uses not yet known - Joanne McCafferty to follow up with Council's General Manager) to avoid duplication of facilities (e.g. child care, swimming pool etc.)
- Secretariat to contact Hazards Team to clarify whether the petroleum pipeline is currently licenced and operational/in-use or has been removed
- Need to show where other existing child-care centres are within the locality.
- More information needs to be provided on the interface between the proposed uses and adjoining residential uses

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