

DETERMINATION AND STATEMENT OF REASONS

SOUTHERN REGIONAL PLANNING PANEL

DATE OF DETERMINATION	Monday, 13 July 2020
PANEL MEMBERS	Gordon Kirkby (Chair), Renata Brooks, Tim Fletcher, Denzil Sturgiss and Tina Dodson
APOLOGIES	None
DECLARATIONS OF INTEREST	None

Papers circulated electronically on 30 June 2020.

MATTER DETERMINED

PPSSTH-27 – Goulburn Mulwaree Council – DA/0221/1920 at 100 Sinclair Street, Goulburn – Alterations and additions (as described in Schedule 1)

PANEL CONSIDERATION AND DECISION

The panel considered: the matters listed at item 6, the material listed at item 7 and the material presented at meetings and briefings and the matters observed at site inspections listed at item 8 in Schedule 1.

Development application

The panel determined to approve the development application pursuant to section 4.16 of the *Environmental Planning and Assessment Act 1979*.

The decision was unanimous.

REASONS FOR THE DECISION

The panel determined to approve the application for the reasons outlined in the council assessment report noting that:

- The proposed development is permissible with consent and meets the zone objective for the SP2 Infrastructure Zone under Goulburn Mulwaree Local Environmental Plan 2009;
- The proposed development will support Council endeavours to promote waste recovery and re-use;
- The proposed development will facilitate more efficient and safe operations at the site for employees and customers;
- The proposed development is located such that potential impacts associated with traffic, odour, visual amenity and noise.

CONDITIONS






The development application was approved subject to the conditions in the council assessment report with the inclusion of the following condition:

Structural Engineers details which demonstrate compliance with Section B of the Building Code of Australia (BCA), and the Geotechnical Investigation carried out by Cardno, shall be submitted to and approved by the Principal Certifying Authority (PCA) prior to the issue of a Construction Certificate.

Reason: to ensure compliance with the Building Code of Australia (BCA).

CONSIDERATION OF COMMUNITY VIEWS

In coming to its decision, the panel notes that no written submissions were made during public exhibition and therefore no issues of concern were raised.

PANEL MEMBERS	
 Gordon Kirkby (Chair)	 Renata Brooks
 Tim Fletcher	 Denzil Sturgiss
 Tina Dodson	

SCHEDULE 1		
1	PANEL REF – LGA – DA NO.	PPSSTH-27 – Goulburn Mulwaree Council – DA/0221/1920
2	PROPOSED DEVELOPMENT	Alterations and additions to waste and resource management facility
3	STREET ADDRESS	Lot 1 DP 1064103 & Lot 265 DP 750050, 100 Sinclair Street Goulburn
4	APPLICANT/OWNER	Goulburn Mulwaree Council (manager of Crown Land)
5	TYPE OF REGIONAL DEVELOPMENT	Council related development over \$5 million
6	RELEVANT MANDATORY CONSIDERATIONS	<ul style="list-style-type: none"> • Environmental planning instruments: <ul style="list-style-type: none"> ○ State Environmental Policy (Sydney Drinking Water Catchment) 2011 ○ State Environmental Planning Policy No. 33- Hazardous and Offensive Development ○ State Environmental Planning Policy No 55- Remediation of Land ○ State Environmental Planning Policy (Infrastructure) 2007 ○ State Environmental Planning Policy (State and Regional Development) 2011 ○ State Environmental Planning Policy No 64- Advertising and Signage ○ Goulburn Mulwaree Local Environmental Plan 2009 • Draft environmental planning instruments: Nil • Development control plans: <ul style="list-style-type: none"> ○ Goulburn Mulwaree Development Control Plan 2009 • Planning agreements: Nil • Provisions of the <i>Environmental Planning and Assessment Regulation 2000</i>: Nil • Coastal zone management plan: Nil • The likely impacts of the development, including environmental impacts on the natural and built environment and social and economic impacts in the locality • The suitability of the site for the development • Any submissions made in accordance with the <i>Environmental Planning and Assessment Act 1979</i> or regulations • The public interest, including the principles of ecologically sustainable development
7	MATERIAL CONSIDERED BY THE PANEL	<ul style="list-style-type: none"> • Council assessment report: 24 June 2020 • Written submissions during public exhibition: Nil
8	COUNCIL RECOMMENDATION	Approval
9	DRAFT CONDITIONS	Attached to the council assessment report