

DATE OF DEFERRAL	19 October 2021
PANEL MEMBERS	Renata Brooks (Chair), Tim Fletcher, Susan Budd, Peter Beer
APOLOGIES	None
DECLARATIONS OF INTEREST	<p>Gordon Kirkby: My firm has recently taken on a project with the Police Force, so I now have to declare a conflict of interest in this matter.</p> <p>Peter Bascomb: As the CEO of SMRC I have a conflict of interest in assessing our own DA.</p>

MATTER DEFERRED

PPSSTH-85 – SNOWY MONARO – 10.2021.78.1 at 16 THREDBO TERRACE JINDABYNE 2627 – Emergency Services Facility - Staged redevelopment of existing police station and accommodation. Demolition of existing buildings and erection of a two storey police station including carport, storage shed and new accommodation building (as described in Schedule 1).





REASONS FOR DEFERRAL

The panel agreed to defer the determination of the matter for 4 weeks from the date of this notice to allow for:

1. The applicant to provide amended plans showing an additional 4 car parking spaces on site or provide alternative approach to address equivalent additional parking off site, such as a Council Carparking contribution at an agreed rate (4 spaces), to minimise impacts on general parking availability for the public.
2. Council to prepare amended conditions to:
 - a. Require submission of a detailed landscape plan consistent with Proposed Site Plan JIN-AR-0102 for approval by Council
 - b. Include additional measures to mitigate risks associated with presence of asbestos and clarify the intent of proposed condition DC_10.
 - c. Include an aboriginal heritage unexpected finds protocol
 - d. Require consolidation of both lots or addition of reciprocal rights of way over the access driveways and manoeuvring areas on both lots, prior to construction
3. Council to prepare a supplementary report assessing the additional information, including the applicant's response to the amended conditions.

When this information has been received, the panel will determine the matter electronically.

The decision to defer the matter was unanimous.

PANEL MEMBERS	
 Renata Brooks (Chair)	 Tim Fletcher
 Susan Budd	 Peter Beer

SCHEDULE 1		
1	PANEL REF – LGA – DA NO.	PPSSTH-85 – SNOWY MONARO – 10.2021.78.1
2	PROPOSED DEVELOPMENT	Emergency Services Facility - Staged redevelopment of existing police station and accommodation. Demolition of existing buildings and erection of a two storey police station including carport, storage shed and new accommodation building
3	STREET ADDRESS	16 THREDBO TERRACE JINDABYNE 2627
4	APPLICANT/OWNER	BGIS/Police Property Group
5	TYPE OF REGIONAL DEVELOPMENT	CIV > \$5M - Crown Development
6	RELEVANT MANDATORY CONSIDERATIONS	<ul style="list-style-type: none"> Environmental planning instruments: <ul style="list-style-type: none"> SEPP (State and Regional Development) 2011 SEPP (Infrastructure) 2007 SEPP 55 – Remediation of Land SEPP 64 – Advertising and Signage SEPP (Vegetation in Non-Rural Areas) 2017 Snowy River Local Environmental Plan 2013 Draft environmental planning instruments: Nil Development control plans: <ul style="list-style-type: none"> Snowy River Development Control Plan 2013 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: 20 September 2021 Clause 4.6 Exceptions to development standards Written submissions during public exhibition: Nil
8	MEETINGS AND SITE INSPECTIONS BY THE PANEL	<ul style="list-style-type: none"> Final briefing to discuss council's recommendation: Tuesday, 5 October 2021 <ul style="list-style-type: none"> <u>Panel members</u>: Renata Brooks (Chair), Tim Fletcher, Susan Budd, Peter Beer <u>Council assessment staff</u>: Sophie Ballinger <u>DPIE staff</u>: Sung Pak, Michelle Burns
9	COUNCIL RECOMMENDATION	Approval with conditions
10	DRAFT CONDITIONS	Attached to the council assessment report