

BRIEFING DETAILS

BRIEFING DATE / TIME	Monday, 12 April 2021, 1.35pm – 1:47pm
LOCATION	Teleconference

BRIEFING MATTER(S)

PPSSWC-140 – Campbelltown – 11/2021/DA-SW - Stage 11 Claymore Urban Renewal Concept Plan – Subdivision creating 91 torrens title residential allotments and 1 lot being a park including associated site, civil and landscape works.

PANEL MEMBERS

IN ATTENDANCE	Justin Doyle (Chair), Nicole Gurrán, Louise Camenzuli, Darcy Lound and George Griess
APOLOGIES	None
DECLARATIONS OF INTEREST	None

OTHER ATTENDEES

COUNCIL ASSESSMENT STAFF	Alexandra Long, Belinda Borg, David Smith, Fletcher Rayner, Luke Joseph and Rana Haddad
OTHER	Mellissa Felipe and George Dojas – Panel Secretariat

KEY ISSUES DISCUSSED

- The proposal is currently delayed by the Water Cycle Management Plan being finalised by the Applicant's engineers, Northrop. This is expected to take until the end of May or the beginning of June.
- The Council advises that it cannot resolve the planning assessment until the flood assessment is completed, but is generally otherwise satisfied with the provision of infrastructure.
- The Panel will be interested to see the ultimate pedestrian and cycle routes which presumably will encourage non-car travel.
- Aboriginal heritage and contamination are to be considered according to the applicable SEPP and statutory regulations (noting advice that Aboriginal heritage detected to date has been identified as being of low significance, but Council is reviewing further).
- The properties with a frontage to Fullwood Reserve ought if possible to address the interface with park for issues of passive surveillance, CPTED crime prevention principles and to improve the appearance of the development from the future public reserves.
- The acoustic impacts from the Hume Highway, particularly to the second storey element of the two storey buildings is to be reported on.
- The Panel understands that Fulwood Reserve will remain accessible as a public recreation area when the development is first occupied

- The Panel is enthusiastic about advice from the Panel that LAHC has indicated that it is likely to expedite some of the park improvement works to hopefully have improved facilities ready for occupation of this stage.

TENTATIVE PANEL MEETING DATE: N/A