

BRIEFING DETAILS

BRIEFING DATE / TIME	Monday, 1 August 2022, 3pm - 4pm
LOCATION	Teleconference

BRIEFING MATTER(S)

PPSSWC-192 – Liverpool City Council – DA-1134/2021 – 240 Governor Macquarie Drive, Warwick Farm – Construction of a mixed-use development comprising large retail (specialised retail premises); food and drink premises; centre-based childcare facility; health services facilities; and business identification signage. Associated works comprise car parking and access; landscaping; and civil work.

PANEL MEMBERS

IN ATTENDANCE	Louise Camenzuli (A/Chair), Nicole Gurran, Brian Kirk and Ned Mannoun
APOLOGIES	Nathan Hagerty
DECLARATIONS OF INTEREST	Justin Doyle: Justin declared a conflict as he has worked on other matters for the developer Peter Harle: Related DA matters have come to Council for deliberations on this property.

OTHER ATTENDEES

COUNCIL ASSESSMENT STAFF	Kevin Kim and Rachel King
DPE	Stuart Withington and Alexander Richard

KEY ISSUES DISCUSSED

- The Council informed the Panel that a “without prejudice” conference took place on 21 and 23 June to discuss the Statement of Facts and Contentions, including in response to an RFI letter from the Council’s earlier RFI.
- The Applicant also requested further and better particulars on 10 June 2022 and the Council responded on 4 July 2022.
- A formal section 34 conference is now scheduled for 11 August 2022.
- No formal amendments have been made to the original plans since lodgement.
- The Panel is keen to understand the Council’s position in relation to flooding risk and flood evacuation matters as a priority and precursor to the other issues under consideration.
- Pedestrian connection will also be an important factor given the location of and proposed uses of the site.
- Council indicated that vehicular accesses, setbacks (to accommodate the proposed widening) and other traffic matters remain outstanding.

- The Panel is also keen to see that there is some design input on the proposal, noting that no meeting with the Design Excellence Panel has been able to be arranged to date.
- The Panel asked that the matter be brought back in four weeks following the outcome of the section 34 conference for an update of the status of the issues remaining in contention.

Planning Panels Secretariat

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