

BRIEFING DETAILS

BRIEFING DATE / TIME	Tuesday, 19 October 2021 at 3.30pm
LOCATION	Teleconference

BRIEFING MATTER(S)

PPSWES-112 – Griffith – DA137-2009(2)
77 McCarthy Road Lake Wyangan
186 Lot Residential Torrens Title Subdivision

PANEL MEMBERS

IN ATTENDANCE	Garry Fielding (Chair), Sandra Hutton, Graham Brown
APOLOGIES	None
DECLARATIONS OF INTEREST	Clr Christine Stead and Clr Rina Mercuri are conflicted as the Council is the applicant.

OTHER ATTENDEES

COUNCIL ASSESSMENT STAFF	Kerry Rourke, Mathew Yeomans (Habitat Planning)
PANEL SECRETARIAT	Amanda Moylan, Kim Holt

KEY ISSUES DISCUSSED

Planning background

- S4.55(1A) Modification to Development Application for 186 Lot Subdivision
- Original Development Application determined by Council (2009)
- Referred to the WRPP under s377 of the *Local Government Act (1993)* due to Council interest (Council land owner)
- Modification relates to alterations to road width, deletion of condition around contaminated land assessment, inclusion of preparation of VPA.
- Council have engaged external consultants (Habitat Planning) to prepare assessment report on behalf of Council

Further Details Requested by Panel

- Current approved development including copies of endorsed plans and development consent
- Plans outlining details of modification, in particular, the extent of modifications to the access road and its construction
- Copy of letter of offer of public benefit of VPA from applicant (evidence that VPA was voluntarily made by applicant)

Planning Panels Secretariat

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- In order to determine the appropriateness of the proposed condition relating to the VPA, details of Councils consideration of the VPA having regard to the acceptability test, letter of offer and other matters as set out in the DPIE VPA Practice Note (February 2021) (as per Clause 25B93 of the *EPA Regulation*)
- Evidence to support deletion of contamination condition

Outcomes

- The Panel requested the ePlanning Portal be updated to include all information relevant to the s4.55(1A) modification application
- The further details requested by the Panel to be provided
- A further briefing to be arranged once further details are available
- The Panel requested that the assessment report not be finalised until such time as a further briefing between Council and the WRPP has been held

TENTATIVE DETERMINATION DATE SCHEDULED: TBC