

BRIEFING DETAILS

BRIEFING DATE / TIME	Thursday, 23 February 2023 – 12.00pm
LOCATION	Via MS Teams

BRIEFING MATTER(S)

PPSWES-166 - DA 2023/0009 - Bourke - 44, 46 Oxley Street, Bourke - Alterations and Additions to Existing Police Station.

PANEL MEMBERS

IN ATTENDANCE	Garry Fielding Graham Brown Donna Rygate Lachlan Ford Barry Hollman
APOLOGIES	Nil
DECLARATIONS OF INTEREST	Nil

COUNCIL STAFF	Carolyn Crain, Mark Raikhman – BSC Planning Consultant, Dwayne Willoughby – Manager, Planning Regulatory & Environmental Services, Leonie Brown – BSC General Manager
DPE PANEL SECRETARIAT	Sung Pak, Suzie Jattan and Timothy Cook

KEY ISSUES DISCUSSED

- The necessity for preparation of a Stage 2 Contamination report.
- The necessity for the various heritage issues raised by Council's Heritage Advisor to be addressed including concerns with respect to the following:
 - the bulk, scale and external expression of the proposed two storey building and its visual impact when viewed from the public domain and from heritage listed properties in the locality.
 - the loss of internal fabric within the heritage-listed police station building, together with other unsympathetic works identified by Council's Heritage Advisor.

ADDITIONAL MATTERS

- Comment required regarding any Aboriginal Cultural Heritage issues associated with the site.
- Council to seek any further opportunities for additional landscaping on the site.

Planning Panels Secretariat

- The Panel questions if the applicant is willing to undertake all works recommended in the Conservation plan.
- Plans available on the Planning Portal are mismatching with the information and documents provided to the Panel.
- Any outstanding RFIs should be given a timeline and agreed at next week's meeting with Council's officers and consultants and the applicant's representatives (either 14 or 28 days based upon complexity). Council to follow up on progress.
- The Panel recommended Council draft conditions early and discuss with the applicant as this is a Crown DA and conditions of consent cannot be imposed without the applicant's concurrence or with the approval of the Minister.
- A further Panel Briefing will be arranged following consideration of the outcomes of next week's meeting between the applicant's representatives and Council's officers and consultants. At the further Briefing meeting the Panel will nominate a date for the Determination of the DA.

NEXT BRIEFING DATE – TO BE DETERMINED FOLLOWING NEXT WEEK'S COUNCIL/APPLICANT MEETING
DETERMINATION DATE – TO BE DECIDED AT CONCLUSION OF NEXT BRIEFING