

## MINUTES OF KU-RING-GAI LOCAL PLANNING PANEL MEETING HELD ON MONDAY, 24 APRIL 2023

Present: Chairperson (Kevin G Hoffman)  
Expert Panel Member (Lindsay Fletcher)  
Expert Panel Member (Gregory Flynn)  
Community Member (Elaine Malicki)

Staff Present:  
: Manager Urban and Heritage Planning (Antony Fabbro)  
Team Leader Urban Planning (Craig Wyse)  
Team Leader Urban Design (Bill Royal)  
Natural Areas Program Leader (Sybylla Brown)  
Strategic Traffic Engineer (Joseph Piccoli)  
Planning Panels Coordinator (Kerry Frair)

Others Present Peter Hinteregger – Mayoh Architects  
Emma Brown – DMPS  
Jason Atkins – Pymble Golf Club

*The Meeting commenced at 10:00AM*

### DECLARATIONS OF INTEREST

The Chair advised of the necessity for the panel members and staff to declare a Pecuniary Interest/Conflict of Interest in any item on the Business Paper.

No conflict of interest was declared.

### GENERAL BUSINESS

KLPP05 **Planning Proposal for 4, 12 & 14 Cowan Road, St Ives - Pymble Golf Club**

File: S12645  
*Vide: GB.1*

To refer the Planning Proposal for 4, 12 & 14 Cowan Road, St Ives (Pymble Golf Club) to the Ku-ring-gai Local Planning Panel (KLPP) for advice as required by the Local Planning Panels Direction – Planning Proposals issued by the Minister for Planning under Section 9.1 of the *Environmental Planning and Assessment Act 1979*.

**THE PANEL ADVISED**

That the Ku-ring-gai Local Planning Panel advises Council that the Planning Proposal, amended as per the Table of Assessment at **Attachment A11** of the Officers Assessment report, be submitted to the Department of Planning and Environment for a Gateway Determination.

Prior to the matter being recommended to Council, the Panel advises that further clarification be sought (refer Page 10-12), to justify the inconsistency with the LSPS and the Ku-ring-gai housing strategy.

The Panel advises Council should investigate whether a community title and or other mechanism be sought to achieve a long term objectives for delivery of the development and the maintenance of the design quality of the site and its heritage items into the long term future.

The Panel advises Council that prior to the development of the site, a Conservation Management Plan be prepared for the two proposed heritage items.

The Panel advises that Council investigate further the bonus provisions that generally apply to the sites containing heritage items, should not extend to the whole of the development site but should only apply to curtilage lots of the heritage items.

Date of Advice: 24 April 2023

**Voting:** unanimous

**KU-RING-GAI LOCAL PLANNING PANEL****Declaration of Interest**

MEETING DATE	Monday 24 April 2023
Agenda Item/Panel reference number	GB.1 – Planning Proposal – 4, 12 and 14 Cowan Road, St Ives – Pymble Golf Club

In relation to this matter, I declare that I have:

no known conflict of interest ☒

an actual<sup>1</sup> ☐, potential<sup>2</sup> ☐ or reasonably perceived<sup>3</sup> ☐ conflict of interest as detailed below:

*[Handwritten signature across the lines]*

Signature

*Kevin Hoffman*

Name

Date

*20/4/2023*

<sup>1</sup> An 'actual' conflict of interests is where there is a direct conflict between a member's duties and responsibilities and their private interests or other duties.

<sup>2</sup> A 'potential' conflict of interests is where a panel member has a private interest or other duty that could conflict with their duties as a panel member in the future.

<sup>3</sup> A 'reasonably perceived' conflict of interests is where a person could reasonably perceive that a panel member's private interests or other duties are likely to improperly influence the performance of their duties as a panel member, whether or not this is in fact the case.

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Gregory Flynn

12 April 2023

Signature

Name

Date

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Elaine Malicki 15.4.23  
Signature Date

Elaine Malicki  
Name

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Signature

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2019/067982

*The Meeting closed at 11.44AM*

The Minutes of the Ku-ring-gai Local Planning Panel Meeting held on 24 April 2023 (Pages 1 - 7) were confirmed as a full and accurate record of proceedings by Kevin Hoffman on 24 April 2023.

A handwritten signature in black ink, appearing to be 'KH', is written over a horizontal dotted line.

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Chairperson