

MINUTES OF THE MEETING OF CITY OF PARRAMATTA COUNCIL HELD IN THE JUBILEE ROOM, PARRAMATTA TOWN HALL, CENTENARY SQUARE, PARRAMATTA ON MONDAY, 12 DECEMBER 2016 AT 6.00PM

PRESENT

Amanda Chadwick – Administrator

ACKNOWLEDGEMENT TO TRADITIONAL LAND OWNERS

The Administrator, Ms Amanda Chadwick, acknowledged the Burramattagal Clan of The Darug, the traditional land owners of Parramatta and paid respect to the elders both past and present.

MINUTES

8.4 SUBJECT Planning proposal for land at 470 Church Street, Parramatta

REFERENCE RZ/13/2016 - D04427280

REPORT OF Project Officer Land Use

349 RESOLVED (Chadwick)

(a) **That** Council considers the report submitted to the Independent Hearing and Assessment Panel (IHAP) on 15 November 2016 at Attachment 1 and its recommendations at Attachment 2, and having considered these Council endorse the planning proposal contained at Attachment 3 for submission to the Department of Planning and Environment with a request that they issue a Gateway Determination.

(b) **That** the applicant's Urban Design Report being updated so that either:

- With the applicant's agreement, any built form diagram showing 23-27 Harold Street present only the existing built form on the site.
- If the applicant is unwilling to amend their Urban Design Report that a note be added beneath relevant images indicating that the built form shown on 23-27 Harold Street does not have final approval, together with a second note indicating the status update of the planning proposal currently being assessed by Council for 23-27 Harold Street at the commencement of the exhibition of any planning proposal for the subject site.

(c) **That** Council advise the NSW Department of Planning and Environment that the Interim General Manager will be exercising the plan-making delegations for this planning proposal as

authorised by Council on 26 November 2012.

- (d) **That** Council grant delegated authority to the Interim General Manager to negotiate a Voluntary Planning Agreement (VPA) for the delivery of public benefit, which appropriately recognises the value uplift of the planning proposal.
- (e) **That** the outcome of the VPA negotiations be reported to Council prior to exhibition of the draft VPA.
- (f) **That** a site specific Development Control Plan (DCP) be prepared and reported to Council. The report will address how the draft DCP responds to the DCP issues identified in the assessment report provided to the IHAP (included at Attachment 1) and in particular discuss the issues identified by the IHAP as part of their recommendation which is discussed in this report.
- (g) **That** the planning proposal, VPA and DCP be placed on public exhibition concurrently.
- (h) **Further, that** Council grant delegated authority to the Interim General Manager to correct any minor anomalies of a non-policy and administrative nature that may arise during the planning proposal, DCP and VPA processes.

THIS PAGE AND THE PRECEDING 23 PAGES ARE THE MINUTES OF THE ORDINARY COUNCIL MEETING HELD ON MONDAY, 12 DECEMBER 2016 AND CONFIRMED ON 19 DECEMBER 2016.