

CITY OF CANTERBURY BANKSTOWN

MINUTES OF THE

CANTERBURY BANKSTOWN LOCAL PLANNING PANEL MEETING

HELD ON 7 NOVEMBER 2022

PANEL MEMBERS

PRESENT: Mr Anthony Hudson - Chairperson
Mr David Epstein - Expert Member
Ms Barbara Perry - Expert Member
Mr Ian Stromborg - Community Representative Revesby

STAFF IN

ATTENDANCE: Ms Jasmine Hammond (Local Planning Panel Administration Officer)
Ms Robyn Winn (Coordinator Governance)
Mr Ian Woodward (Manager Development, not present for the closed session)
Mr Stephan Arnold (Coordinator Planning West, not present for the closed session)

THE CHAIRPERSON DECLARED THE MEETING OPEN AT 6.02 PM.

INTRODUCTION

The Chairperson opened the public meeting but there were no members of the public and no representatives for the applicant who wished to address the Panel.

APOLOGIES

There were no apologies received.

DECLARATIONS OF INTEREST

The Chairperson advised that all Panel Members had submitted written Declarations of Interest returns prior to the meeting.

The Chairperson also asked the Panel if any member needed to declare a conflict of interest in any of the items on the agenda. There were no declarations of interest.

CBLPP Determination

CONFIRMATION OF MINUTES OF PREVIOUS MEETING

THAT the minutes of the Canterbury Bankstown Local Planning Panel Meeting held on **MONDAY 5 SEPTEMBER 2022** be confirmed.

DECISION

1 DA-305/2022 - 41 Burbank Avenue, East Hills

Demolition of existing dwelling and construction of a two-storey attached dual occupancy with shared semi basement garage and shared spa/pool with strata title subdivision into two lots. Waterfront boatshed, ramp and gazebo to be retained.

Site Visit

Individual site inspections were undertaken by the Panel members prior to the public hearing.

There was no Public Addresses.

Panel Assessment

Ian Stromborg was the Community Panel Member present for the deliberation and voting for this matter

The Panel agrees with the Council Officers report and recommendation that the application be approved subject to conditions.

The Panel accepts the two clause 4.6 of the Bankstown Local Environment Plan 2015 (the LEP) variations.

CBLPP Determination

1. The Panel is satisfied that each of the applicant's two clause 4.6 of the LEP variations (height and wall height) adequately addresses the relevant matters of clause 4.6 (3) and that the proposed development will be in the public interest, because it is consistent with the objectives of the two development standards that are contravened and the objectives of the R2 Low Density Residential Zone of the LEP (in accordance with clause 4.6 (4) (a) (ii)).
2. The reasons for the grant of the consent are the reasons given in the council officers assessment report.
3. That Development Application DA-302/2022 be **APPROVED** in accordance with the Council staff report recommendation, subject to the following amendments to the recommended conditions:

A New Condition

- 2.1A An amended landscape plan is to be submitted, which shows the non-trafficable roof area/reinforced concrete roof slab at the ground floor level and the water feature/pond on the western end of the non-trafficable roof area/reinforced concrete roof slab (as shown on the architectural plan DA02).

B Modified Conditions

- Conditions 2.20 and 5.17 to be amended to remove the words "Picnic Point" and replace with "East Hills".

Vote: 4 – 0 in favour

The meeting closed at 6.04 p.m.