

## GEORGES RIVER COUNCIL INDEPENDENT HEARING & ASSESSMENT PANEL (IHAP)

Minutes of a Meeting of the Georges River Independent Hearing and Assessment Panel (IHAP) held on Thursday, 25 August 2016 at Georges River Council, Civic Centre, MacMahon Street, Hurstville.

Commencing at 4.05 pm

### ATTENDANCE:

#### Panel Members

Adam Seton	Chairperson
Gabrielle Morrish	Panel Member
Juliet Grant	Panel Member
Cameron Jones	Community Representative

#### Others

Rod Logan	Director – Environment and Planning
George Andonoski	Manager - Planning and Development
Tina Christie	Manager - Development Assessment
Peter Nelson	Development Assessment Officer
Lynne Denham	IHAP Coordinator/Minute Secretary
Monica Wernej	Administrative Assistant

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## 1.0 APOLOGIES AND DECLARATIONS OF PECUNIARY INTEREST

There were no apologies received.

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There were no declarations of Pecuniary Interest.

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## 2.0 PUBLIC SPEAKERS

The meeting commenced at 4.05 pm and at the invitation of the Chair, registered speakers were invited to address the panel on the items listed below.

The public speakers concluded at 5.26 pm and the IHAP Panel proceeded into Closed Session to deliberate the items listed below.

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## 3.0 GEORGES RIVER INDEPENDENT HEARING & ASSESSMENT PANEL REPORTS

### 3.1 247 PRINCES HIGHWAY, CARLTON – DA2016/0047

#### Speakers:

- Suzanne O'Connor (Neighbour)
- John Atkin (on behalf of Vince Perry – Owner)
- Ven Miao You (Nan Tien Temple – occupier of building)

#### Voting of the Panel Members:

The decision of the panel was unanimous.

### DECISION OF THE PANEL

#### Deferral:

The Georges River Council IHAP as the delegate of the Georges River Council does not consider that there are any planning grounds for the refusal of the application and defers determination of Development Application No. 2016/0047 for a Change of Use - restaurant and community facility at No 247 Princes Highway Carlton and requests Council staff to provide draft recommended conditions of consent for consideration at the next available IHAP meeting.

### 3.2 17 ENDEAVOUR STREET, SANS SOUCI - DA2016/0066

#### Speakers:

- Peter Sangster (Concerned resident)
- George Iskander (Applicant)

#### Voting of the Panel Members:

The decision of the panel was unanimous.

**DECISION OF THE PANEL**Approval:

The Georges River Council IHAP as the delegate of the Georges River Council determines Development Application No. 2016/0066 for the demolition of the existing dwelling and construction of a childcare centre comprising of 47 places with basement level car parking at No. 17 Endeavour Street, Sans Souci, by granting consent to the application subject to the conditions recommended in the report submitted the IHAP meeting of 25 August 2016 except;

1. Condition 1A is added in the following terms;
  - “1A. The driveway to the basement carpark is to be relocated in a southerly direction so that a minimum 1 metre landscape strip of screen planting is provided along the northern boundary.”
2. Condition 58 is amended to read;

**“(58)Completion of Landscaping**

Certification shall be provided from a suitably qualified and experienced Landscape Designer or Landscape Architect. This Certification shall verify that the landscape works have been completed in accordance with the approved detailed landscape plan and relevant conditions of this consent.

Note: A Landscape Designer is a person eligible for membership of the Australian Institute of Landscape Designers and Managers and a Landscape Architect is a person eligible for membership of the Australian Institute of Landscape Architects as a Registered Landscape Architect.

The landscaping shall be maintained for the life of the development.”

**3.3 977 FOREST ROAD, LUGARNO – DA2015/0443****Speakers:**

- Phil Armessen (Neighbour)
- Peter Gayton (Neighbour)
- Tony Giannisis (Neighbour)
- Cecilia Malifa (Occupier of building)

**Voting of the Panel Members:**

The decision of the panel was unanimous.

**DECISION OF THE PANEL**Refusal:

The Georges River Council IHAP as the delegate of the Georges River Council determines that Development Application No. 2015/0443 for the fit out and use of ground floor of existing church building to be used as a child care centre for 34 children, associated landscaping and car parking works at Lot 2 in DP 405732 and known as 977 Forest Road, Lugarno be refused for the reasons recommended in the report submitted the IHAP meeting of 25 August 2016.

**3.4 977 FOREST ROAD, LUGARNO – MOD2015/0146****Speakers:**

- Kathy Spinoulas (Neighbour)
- Phil Armessen (Neighbour)
- Peter Gayton (Neighbour)
- Cecilia Malifa (Occupier of building)

**Voting of the Panel Members:**

The decision of the panel was unanimous.

**DECISION OF THE PANEL**Deferral:

The Georges River Council IHAP as the delegate of the Georges River Council defers determination of the application MOD2015/0146 to modify condition 75 of Development consent No. 2016/DA-372 for church hall and addition at Lot 2 DP 405732 and known as 977 Forest Road, Lugaro and requests Council staff to provide conditions for consideration at the next available IHAP meeting;

1. Specifying the work required to be carried out to the hall building to ensure that ongoing use of the hall does not exceed the intrusive noise criteria;
2. Providing a consistent approach to the times and days during which the hall may be used and the noise levels that must be complied with during those times and days.

**4.0 CONFIRMATION OF MINUTES BY CHAIR**

The minutes of the Georges River Independent Hearing Assessment Panel (IHAP) held on Thursday, 4 August 2016 were confirmed.

The meeting concluded at 6.45 pm



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Adam Seton  
**Chairperson**