

PRESENT

Members:

Paul Drake
Dan Croft
David Troemel

Other Attendees:

Chris Gardiner
Pat Galbraith-Robertson

The meeting opened at 2.02pm.

01 ACKNOWLEDGEMENT OF COUNTRY

The Acknowledgement of Country was delivered.

02 APOLOGIES

Nil.

03 CONFIRMATION OF MINUTES

CONSENSUS:

That the Minutes of the Development Assessment Panel Meeting held on 9 September 2015 be confirmed.

04 DISCLOSURES OF INTEREST

There were no disclosures of interest presented.

05 DA2015 - 0350 - DWELLING AND SWIMMING POOL INCLUDING CLAUSE 4.6 OBJECTION TO CLAUSE 4.3 (HEIGHT OF BUILDINGS) OF THE PORT MACQUARIE-HASTINGS LOCAL ENVIRONMENTAL PLAN 2011 AT LOT 15 DP 1074785, NO. 6 OCEAN RIDGE TERRACE, PORT MACQUARIE

Speakers:
Michelle Love (applicant)

CONSENSUS:

That it be recommended to Council that DA 2015 - 0350 for a Dwelling and Swimming Pool Including Clause 4.6 Objection to Clause 4.3 (Height of Buildings) of the Port Macquarie-Hastings Local Environmental Plan 2011 at Lot 15, DP 1074785, No. 6 Ocean Ridge Terrace, Port Macquarie, be determined by granting consent subject to the recommended conditions.

06 DA2015 - 0448 - RELOCATION OF CENOTAPH - LOT 7312 DP 1161732 RES 82306 & HORTON STREET ROAD RESERVE, HORTON STREET, PORT MACQUARIE

CONSENSUS:

That it be recommended to Council that DA 2015 - 0448 for Relocation of the Port Macquarie Cenotaph at Lot 7312, DP1161732, Horton Street, Port Macquarie, be determined by granting consent subject to the recommended conditions.

07 DA2015 - 0351 - ANCILLARY BUILDING (SHED) - LOT 67 DP 1041677, NO 46 CASUARINA DRIVE, LAKEWOOD.

CONSENSUS:

That DA 2015 - 0351 for an ancillary building (shed) at Lot 67, DP 1041677, No. 46 Casuarina Drive, Lakewood, be determined by granting consent subject to the recommended conditions and as amended below:

- 'Additional condition in Section A of the consent to read: ' the shed roller access door is to be located so as to face Casuarina Drive and a driveway is to be constructed from the road formation to the shed access. Approval pursuant to Section 138 of the Roads Act, 1993 to carry out works required by the Development Consent on or within public road is to be obtained from Port Macquarie-Hastings Council.
 - Such works include, but not be limited to:
 - Concrete driveway footpath crossing'
 - Additional condition in Section E of the consent to read: 'Prior to occupation or the issuing of the Occupation Certificate provision to the Principal Certifying Authority
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of documentation from Port Macquarie-Hastings Council being the local roads authority certifying that all matters required by the approval issued pursuant to Section 138 of the Roads Act have been satisfactorily completed.'

08 DA 2012 - 507 - PART DEMOLITION OF EXISTING MOTEL AND CONSTRUCTION OF TOURIST AND VISITOR ACCOMMODATION AND GROUND FLOOR COMMERCIAL TENANCIES INCLUDING CLAUSE 4.6 VARIATION TO CLAUSE 4.3 (BUILDING HEIGHTS STANDARD) UNDER PORT MACQUARIE-HASTINGS LOCAL ENVIRONMENTAL PLAN 2011 - LOT 1 DP 515434 AND LOT 2 DP 505781, 25-29 CLARENCE STREET, PORT MACQUARIE

CONSENSUS:

That it be recommended to Council that DA 2012 - 507 for a Part Demolition of Existing Motel and Construction of Tourist and Visitor Accommodation and Ground Floor Commercial Tenancies including Clause 4.6 Variation to Clause 4.3 (Height of Buildings Standard) under Port Macquarie-Hastings Local Environmental Plan 2011 at Lot 1 DP 515434, & Lot 2 DP 505781, No. 25-29 Clarence Street, Port Macquarie, be determined by granting of a deferred commencement consent subject to the following being satisfied within 2 years from the date of determination, and the attached conditions as amended below:

1. Adequate arrangements for sewer main realignments and servicing shall be provided including provision of any adjoining owner's consents to the satisfaction of Council.
 2. Amended basement parking plans shall be submitted to improve parking areas circulation to the satisfaction of Council.
 3. An amended ground floor plan shall be submitted which includes widening of the driveway to a two way access on the Sunset Parade frontage of Lot 1 DP 499501 (similar to Drawing No. D05/1 Level 3 floor plan prepared by Wayne Ellis Architects dated 5 April 2012), to the satisfaction of Council.
- Amend condition E3 to read:
'Consolidation of all allotments comprising the site of the proposed development including Lot 1, DP 499501 prior to issue of the Occupation Certificate or proposed as part of the application for a Subdivision Certificate.'
 - Additional condition in Section E of the consent to read:
'Prior to the issue of a Subdivision Certificate, written advice is to be submitted from the electricity authority confirming that its requirements for the provision of electricity services (including street lighting where required) have been satisfied and/or from the telecommunications authority confirming that its requirements for the provision of telecommunication services (including fibre optic cabling where required) have been satisfied. '
 - Additional condition in Section E of the consent to read:

‘Submission of a compliance certificate accompanying Works as Executed plans with detail included as required by Council’s current AUSPEC Specifications. The information is to be submitted in electronic format in accordance with Council’s “CADCHECK” requirements detailing all infrastructure for Council to bring in to account its assets under the provisions of AAS27. This information is to be approved by Council prior to issue of the Subdivision or Occupation Certificate. The copyright for all information supplied, shall be assigned to Council.’

09 GENERAL BUSINESS

Nil.

The meeting closed at 2.30pm.