

---

**PRESENT**

**Members:**

Paul Drake  
Robert Hussey  
Dan Croft

**Other Attendees:**

Ben Roberts  
Steve Ford  
Andrew Rock  
Beau Spry  
David Troemel

---

The meeting opened at 2:00pm.

---

---

**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 19 December 2018 be confirmed.

---

---

**04 DISCLOSURES OF INTEREST**

There were no disclosures of interest presented.

---

---

**05 DA2018 - 562.1 DEMOLITION OF EXISTING BUILDINGS, CONSOLIDATION AND BOUNDARY ADJUSTMENT, AND CONSTRUCTION OF SENIORS HOUSING AT LOTS 10 - 13 DP 861177, LOT 1 DP 782560, LOT 1 DP 393967, LOT 1 DP 390610, LOT 1 DP 1053812, LOT 1 DP 121189, LOT 1 DP 795534, LOT 1 DP 151300, LOT 3 AND 4 DP 347796, NO. 15 - 21 CAMERON STREET AND 3 YOUNG STREET, WAUCHOPE**

---

Speakers:  
Bill Amy (applicant)

THE PANEL WAS UNABLE TO REACH CONSENSUS.

Robert Hussey moved the following motion:

That DA2018 – 562 for Demolition of Existing Buildings, Consolidation and Boundary Adjustment, and Construction of Seniors Housing at Lots 10 - 13 DP 861177, Lot 1 DP 782560, Lot 1 DP 393967, Lot 1 DP 390610, Lot 1 DP 1053812, Lot 1 DP 121189, Lot 1 DP 795534, Lot 1 DP 151300, Lot 3 and 4 DP 347796, No. 15 – 21 Cameron Street and No. 3 Young Street, Wauchope be refused on the grounds that insufficient on-site parking spaces have been provided in the development as required by Port Macquarie-Hastings Council Development Control Plan 2013. The public interest is not well serviced by the degree of the departure to the DCP and such a departure would lead to an unsatisfactory precedent. The case for the significant variation has not been satisfactorily justified.

*FOR: Robert Hussey*  
*AGAINST: Paul Drake and Dan Croft*

Paul Drake proposed an alternate motion:

That DA2018 – 562 for Demolition of Existing Buildings, Consolidation and Boundary Adjustment, and Construction of Seniors Housing at Lots 10 - 13 DP 861177, Lot 1 DP 782560, Lot 1 DP 393967, Lot 1 DP 390610, Lot 1 DP 1053812, Lot 1 DP 121189, Lot 1 DP 795534, Lot 1 DP 151300, Lot 3 and 4 DP 347796, No. 15 – 21 Cameron Street and No. 3 Young Street, Wauchope be deferred to address the issues raised by Mr Hussey in his proposed motion and that the applicant be invited to submit additional information to provide for additional parking to serve the development and further information on the 1967 agreement between the Club and Council.

*FOR: Robert Hussey and Paul Drake*  
*AGAINST: Dan Croft*

The dissenting recommendation was:

That DA2018 – 562.1 for Demolition of Existing Buildings, Consolidation and Boundary Adjustment, and Construction of Seniors Housing at Lots 10 - 13 DP 861177, Lot 1 DP 782560, Lot 1 DP 393967, Lot 1 DP 390610, Lot 1 DP 1053812, Lot 1 DP 121189, Lot 1 DP 795534, Lot 1 DP 151300, Lot 3 and 4 DP 347796, No. 15 – 21 Cameron Street and No. 3 Young Street, Wauchope, be determined by granting consent subject to the recommended conditions.

---

**06 DA2018 - 900.1 DUAL OCCUPANCY AND STRATA SUBDIVISION, LOT 342 DP 1237302, NO.23 GUNSYND CHASE, PORT MACQUARIE**

---

CONSENSUS:

That DA2018 – 900.1 for a Dual Occupancy and Strata Subdivision at Lot 342, DP 1237302, No. 23 Gunsynd Chase, Port Macquarie, be determined by granting consent subject to the recommended conditions.

---

**07 DA2017 - 410.2 MODIFICATION TO DWELLING, LOT 29 DP 1045446, NO 12 LOGANVALE PLACE, LOGANS CROSSING**

---

Speakers:

Joan Elms (o)  
Robert Smallwood (applicant)

CONSENSUS:

That modification to DA 2017 – 410 to amend the internal layout and the size and location of an external window for a dwelling at Lot 29, DP 1045443, No. 12 Loganvale Place, Logans Crossing, be determined by granting consent subject to the recommended conditions.

---

**08 DA2017 - 667.1 DEMOLITION OF EXISTING BUILDING AND CONSTRUCTION OF BOAT STORAGE FACILITY AND PUBLIC AMENITIES, TREE REMOVAL AND ROAD WORKS AT LOT 2 DP 535212, NO. 9 MCINHERNEY PARK, PORT MACQUARIE**

---

Speakers:

Peter Walsh (o)  
Ian Pople (o)  
Helga Collins (o)  
Wayne Evans (applicant)

CONSENSUS:

That it be recommended to Council that DA2017 – 667 for demolition of existing building and construction of boat storage facility and public amenities, tree removal and road works at Lot 2, DP 535212, McInherney Close, Port Macquarie, be determined by granting consent subject to the recommended conditions.

---

---

**09 DA2018 - 824.1 ONE INTO THREE LOT TORRENS TITLE SUBDIVISION AND TWO(2) SEMI-DETACHED DWELLINGS - LOT A DP 33885816, NO. 16 WINDMILL STREET PORT MACQUARIE**

---

Submission from Rebecca Raymond tabled at the meeting.

Speakers:  
James Collins (applicant)

**CONSENSUS:**

That DA 2018 - 824 for a 1 into 3 Lot Torrens Title Subdivision and Two Semi-Detached Dwellings at Lot A, DP 338858, No. 16 Windmill Street, Port Macquarie, be determined by granting consent subject to the recommended conditions and as amended below:

- Amend condition B11(d) to read: 'The design requires the provision of interallotment drainage in accordance with AUSPEC D5, in this regard an easement to drain water will be required over Proposed lot 3 in favour of Proposed lots 1 & 2.'
- Amend condition B11(f) to read: 'The design is to make provision for the natural flow of stormwater runoff from uphill/upstream properties/lands. The design must include the collection of such waters and discharge to the Council drainage system, this will require the creation of an easement for overland flow over proposed lot 3 in favour of proposed lot 2 & lot 25 DP 32244.'
- Amend condition E4 to read: 'Interallotment drainage shall be piped and centrally located within an inter-allotment drainage easement, installed in accordance with Council's current AUSPEC standards (minimum 225mm pipe diameter within a minimum 1.5m and variable easement). Details shall be provided:
  - As part of a Local Government Act (s68) application with evidence of registration of the easement with the Land Titles Office provided to Council prior to issue of the s68 Certificate of Completion; or
  - As part of a Construction Certificate application for subdivision works with dedication of the easement as part of any Subdivision Certificate associated with interallotment drainage.'

---

**10 DA2018 - 854.1 TWO-SEMI DETACHED DWELLINGS AND STRATA TITLE SUBDIVISION - LOT 168 DP 1229414, NO. 23 ALLPORT AVENUE THRUMSTER**

---

**CONSENSUS:**

That DA 2018 – 824.1 for Two-Semi Detached Dwellings and Strata Subdivision at Lot 168, DP 1229414, No. 23 Allport Avenue, Thrumster, be determined by granting consent subject to the recommended conditions.

---

**11 DA2018 - 292.1 DUAL OCCUPANCY WITH STRATA SUBDIVISION, LOT 11 SEC D DP 25923, NO 104 CHEPANA STREET, LAKE CATHIE**

---

Speakers:

Donna Cabban (o)  
Graeme Cabban (o)  
Karen Burke (applicant)

CONSENSUS:

That DA 2018 – 292.1 for a dual occupancy and strata subdivision at Lot 11, DP 25923, No. 104 Chepana Street, Lake Cathie, be determined by granting consent subject to the recommended conditions.

---

**12 DA2018 - 761.1 ADDITIONS TO EXISTING CLUB AT LOT 1 DP 854932, NO. 1 WOODFORD ROAD, NORTH HAVEN**

---

Speakers:

Bruce Stanley (o)  
Peter Nevis (applicant)  
Cara Dale (applicant)

CONSENSUS:

That DA 2018 - 761 for additions to existing club at Lot 1, DP 854932, No. 1 Woodford Road, North Haven, be determined by granting consent subject to the recommended conditions and as amended below:

- Additional condition in section B of the consent to read: ' Prior to release of the construction certificate details are to be submitted to Council for approval providing for a non-reflective roof colour.'

---

**13 GENERAL BUSINESS**

---

Nil.

---

The meeting closed at 4:00pm.