



# **INNER WEST COUNCIL**

**INNER WEST LOCAL PLANNING PANEL  
MEETING**

**11 JUNE 2019**

**MINUTES**

**MINUTES of INNER WEST LOCAL PLANNING PANEL MEETING** held in the Council Chambers, Leichhardt Town Hall, Norton Street, Leichhardt on 11 June 2019.

Present: The Honourable Angus Talbot in the chair; Mr David Johnson; Mrs Mary-Lynne Taylor; Mr Kenneth Hawke

Staff Present: Development Assessment Manager and Administration Officer.

Meeting commenced: 2:01 pm

**\*\* ACKNOWLEDGEMENT OF COUNTRY**

I acknowledge the Gadigal and Wangal people of the Eora nation on whose Country we are meeting today, and their elders past and present.

**\*\* DECLARATION OF PECUNIARY INTERESTS AND NON-PECUNIARY INTERESTS**

There were no declarations of interest.

<b>IWLPP716/19 Agenda Item 1</b>	DA201100468.01
<b>Address:</b>	22 Excelsior Parade, Marrickville
<b>Description:</b>	Modify Determination No.201100468 to carry out modifications to all floors, convert the cellar to a bedroom, bathroom and laundry on the lower floor plan, modify openings and providing a linking roof on the topmost floor to attic.
<b>Applicant:</b>	Graphio AM

*The following people addressed the meeting in relation to this item:*

- *Michael O'Rourke*
- *George Angelopoulos*

## **DECISION OF THE PANEL**

The Panel supports the findings contained in the Assessment Report and resolves that the application be approved as per the recommendation contained in that report, subject to the following changes:

- Delete condition 14A and allow the applicant to rely on the plan as lodged.
- Change the date in the plans to be approved referenced in the second box of Condition 1 of Attachment A to reflect the year "2019", rather than 2018.
- Add condition to screen upper parapet area to prevent access on the first floor level to avoid potential overlooking to the interior of number 20 and the screen to be a material satisfactory to Council's Group Manager Development Assessment & Regulatory Services.

The decision of the panel was unanimous.

<b>IWLPP717/19 Agenda Item 2</b>	D/2019/99
<b>Address:</b>	13-15 Collins Street, Annandale
<b>Description:</b>	Tree Removal
<b>Applicant:</b>	P Solomon

*The following people addressed the meeting in relation to this item:*

- *The owner of 61 Johnston Street*

## **DECISION OF THE PANEL**

The Panel supports the findings contained in the Assessment Report and endorses the reasons for the approval contained in that Report.

The decision of the panel was unanimous.

<b>IWLPP718/19 Agenda Item 3</b>	DA201800365.01
<b>Address:</b>	64 Cavendish Street, Stanmore
<b>Description:</b>	Review request under Section 8.2 of the Environmental Planning and Assessment Act, 1979 to review Determination No. 201800365 dated 21 December 2018 to demolish an existing garage and rear boundary wall and construct a new garage and associated site and landscape works and install skylights, a new window and roof extension at the rear.
<b>Applicant:</b>	John Kandis

*The following people addressed the meeting in relation to this item:*

- *Maree Delofski OBO 62 Cavendish St Stanmore*
- *John Kandis*
- *Tammy Kandis*

## **DECISION OF THE PANEL**

The Panel adjourned the decision of the matter at 2:40pm

Matter resumed at 2:45pm

The Panel disagrees with the findings contained in the Assessment Report and resolves that the application be **approved** for the following reasons:

- Insert, at the end of Condition 1, after the words “and the following conditions”: the words “subject to the side boundary walls and the rear boundary wall being maintained at the existing height”.
- Insert, as condition 2A (a) “The planter boxes detailed around the rear and south-eastern part of the site are to be deleted from the plans”.
- Separation between new garage and existing building to be increased to 200mm
- Insert, as condition 2A (a) “The change to the bathroom window is not approved as shown on the plans, but the size of the existing bathroom window may be reduced by infilling the bottom pane with brick to match the existing house.”

The decision of the panel was unanimous

<b>IWLPP719/19</b> <b>Agenda Item 4</b>	DAREV/2019/6
<b>Address:</b>	104 Trafalgar Street, Annandale
<b>Description:</b>	Review of Determination: Alterations and additions to a main dwelling and garage/studio
<b>Applicant:</b>	Mrs D Kanelleas

## **DECISION OF THE PANEL**

The Panel supports the findings contained in the Assessment Report and resolves that the application be approved as per the recommendation contained in that report, subject to the following changes:

- Delete condition 6

The decision of the panel was unanimous

<b>IWLPP720/19 Agenda Item 5</b>	D/2019/143
<b>Address:</b>	41 Trafalgar Street, Annandale
<b>Description:</b>	Removal of two trees
<b>Applicant:</b>	Mrs K M Johnson

*The following people addressed the meeting in relation to this item:*

- *Kristin Johnson*

## **DECISION OF THE PANEL**

The Panel disagrees with the findings contained in the Assessment Report and resolves that the application be **approved** subject to the following:

- The tree at the front is to be removed for the reason outlined in the report provided by Taylor Brammer and to be replaced by hedging
- The tree to the rear yard is to remain

The decision of the panel was unanimous

<b>IWLPP721/19 Agenda Item 6</b>	DAREV/2019/2
<b>Address:</b>	86 Terry Street, Rozelle
<b>Description:</b>	Review of refused modification M/2018/72. Consent is sought for numerous internal and external changes, including: new excavation works to create an additional level resulting in a three level rear extension; modifications to the design of the additions including altered roof form; new stair access between the rear yard and carport; and tree removal.
<b>Applicant:</b>	Felicia Whiting

*The following people addressed the meeting in relation to this item:*

- *Rod Adams*

### **DECISION OF THE PANEL**

The Panel supports the findings contained in the Assessment Report and endorses the reasons for the refusal contained in that Report, subject to the following changes:

- Delete reason for refusal number 1

The decision of the panel was unanimous



<b>IWLPP722/19 Agenda Item 7</b>	DAREV/2019/3
<b>Address:</b>	Empire Hotel, 103A Parramatta Road, Annandale
<b>Description:</b>	Review of IWLPP Determination of D/2018/251 which approved alterations and additions to Empire Hotel building, including works to basement to permit use as lounge/bistro, bar and pizza bar plus new below awning signage. Consent is sought to review conditions relating to hours of operation (to allow 3:00am trading Wednesdays to Saturdays), deletion of signage and requirement to upgrade the surrounding footpaths through amendments to proposal, including: deletion of previously proposed basement works and deletion and reduction in size of under-awning signs.
<b>Applicant:</b>	Empire Hotel Annandale

*The following people addressed the meeting in relation to this item:*

- *Jason Perica*
- *Eric Armstrong*
- *Natalie Rumore*

## **DECISION OF THE PANEL**

The Panel supports the findings contained in the Assessment Report and resolves that the application be approved as per the recommendation contained in that report, subject to the following changes:

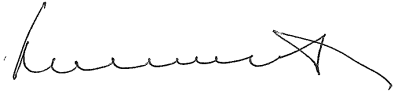
- Amend the first page of the Plan of Management to correct a typographical error and to include a specification on the manner in which food will be provided for patrons until closing time.

Notwithstanding that the proposal includes a variation to some of the applicable local planning controls, the Panel is satisfied that the development is consistent with the objectives of these controls and its impacts can be effectively mitigated by the imposition of appropriate conditions. As such, the Panel considers that approval of the proposal would not be contrary to the public interest.

The decision of the panel was unanimous

**The Inner West Planning Panel Meeting finished at 3:18pm.**

**CONFIRMED:**

A handwritten signature in black ink, appearing to read 'Angus Talbot', with a stylized flourish at the end.

**The Honourable Angus Talbot  
Chairperson  
11 June 2019**