



**INNER WEST  
COUNCIL**

**INNER WEST PLANNING PANEL MEETING**

**8 May 2018**

**MINUTES**

**MINUTES of INNER WEST PLANNING PANEL MEETING** held in the Council Chambers, Leichhardt Town Hall, Norton Street, Leichhardt on 8 May 2018.

Present: The Honourable David Lloyd in the chair; Mr John McInerney; Mr Ian Stapleton; Mr Kenneth Hawke

Staff Present: Development Assessment Manager and Development Support Officer.

Meeting commenced: 2:05 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.

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| <b>IWPP0656/18<br/>Agenda Item 1</b> | <b>10.2017.157.1</b>   |
| <b>Address:</b>                      | 145 Park Avenue<br>Ashfield  |
| <b>Description:</b>                  | Alterations and additions to the existing dwelling house, including: <ul style="list-style-type: none"> <li>• reconfiguration of the ground floor layout and extension of the rear building line by 1.9 metres;</li> <li>• first floor addition at the rear;</li> <li>• re-instatement traditional façade features; and</li> <li>• new front fence.</li> </ul> |
| <b>Applicant:</b>                    | Precision Planning   |

## **DECISION OF THE PANEL**

The Panel consents to the variation to Clause 4.4 – Floor Space Ratio of Ashfield Local Environmental Plan 2013 under the provisions of Clause 4.6 – Exceptions to Development Standards.

Subject to the above, 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 additional condition:

A (1a) Prior to lodging any Construction Certificate application amended plans must be submitted to and approved by Council indicating the following:

- (i) The front fence is to be clearly marked as a timber picket fence;
- (ii) The eastern two storey wall of the new kitchen/dining room wing is to be a blockwork wall with a rendered and painted finish;
- (iii) Details of the proposed parapet on the eastern side of the main wing are to be submitted for Council's approval or alternatively an amended design is to be submitted for a traditional 9 inch parapet with the adjoining property owners consent;
- (iv) A schedule of the finishes and elements to be retained for the front elevation;
- (v) At the folding doors at the northern end of the proposed lounge a transome and operable highlights is to be provided;
- (vi) The ceiling height of the existing front living room is to be shown to be retained at the existing level; and
- (vii) The first floor highlight windows on the western elevation are to have a minimum sill height of 1.6 metres.

The decision of the panel was unanimous.

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| <b>IWPP0657/18</b><br><b>Agenda Item 2</b> | <b>D/2018/29</b>   |
| <b>Address:</b>                            | 2 McKell Street<br>Birchgrove  |
| <b>Description:</b>                        | Ground, first and second floor alterations and additions to existing townhouse and associated works. |
| <b>Applicant:</b>                          | ADA  |

## **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.

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| <b>IWPP0658/18</b><br><b>Agenda Item 3</b> | <b>D/2017/637</b>  |
| <b>Address:</b>                            | 63-65 Pymont Bridge Road<br>Annandale  |
| <b>Description:</b>                        | Alterations and additions to existing warehouse building and change of use to fitness centre with hours of operation of 4:30am-10:00pm Monday to Friday, 5:30am-7:00pm Saturday, and 7:00am-1:00pm Sunday. |
| <b>Applicant:</b>                          | M Wood   |

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

- *Bruce Threlfo*

### **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 additional deferred commencement condition:

1. An updated Plan of Management must be submitted to and approved by Council that includes provisions for the dealing with resident complaints.

The decision of the panel was unanimous.

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| <b>IWPP0659/18</b><br><b>Agenda Item 4</b> | <b>DA201700486</b>   |
| <b>Address:</b>                            | 39-41 Roberts Street<br>St Peters  |
| <b>Description:</b>                        | To consolidate the existing allotments into 1 allotment, demolish existing improvements, remove trees, carry out a Torrens Title subdivision of land into 5 allotments and construct a 2 storey dwelling house on allotments 1 and 5 and a 3 storey dwelling house on allotments 2, 3 and 4. |
| <b>Applicant:</b>                          | Environa Studio  |

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

- *Tone Wheeler*

### **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.

**The Inner West Planning Panel Meeting finished at 2:24pm.**

**CONFIRMED:**



**Adjunct Professor David Lloyd QC,  
Chairperson  
8 May 2018**