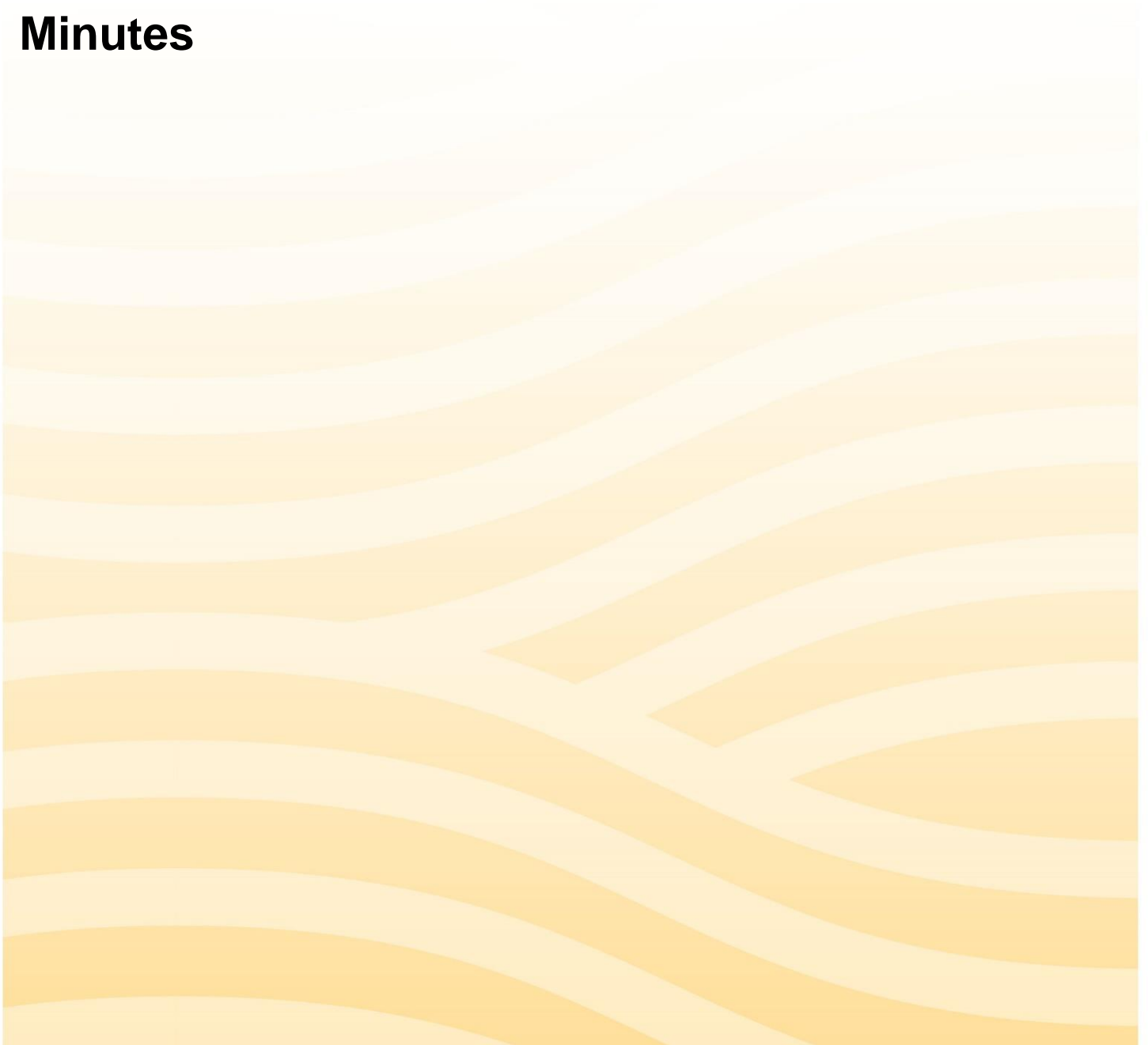




Application Assessment Panel

Tuesday 16 July 2024
3.00pm

Minutes



Application Assessment Panel Minutes

Tuesday 16 July 2024

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Application Assessment Panel Minutes

Tuesday 16 July 2024

Present: Scott Pedder (Director - Planning & Place) (Chair)
 Tom O’Hanlon (Director - Infrastructure & Sustainability)
 Sue Meekin (Director – Corporate Performance)

Staff: Valdis Aleidzans (Senior Assessment Officer)
 Carolyn Nurmi (Governance Officer)

Also in Attendance: Nil

1. Opening

The Chair declared the Application Assessment Panel Meeting of 16 July 2024 open and welcomed Panel members, staff and members of the public who are watching and listening to this meeting.

2. Acknowledgement of Country (Gadigal People and Birrabirragal People)

The Chair read the following Acknowledgement of Country:

I would like to acknowledge that we are here today on the land of the Gadigal and Birrabirragal people, the traditional custodians of the land. On behalf of Woollahra Council, I acknowledge Aboriginal or Torres Strait Islander people attending today and I pay my respects to Elders past, present and emerging.

3. Leave of Absence and Apologies

Nil

4. Late Correspondence

Late correspondence was submitted to the committee in relation to Item D2

5. Disclosures of Interest

Nil

Item No: D1 Delegated to Committee
Subject: **CONFIRMATION OF MINUTES OF MEETING HELD ON 9 JULY 2024**
Author: Sue O'Connor, Governance Officer
File No: 24/118716
Purpose of the Report: The Minutes of the Application Assessment Panel of 9 July 2024 were previously circulated. In accordance with the guidelines for Committees' operations it is now necessary that those Minutes be formally taken as read and confirmed.
Alignment to Delivery Program: Strategy 11.3: Ensure effective and efficient governance and risk management.

(Meekin/O'Hanlon)

Recommendation:

THAT the Minutes of the Application Assessment Panel Meeting of 9 July 2024 be taken as read and confirmed.

ITEM No. D2
FILE No. DA27/2024/1
ADDRESS 5 Vivian Street, Bellevue Hill
PROPOSAL Installation of a new privacy screen to be installed along part of the eastern side boundary

Note: Late correspondence was tabled by Myriad.

Note: Robert Wilcher on behalf of 3 Vivian Street, Bellevue Hill, Objector, Grant Oshby, Owner and Craig Schulman, Planner addressed the Panel.

Reasons for Decision

The application has been assessed within the framework of the matters for consideration under section 4.15 of the Environmental Planning and Assessment Act 1979 and is recommended for refusal because:

- It is considered to be unsatisfactory with planning provisions contained in WLEP 2014 and WDCP 2015;
- It will have adverse effects on the amenity of adjoining properties and/or local built and natural environment such that refusal is justified;
- The site is not suitable for the proposed development; and
- The proposal is not in the public interest.

(O'Hanlon/Meekin)

Resolved: Pursuant to Section 4.16 of the Environmental Planning and Assessment Act 1979

THAT Council, as the consent authority, having considered the application for review of its determination, resolve to maintain its refusal of development consent to Development Application No. 27/2024/1 for installation of a new privacy screen to be installed along part of the eastern side boundary on land at 5 Vivian Street Bellevue Hill, for the following reasons:

1. Visual Intrusion, Bulk, Scale and Form

The proposal would generate unacceptable visual intrusion impacts upon surrounding properties and is of an adverse bulk, scale and form which is contrary to:

- Woollahra LEP 2014: Clause 1.2 – Aims (a), (g), (j) and (l)
- Woollahra LEP 2014: Land Use Table of the R2 Low Density Residential Zone Objective dot point 3 and 4
- Woollahra DCP 2015: Part B1.1.3 – Objectives O1, O3 and O4
- Woollahra DCP 2015: Part B1.8.2 – Objectives O1 and O2
- Woollahra DCP 2015: Part B3.2.3 – Objectives O1, O2, O6 and Control C1
- Woollahra DCP 2015: Part B3.5.1 – Objective O1 and Control C1
- Woollahra DCP 2015: Part B3.5.4 – Objective O2 and Controls C4 and C6

2. Public interest

The proposed development is not in the public interest having regard to the matters set out above.

3. Site Suitability

The subject site is not suitable for the proposed development having regard to the matters set out above.

There being no further business the meeting concluded at 3.23pm

We certify that the pages numbered 1 to 5 inclusive are the Minutes of the Application Assessment Panel Meeting held on 16 July 2024 and confirmed by the Application Assessment Panel on 30 July 2024 as correct.

Chairperson

Secretary of Committee