



INNER WEST LOCAL PLANNING PANEL  
MEETING

**26 MAY 2020**

MINUTES

**MINUTES of INNER WEST LOCAL PLANNING PANEL MEETING** held in the Council Chambers, Leichhardt Town Hall, Norton Street, Leichhardt on Tuesday, 26 May 2020.

Present: Adjunct Professor David Lloyd QC in the chair; Mr David Johnson; Ms Jan Murrell; Ms Kath Roach.

Staff Present: Development Assessment Manager; Team Leader Development Assessment. and Administration Officer.

Meeting commenced: 2:06pm

**\*\* 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>IWLPP857/20 Agenda Item 1</b>	DA201900290
<b>Address:</b>	158-160 Salisbury Road, Camperdown
<b>Description:</b>	Adaptive reuse of an existing warehouse building including 12 multi dwelling housing, 4 apartments and a basement level with 21 car parking spaces.
<b>Applicant:</b>	Mark Mezrani

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

- Bianca Bates
- Mary Thompson
- Sara Deards
- Mark Barrett
- Danny McNamara
- Paul Buljevic

## **DECISION OF THE PANEL**

The Panel deferred the decision of the matter to a closed meeting after the conclusion of the public meeting and informed the speakers that the resolution would be published afterward.

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

B. That the Inner West Local Planning Panel exercising the functions of the Council as the consent authority, pursuant to s4.16 of the Environmental Planning and Assessment Act 1979, grant consent to Development Application No. DA201900290 for the adaptive reuse of an existing warehouse building including 12 multi dwelling housing, 4 apartments and a basement level with 21 car parking spaces at 158-160 Salisbury Road, Camperdown subject to the conditions listed in Attachment A and to be amended as follows:

- Delete the first sentence of condition 6c and transfer the second sentence from this condition and place it at the end of condition 5d.
- Subsequently renumber remaining condition 6d to become 6c as the draft 6c has been deleted.
- Correct the spelling error in condition 20 for *Augsut* to *August*.

The decision of the panel was unanimous.

<b>IWLPP858/20 Agenda Item 2</b>	DA201900391
<b>Address:</b>	20-24 Addison Road, Marrickville
<b>Description:</b>	To carry out demolition of the existing buildings and construction of a 4 storey mixed-use development comprising 21 dwellings and commercial tenancies, with basement parking.
<b>Applicant:</b>	Architecture And Building Works

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

- Gerard Turrisi

## **DECISION OF THE PANEL**

- A. The Panel supports the findings contained in the Assessment Report and endorses the reasons for the approval contained in that Report.
- B. The applicant has made written requests pursuant to Clause 4.6 of the Marrickville Local Environmental Plan 2011 to vary Clauses 4.3 Building height and 4.4 Floor space ratio of the LEP. After considering these requests, and assuming the concurrence of the Secretary, the Panel is satisfied that compliance with the standards is unnecessary in the circumstance of the case and that there are sufficient environmental grounds to support the variations. The proposed development will be in the public interest because the exceedances are not inconsistent with the objectives of the standard and of the zone in which the development is to be carried out.
- C. That the Inner West Local Planning Panel exercising the functions of the Council as the consent authority, pursuant to s4.16 of the Environmental Planning and Assessment Act 1979, grant consent to Development Application No. DA201900391 to carry out demolition of the existing buildings and construction of a 4 storey mixed-use developments comprising 21 dwellings and commercial tenancies, with basement parking at 20-24 Addison Road, Marrickville subject to the conditions listed in Attachment A to the Officer's report.

The decision of the panel was unanimous.

<b>IWLPP859/20 Agenda Item 3</b>	0102019000123.1
<b>Address:</b>	4 Rosemount Avenue, Summer Hill
<b>Description:</b>	Alterations and additions to an existing dwelling.
<b>Applicant:</b>	Ms Janet E Angus

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

- Bernard Boerma
- Paul Williams
- Helen Hughes
- David Rollinson
- Shaun Carter
- Paul Angus
- James Phillips

### DECISION OF THE PANEL

The Panel deferred the decision of the matter to a closed meeting after the conclusion of the public meeting and informed the speakers that the resolution would be published afterward.

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

B. That the Inner West Local Planning Panel exercising the functions of the Council as the consent authority, pursuant to s4.16 of the Environmental Planning and Assessment Act 1979, grant consent to Development Application No. 0102019000123.1 for alterations and additions to an existing dwelling at 4 Rosemount Avenue SUMMER HILL NSW 2130 subject to the conditions listed in Attachment A to the Officer's report and to be amended as follows:

- Correct the spelling error in the first sentence of condition 4 from *principle* to *principal*.
- Insert a new condition 3A **Design Changes** after the heading **General Conditions** to read as follows:

*The upper level pavilion shall have an increased setback from the northern and southern boundary of an additional 500mm.*

C. The additional conditions identified above have been imposed for the following reasons:

- To ensure that the upper pavilion level does not exceed the width of the existing dwelling house.

Amended plans shall be submitted prior to the issuing of the Construction Certificate.

The decision of the panel was unanimous.

<b>IWLPP860/20 Agenda Item 4</b>	D/2019/471
<b>Address:</b>	13 Waratah Street, Leichhardt
<b>Description:</b>	New garage at rear of site and associated works.
<b>Applicant:</b>	BIArchitects, Brad Inwood

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

- *Brad Inwood*

## **DECISION OF THE PANEL**

- A. The Panel supports the findings contained in the Assessment Report and endorses the reasons for the approval contained in that Report.
- B. The applicant has made a written request pursuant to Clause 4.6 of the Leichhardt Local Environmental Plan 2013. After considering the request, and assuming the concurrence of the Secretary, the Panel is satisfied that compliance with the standards is unnecessary in the circumstances of the case and that there are sufficient environmental grounds to support the variations. The proposed development will be in the public interest because the exceedance is not inconsistent with the objectives of the standards and of the zone in which the development is to be carried out.
- C. That the Inner West Local Planning Panel exercising the functions of the Council as the consent authority, pursuant to s4.16 of the Environmental Planning and Assessment Act 1979, grant consent to Development Application No. d/2019/471 for a new garage at rear of site and associated works at 13 Waratah Street, Leichhardt, subject to the conditions listed in Attachment to the Officer's report.

The decision of the panel was unanimous

<b>IWLPP861/20 Agenda Item 5</b>	D/2019/389
<b>Address:</b>	22 Carrington Street, LILYFIELD
<b>Description:</b>	Alterations and additions to existing dwelling-house, new rear deck, rear pergola and associated landscaping works.
<b>Applicant:</b>	Mr D D L Caroly

## **DECISION OF THE PANEL**

- A. The Panel supports the findings contained in the Assessment Report and endorses the reasons for the approval contained in that Report.
- B. The applicant has made written requests pursuant to Clause 4.6 of the Leichhardt Local Environmental Plan 2013 to vary Clause 4.3A (3)(b) Site Coverage and Clause 4.4 Floor Space Ratio of the Leichhardt Local Environmental Plan 2013. After considering the requests, and assuming the concurrence of the Secretary, the Panel is satisfied that compliance with the standards is unnecessary in the circumstance of the case and that there are sufficient environmental grounds to support the variations. The proposed development will be in the public interest because the variations are not inconsistent with the objectives of the standard and of the zone in which the development is to be carried out.
- C. That the Inner West Local Planning Panel exercising the functions of the Council as the consent authority, pursuant to s4.16 of the Environmental Planning and Assessment Act 1979, grant consent to Development Application No. D/2019/389 for alterations and additions to existing dwelling-house, new rear deck, rear pergola and associated landscaping works at 22 Carrington Street, Lilyfield, subject to the conditions listed in Attachment A to the Officer's report.

The decision of the panel was unanimous.

<b>IWLPP862/20 Agenda Item 6</b>	D/2020/12
<b>Address:</b>	42 North Street, Leichhardt
<b>Description:</b>	Conversion of first floor internal void into bedroom.
<b>Applicant:</b>	Mr Corey J Richards Rachel Richards

## **DECISION OF THE PANEL**

- A. The Panel supports the findings contained in the Assessment Report and endorses the reasons for the approval contained in that Report.
- B. The applicant has made written requests pursuant to Clause 4.6 of the Leichhardt Local Environmental Plan 2013 to contravene Clause 4.3A (3)(b) Site Coverage and Clause 4.4 Floor Space Ratio of the Leichhardt Local Environmental Plan 2013.

After considering the requests, and assuming the concurrence of the Planning Secretary, the Local Planning Panel is satisfied that compliance with the development standards is unnecessary in the circumstances of the case and that there are sufficient environmental planning grounds to support the variations. The proposed development will be in the public interest because the proposed variations are not inconsistent with the objectives of the standard and of the zone in which the development is to be carried out.

- C. That the Inner West Local Planning Panel exercising the functions of the Council as the consent authority, pursuant to s4.16 of the Environmental Planning and Assessment Act 1979, grant consent to Development Application No. D/2020/12 for the conversion of first floor internal void into bedroom at 42 North Street, LEICHHARDT NSW 2040, subject to the conditions listed in Attachment A of the Officer's report.

The decision of the panel was unanimous.



The Inner West Planning Panel Public Meeting finished at 3:36pm.

The Inner West Planning Panel Closed Meeting commenced at 3:41pm.

The Inner West Planning Panel Closed Meeting finished at 4:09pm.

**CONFIRMED:**

A handwritten signature in blue ink, appearing to read 'D. A. Lloyd', is written in a cursive style.

**Adjunct Professor David Lloyd QC  
Chairperson  
26 May 2020**