

4. BUSINESS ARISING

4.1 Action items list from previous meeting

Updated Report on Council Officers Report on Effectiveness, Process and Scheduled Timing of the Development Committee - Update on Item 4.2 from previous minutes dated 7 June 2021

Acting Director Technical Services advised the committee that a report is still in progress and is currently reviewing the Act to assess decision making powers of the Development committee.

It was noted that consistent to the Act, Council can delegate powers to a committee based on Council's resolution to allow executive decision-making powers. It was raised that the committee would need to discuss on what topics it would make executive decision-making powers on. A comment was made about keeping the committee as strictly developments and other non-development topics be discussed at an Ordinary Council meeting.

The CEO advised that Officers will be looking into the next level of detail.

5. DCA APPLICATIONS – JUNE 2021

5.1 Lots 2696 & 5644, 194 Stuart Highway – PA2021/0185

Service station with ancillary food premises-cafe / take away

Conditions: Basic Stormwater, Certified Stormwater, Kerb Crossover, Permit to Work within ASTC Road Reserve, Sight lines and other Major development conditions

Acting Director Technical Services informed the committee that this application was resubmitted due to the previous permit being denied an extension by the DCA which has forced the applicant to lodge a new application. Apart from minor additions to landscape there are no major changes to the current application.

It was advised that the applicant's intention for the two proposed service stations was to cater to northbound and southbound traffic. The service station proposed in this application is intended for northbound traffic only. The applicant had previously advised that there would be no provision for a right from Sargent Street heading south. To confirm this, Acting Director Technical Services will be requesting an updated TIA as part of the conditions. It was also observed that the drawings currently show compliance for a line of sight exiting Sargent Street. The committee was informed that these will be determined at the clearance stage.

The committee noted and received the information that was shared.

5.2 Lot 738, 21 Chewings Street – PA2021/0196

Subdivision for the purpose of a unit titles scheme to create 2 units and common property

Conditions: Basic Stormwater, Permit to Work within ASTC Road Reserve

Council's response to the DCA were supported by the committee.

5.3 Lot 4702, 11 Gardenia Court – PA2021/0171

Studio addition to dwelling-single with reduced building setback to side boundary

Conditions: Basic Stormwater, Permit to Work within ASTC Road Reserve

Council's response to the DCA were supported by the committee.

5.4 Lot 7852, 2 St. Andrews Place – PA2021/0123

Carport addition to an existing dwelling-single with reduced building setbacks to front and side boundaries

Conditions: Basic Stormwater, Permit to Work within ASTC Road Reserve, Sight Lines

Council's response to the DCA were supported by the committee.

5.5 Lot 1867, 7 Ewart Place – PA2021/0201

Outbuilding (shed) addition to Dwelling-Single with reduced building setbacks to front and side boundaries

Conditions: Basic Stormwater, Permit to Work within ASTC Road Reserve

Council's response to the DCA were supported by the committee.

6. DCA PERMITS – JUNE 2021 (For Information Only)

6.1 Lot 1902, 22 Pedler Avenue – DP21/0163

Alterations & additions to dwelling-single (infill carport to create garage and construct verandah) with reduced building setbacks to front and side boundaries

6.2 Lot 1365, 11 Ballingall Street – DP21/0047

Construct 2 x 3 bedroom multiple dwellings in a single storey building and retain existing 3 bedroom dwelling

6.3 Lot 7019, 28 Gilbert Place – DP21/0170

Garage addition to the existing dwelling-single with a reduced side setback

6.4 Lot 6234, 12 Rieff Court - DP21/0175

Carport addition to an existing dwelling-single with reduced building setbacks to secondary street and side boundaries

6.5 Lot 5934, 47 Eagle Court - DP21/0121

Outbuilding (shed) addition to existing Dwelling-Single with reduced building setbacks to side and rear boundaries

7. PART 5's ISSUED – JUNE 2021 (For Information Only)

7.1 Lot 3401, 33 Plowman Street – DP20/0170

Shed addition to an existing single dwelling with reduced front and side setbacks

7.2 Lot 3240, 20 Forrest Crescent – DP18/0166

Independent Unit with floor area in excess of 50m²

7.3 Lot 6252, 32 Mallam Crescent – DP19/0315

Shed and carport additions to an existing single dwelling with reduced side and rear building setbacks

8. GENERAL BUSINESS

Nil

9. NEXT MEETING / ADJOURNMENT

12noon Wednesday, 4 August 2021

The Chair declared the meeting adjourned at 12:18 pm

The meeting adjourned at 12:18 pm to resume in Confidential