

Minutes of the Extraordinary Cumberland Local Planning Panel Meeting held at Merrylands Administration Building, 16 Memorial Avenue, Merrylands on Wednesday 22 May 2019.

PRESENT:

The Hon. Paul Stein AM (Chairperson), Brian Kirk, Marjorie Ferguson and Allan Ezzy Am. APM.

IN ATTENDANCE:

Daniel Cavallo, Karl Okorn, Michael Lawani, Sohail Faridy, William Attard, Siva Sivakumar, Nighat Aamir, Clare Burke, Esra Calim, Somer Ammar and Laith Jammal.

NOTICE OF LIVE STREAMING OF COUNCIL MEETING

The Chairperson advised that the Cumberland Local Planning meeting was being streamed live on Council's website and members of the public must ensure their speech to the Panel is respectful and use appropriate language.

The meeting here opened at 11:29a.m.

CONFIRMATION OF MINUTES:

That the Minutes of the Cumberland Local Planning Panel Meeting held on 08 May 2019 and the Extraordinary Cumberland Local Planning Panel Meeting held on 15 May 2019 be adopted.

DECLARATIONS OF INTEREST:

There were no declarations of interest.

ADDRESS BY INVITED SPEAKERS:

The following persons had made application to address the Cumberland Local Planning Panel meeting:

<u>Speakers</u>	<u>Item No. Subject</u>
L.K Wong	ELPP035/19 – 2C Factory Street, Granville
Jie Jiang	ELPP035/19 – 2C Factory Street, Granville
Jack Zhu	ELPP035/19 – 2C Factory Street, Granville
Randa Nassar	ELPP035/19 – 2C Factory Street, Granville
Sheikh Hossein Javaheri	ELPP035/19 – 2C Factory Street, Granville

Megan Kessler	ELPP035/19 – 2C Factory Street, Granville
Alan Mhanna	ELPP035/19 – 2C Factory Street, Granville
Geoff Higgins	ELPP035/19 – 2C Factory Street, Granville
Gerard Turriddi	ELPP035/19 – 2C Factory Street, Granville
Melissa Rodriguez	ELPP035/19 – 2C Factory Street, Granville
Jeanette Dib	ELPP035/19 - 2C Factory Street, Granville
Enayat Hassib	ELPP035/19 - 2C Factory Street, Granville
Matthew Benson	ELPP036/19 – 2/2-6 Peel Street, Holroyd
Allan Caladine	ELPP036/19 – 2/2-6 Peel Street, Holroyd
Julia Finn	ELPP036/19 – 2/2-6 Peel Street, Holroyd
Sheikh Moussab Legha	ELPP036/19 – 2/2-6 Peel Street, Holroyd
Fadi Agha	ELPP036/19 – 2/2-6 Peel Street, Holroyd
Michael Darwiche	ELPP036/19 – 2/2-6 Peel Street, Holroyd

The Chairperson enquired to those present in the Gallery as to whether there were any further persons who would like to address the Panel.

Speakers

Item No. Subject

Ziad Boumelhem ELLO038/19 – 9-11 Lytton Street, Wentworthville

The open session of the meeting here closed at 1:10p.m.

The closed session of the meeting here opened at 1:11p.m.

ITEM EELPP035/19 - DEVELOPMENT APPLICATION FOR 2C FACTORY STREET,
GRANVILLE

RESOLVED:

1. That Development Application 345/2018 2C Factory Street, Granville seeking construction of a place of public worship over two levels of car parking including terrace spaces, offices and reading room to be operated between 8am and 10pm (Monday to Saturday), and between 3pm and 10pm (Sunday) at 2C Factory Street, Granville, be refused, subject to the draft Notice of Determination contained in Attachment 7 of this report as amended by the Panel.

2. The insertion of a new reason for refusal to read as follows:

The site is unsuitable for the proposed development given inadequate provision of car parking and impact upon the local road network (Environmental Planning and Assessment Act, 1979 s4.15(1)(c)).

For: The Hon. Paul Stein AM (Chairperson), Brian Kirk, Marjorie Ferguson and Allan Ezzy Am. APM.

Against: Nil.

ITEM EELPP036/19 - DEVELOPMENT APPLICATION FOR 2/2-6 PEEL STREET,
HOLROYD

RESOLVED:

1. That DA 2018/185 2/2-6 Peel Street, Holroyd be refused for the reasons contained in the draft notice of determination at Attachment 3.

2. That those persons who made a submission are advised of the determination.

For: The Hon. Paul Stein AM (Chairperson), Brian Kirk, Marjorie Ferguson and Allan Ezzy Am. APM.

Against: Nil.

ITEM EELPP037/19 - SECTION 4.55(2) MODIFICATION APPLICATION FOR 181-183
GREAT WESTERN HIGHWAY, MAYS HILL

RESOLVED:

1. That DA 2015/12/3 – 181-183 Great Western Highway, Mays Hill which seeks a modification to the consent enclosing the approved ground floor terrace facing Great Western Highway within an approved shop top housing development be approved pursuant to State Environmental Planning Policy (Affordable Rental Housing) 2009 be approved subject to the conditions within the draft notice of determination provided at Attachment 5.

For: The Hon. Paul Stein AM (Chairperson), Brian Kirk, Marjorie Ferguson and Allan Ezzy Am. APM.

Against: Nil.

Reasons for Decision:

1. The Panel agrees with the Planning Officer's report and sees this modification to deliver a better planning outcome than the original development.

ITEM EELPP038/19 - DEVELOPMENT APPLICATION FOR 9-11 LYTTON STREET,
WENTWORTHVILLE

RESOLVED:

1. That Development Application 2018/486/1 9-11 Lytton Street, Wentworthville, is approved as a Deferred Commencement consent subject to the conditions in Schedule A as amended by the Panel together with the ordinary conditions of consent in Schedule B as amended by the staff.
2. That the applicant be notified of the determination of the application.
3. The insertion of Deferred Commencement Condition 9 in Schedule A be added as follows:

9. Additional Landscaping

A minimum 30% (505 square metres) landscaped area is to be provided on the subject site. This additional landscape area is to comprise the North-Eastern and South-Eastern hard paved common space areas. There is to be a minimum of three large canopy trees located within the rear setback landscaped area to enhance the transition to Lytton Street Park.

For: The Hon. Paul Stein AM (Chairperson), Brian Kirk, Marjorie Ferguson and Allan Ezzy Am. APM.

Against: Nil.

Reasons for Decision:

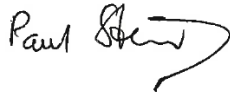
1. The Panel agrees with the Planning Officer's report and has added some additional landscaping to the rear of the site to comply with the requirements of the Holroyd DCP 2013 and to enhance the transition between the site and the park.

The closed session of the meeting here closed at 2:22p.m

The open session of the meeting here opened at 2:28p.m. The Chairperson delivered the Cumberland Local Planning Panel's resolutions to the Public Gallery.

The meeting terminated at 2:28p.m.

Signed:



Chairperson