



Hawkesbury Local Planning Panel Meeting

Date of meeting: 21 April 2022
Location: By audio-visual link
Time: 10:00 a.m.

MINUTES

HAWKESBURY LOCAL PLANNING PANEL MEETING

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Minutes of the Hawkesbury Local Planning Panel Meeting held by Audio-Visual Link, on 21 April 2022, commencing at 10:05am.

ATTENDANCE

Present: Louise Byrne, Expert Member, Alternate Chair
John Brunton, Expert Member
Ian Hunt, Expert Member
Paul Rogers, Community Member

In Attendance: Ms Cristie Evenhuis, Development Services Manager, Hawkesbury City Council
Mr Andrew Johnston, Senior Town Planner, Hawkesbury City Council
Ms Tracey Easterbrook, Administrative Support Coordinator, Hawkesbury City Council

DECLARATIONS OF INTEREST

The chairperson asked the panel if any member needed to declare a pecuniary interest in the items on the agenda. There were no declarations of interest.

All clause 4.10 Code of Conduct declaration forms were submitted by the Panel Members.

ADDRESS BY INVITED SPEAKERS

The chairperson advised that the following people have formally requested to address the panel at the commencement of the consideration of the item.

SPEAKERS	ITEM NO/SUBJECT
Lionel Buckett	Item: 5 CP - DA0196/20 - Lot 3 DP270515, 88B Bulgamatta Road, Berambing - (83531, 14283, 94598)
Roderick Storie	Item: 5 CP - DA0196/20 - Lot 3 DP270515, 88B Bulgamatta Road, Berambing - (83531, 14283, 94598)

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Minutes: 17 March 2022

SECTION 1 – Reports for Determination

Item: 005 CP - DA0196/20 - Lot 3 DP270515, 88B Bulgamatta Road, Berambing - (83531, 14283, 94598)

Previous Item: 003, 17 March 2022 (HLPP)

Directorate: City Planning

The Panel was addressed by Mr Lionel Buckett and Mr Roderick Storie, speaking against the recommendation.

This application: DA0196/20 at 88B Bulgamatta Road, Berambing for the use of two buildings identified as the Enchanted Cave and Treehouse as tourist facilities.

5 RESOLUTION:

PANEL DECISION:

The Panel unanimously resolved that:

The Hawkesbury Local Planning Panel as the consent authority defers determination of this matter for a period of three months (21 July 2022), being Development Application No. DA0196/20 for the use of two buildings identified as the Enchanted Cave and Treehouse as tourist facilities on Lot 3 in DP 270515, known as 88B Bulgamatta Road, Berambing, for the following reasons:

Reasons for Deferment

1. The applicant has requested that the matter be deferred to give him an opportunity to submit a development application for an eco-tourist facility on the subject land that includes use of the buildings subject to DA0196/20.
2. The panel anticipates that council will prepare a report for the panel on the status of any new development application for the subject land.
3. Deferral of the Development Application ensures procedural fairness to the applicant.

The panel members voted on the proposal to defer the application the results of which were as follows:

For the Motion: Louise Byrne, John Brunton, Ian Hunt and Paul Rogers.

Against the Motion: Nil.

Absent: Nil.

The meeting terminated at 12:03pm