

Meeting Date: Tuesday 8 November 2016
Location: Council Chambers, Level 1A, 1 Pope Street, Ryde
Time: 5.00pm

Councillors Present: Councillors Etmekdjian (Chairperson), Laxale, Pendleton and Stott.

Apologies: Nil.

Leave of Absence: Councillor Yedelian OAM.

Absent: Councillors Maggio, Salvestro-Martin and Simon.

Note: In the absence of Councillor Yedelian OAM, the Deputy Chairperson – Councillor Etmekdjian chaired the meeting.

Note: Councillor Laxale arrived at the meeting at 5.01pm.

Staff Present: Acting General Manager , Acting Director – City Strategy and Planning, Acting Director – Corporate and Community Services, Acting Manager – Assessment, Acting Manager – Strategic City, Senior Coordinator – Major Developments, Senior Coordinator – Development Assessment, Senior Town Planner, Planning Consultant (Creative Planning Solutions), Senior Coordinator – Governance, Governance, Risk and Audit Coordinator and Administration Officer – Councillor Support.

DISCLOSURES OF INTEREST

Councillor Pendleton disclosed a Less than Significant Non-Pecuniary Interest in Item 3 – 6 and 10 Clermont Avenue and 7, 8 and 9 Jennifer Street, Ryde (LDA2016/0051), for the reason that some of the people who have made submissions in relation to this matter are known to her.

1 CONFIRMATION OF MINUTES - Meeting held on 11 October 2016

RESOLUTION: (Moved by Councillors Stott and Pendleton)

That the Minutes of the Planning and Environment Committee 8/16, held on 11 October 2016, be confirmed.

Record of Voting:

For the Motion: Unanimous

Note: This is now a resolution of Council in accordance with the Committee's delegated powers.

Minutes of the Planning and Environment Committee No. 9/16, dated 8 November 2016.

2 123 BOWDEN STREET, MEADOWBANK. LOT 4 DP 14964. Local Development Application for demolition and construction of a 7 storey mixed use development containing 1 commercial tenancy, 18 residential units and parking for 27 vehicles. LDA2015/0628.

Note: Jacob Yammine (representing CD Architects on behalf of the applicant) addressed the meeting in relation to this item.

RESOLUTION: (Moved by Councillors Laxale and Stott)

- (a) That LDA No. 2015/628 at 123 Bowden Street, Meadowbank be approved subject to the conditions in the **ATTACHED** conditions (Attachment 1).
- (b) That the persons who made submissions be advised of Council's decision.

Record of Voting:

For the Motion: Unanimous

Note: This is now a resolution of Council in accordance with the Committee's delegated powers.

3 6 AND 10 CLERMONT AVENUE AND 7, 8 AND 9 JENNIFER STREET, RYDE - LOT Y & X IN DP 418160 AND LOTS 7, 8 & 9 DP 28069. Development Application – Demolition including tree removal; staged construction of seniors housing development comprising a residential care facility and in-fill self-care housing over basement parking. LDA2016/0051.

Note: Councillor Pendleton disclosed a Less than Significant Non-Pecuniary Interest in this Item for the reason that some of the people who have made submissions in relation to this matter are known to her.

Note: Kevin Page (objector), Shane Bisset (objector), Tony Catalano (objector) and Steve Gordon (owner) and James Brooks (applicant), addressed the meeting in relation to this Item.

Note: Documentation dated 8 November 2016 (including aerial maps and photographs) from Mr Page was tabled in relation to this Item and a copy is ON FILE.

Note: Documentation and three (3) photographs from Mr Catalano were tabled in relation to this Item and a copy is ON FILE.

RECOMMENDATION: (Moved by Councillors Laxale and Pendleton)

That consideration of this matter be deferred until the first Planning and Environment Committee Meeting in 2017 to allow for a mediation to occur between the applicant and the objectors who addressed the Planning and Environment Committee Meeting on the 8 November 2016.

Record of Voting:

For the Motion: Unanimous

Note: This matter will be dealt with at the Council Meeting to be held on **22 NOVEMBER 2016** as substantive changes were made to the published recommendation.

4 FOOD TRUCK TRIAL

RESOLUTION: (Moved by Councillors Stott and Laxale)

- (a) That a 12 month Food Truck trial is conducted within the City of Ryde, commencing 1 January 2017 with an exclusion radius of 100 metres of an existing food business.
- (b) That there is no approval fee applied to operate food trucks for the period of the trial. Noting that fees will apply for inspection services as per the *City of Ryde – Fees and Charges 2016/17 and 2017/18*.
- (c) That the City of Ryde will recognise inspection reports issued by other Councils within the past three months.
- (d) That the outcomes of the trial be reported back to Council in February 2018.

Record of Voting:

For the Motion: Unanimous

Note: This is now a resolution of Council in accordance with the Committee's delegated powers.

The meeting closed at 6.18pm.

CONFIRMED THIS 6TH DAY OF DECEMBER 2016.

Chairperson