

Panel Members

Chairperson	Donna Rygate
Panel Experts	Grant Christmas Linda McClure
Community Representative/s	David Kitson

Central Coast Council Staff Attendance

Janice Wheeler	Senior Development Planner (North)
Mark Dowdell	Principal Development Assessment Engineer Development Engineering
Rachel Callachor	Meeting Support Officer

The Chairperson, Donna Rygate, declared the meeting open at 3:06pm

A Supplementary Report was provided to the Local Planning Panel on 12 January 2022, as per request at the Panel meeting of 24 June 2021 where the matter was deferred.

The Local Planning Panel members considered the supplementary report, submissions and supporting documents for DA/530/2019 - 2 & 11 Bryant Drive Tuggerah - Mixed Use Development comprising Specialised Retail Premises, Signage and Food and Drink Premises.

Apologies

The Panel noted that no apologies had been received.

1.1 Disclosures of Interest

The Panel Members confirmed that declaration forms lodged for the 24 June 2021 meeting were still current and no conflicts had been identified.

The Local Planning Panel meeting concluded at 3:34pm.

2.1 Supplementary Report - DA/530/2019 - 2 & 11 Bryant Drive Tuggerah - Mixed Use Development comprising Specialised Retail Premises, Signage and Food and Drink Premises - (Agenda Item 4.1 Local Planning Panel meeting 24 June 2021)

Site Inspected	Yes
Relevant Considerations	As per Council assessment report and supplementary assessment report
Material Considered	<ul style="list-style-type: none">• Documentation with application• Council assessment report, 24 June 2021• Supplementary assessment report and documentation, 12 January 2022• 5 Submissions
Council Recommendation	Approval
Panel Decision	<ol style="list-style-type: none">1 That the additional information be considered in the Panel's determination of the application.2 That the Local Planning Panel grant consent to DA/530/2019 Mixed Use Development comprising Specialised Retail Premises, Signage and Food and Drink Premises on 2 & 11 Bryant Drive Tuggerah, subject to the conditions detailed in the schedule attached to the report and having regard to the matters for consideration detailed in Section 4.15 of the Environmental Planning and Assessment Act.3 That Council advise those who made written submissions of the Panel's decision.4 That the Council advise relevant external authorities of the Panel's decision
Reasons	<ol style="list-style-type: none">1 The application was re-notified to surrounding properties and three additional submissions were received. The applicant has submitted a Water Cycle Management Plan Addendum Letter (Revision C) in response to the issues raised, and Council has met with submitters.2 The additional stormwater measures proposed by the applicant are further revised via conditions of consent to ensure an adequate storm water management outcome at the interface with adjoining properties. A detailed explanation of the calculation of s7.11 contributions has been

provided and the recommended condition of consent has been revised.

The original assessment report, which was considered by the Panel on 24 June 2021, and the supplementary report, have had regard to the matters for consideration of Section 4.15 of the *Environmental Planning & Assessment Act 1979* and all relevant instruments, plans and policies. The potential constraints of the site have been assessed and it is considered that the site is suitable for the proposed development.

Votes

The decision was unanimous