

# DEVELOPMENT RESOLUTION COMMITTEE

THURSDAY 22 MAY 2003

Meeting No. 1/03



MINUTES of a Meeting of the Development Resolution Committee held in the Reception Room, Sydney Town Hall, on Thursday 22 May 2003 commencing at 2.25 pm.

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## PRESENT

The Lord Mayor of Sydney, Councillor Lucy Turnbull  
(Chair)

Mr John Kass (nominee of the General Manager, City of Sydney)  
Mr Neil Bird, AO (Adviser)

The Director City Development and Projects was also present.

## Order of Business

The Development Resolution Committee agreed that the order of business be altered, such that the agenda items be dealt with in the following order:

5. Section 82A Review Application: 96 Wigram Road, Glebe
4. Development Application: 18 Wigram Road, Glebe
3. Development Application: 15-19 Onslow Avenue, Elizabeth Bay (Elizabeth Bay Gardens)
2. Development Application: 117A Macleay Street, Sydney
1. Applications Transferred from Leichhardt and South Sydney Councils (“The Backlog”) - Status and Way Forward.

The meeting of the Development Resolution Committee concluded at 3.55 pm.

The Development Resolution Committee **resolved** as follows -

**ITEM 1. APPLICATIONS TRANSFERRED FROM LEICHHARDT AND SOUTH SYDNEY COUNCILS (“THE BACKLOG”) - STATUS AND WAY FORWARD**

Note - This matter was not considered prior to the conclusion of the meeting of the Development Resolution Committee on 22 May 2003 and will be considered at the next meeting of the Committee.

**ITEM 2. DEVELOPMENT APPLICATION: 117A MACLEAY STREET, SYDNEY (U03-00248)**

Note - This matter was not considered prior to the conclusion of the meeting of the Development Resolution Committee on 22 May 2003 and will be considered at the next meeting of the Committee.

**ITEM 3. DEVELOPMENT APPLICATION: 15-19 ONSLOW AVENUE, ELIZABETH BAY (ELIZABETH BAY GARDENS) (U02-01001)**

**Resolved -**

That arising from consideration of a report by the Specialist Planner to the Development Resolution Committee on 22 May 2003 in relation to Development Application U02-01001 made by Martin & Spork Pty Ltd for the site at 15-19 Onslow Avenue Elizabeth Bay, for the construction of a steel fence along the northern boundary of the property, it be resolved that consent be granted to the development application, subject to -

- (A) the fence being painted a dark colour, such colour to be determined in consultation with the Owners Corporation of “Meudon”, 13 Onslow Avenue, Elizabeth Bay;
- (B) the height of the fence panels 3 and 4 (as viewed from the street) being reduced by approximately 50 per cent to provide an appropriate transitional stepping up of the fence when viewed from Onslow Avenue;
- (C) the costs of adjusting the fence height and painting of the fence being borne by the body corporate of Elizabeth Bay Gardens;

- (D) the final details of the approved profile of the fence and the proposed colour being provided to the Director City Development and Projects;
- (E) further appropriate conditions of consent as determined by the Director City Development and Projects.

Carried.

Note - Mr William Grounds, Mr Philip Martin and Mr Paul Veron addressed the meeting of the Development Resolution Committee on Item 3.

**ITEM 4. DEVELOPMENT APPLICATION: 18 WIGRAM ROAD, GLEBE (L/03/00148)**

**Resolved -**

That arising from consideration of a report by the Specialist Planner to the Development Resolution Committee on 22 May 2003 in relation to Development Application L/03/00148 made by Red eighteen design for the site at 18 Wigram Street, Glebe, for alterations and additions to a terrace building and the erection of a carport, it be resolved that “deferred commencement” consent be granted subject to -

- (A) the applicant submitting, within 30 days, amended plans for a more sympathetic form for the attic rooftop addition, which is to be set back from both boundaries a minimum of 900mm and set below the ridge in the order of 300mm (and appropriate treatment of the rear openings to appear as more traditional windows); and
- (B) further appropriate conditions of consent as determined by the Director City Development and Projects, taking into consideration the conditions shown at Attachment A to the subject report.

Carried.

Note - Ms Linda Johnson, Ms Sharon Bodell and Mr Trevor Fowler addressed the meeting of the Development Resolution Committee on Item 4.

**ITEM 5. SECTION 82A REVIEW APPLICATION: 96 WIGRAM ROAD, GLEBE (L2001/585)**

**Resolved -**

That arising from consideration of a report by the Area Planning Manager to the Development Resolution Committee on 22 May 2003 in relation to a Section 82A Review of Determination application made by C and P Vaughan regarding Development Application L2001/585 for the site at 96 Wigram Road, Glebe, for alterations and additions to a dwelling, it be resolved that:

- (A) the Development Resolution Committee recommend to the Central Sydney Planning Committee that:
- (i) the maximum residential floor space ratio requirement of Clause 19 (2) and the minimum landscaped area requirement of Clause 19 (3) of Leichhardt Local Environmental Plan 2000 be varied as the two objections pursuant to State Environmental Planning Policy No. 1 relating to the respective development standards are well founded and strict compliance with the development standards are unreasonable and unnecessary in the circumstances of the case;
  - (ii) pursuant to the provisions of Section 82A of the Environmental Planning and Assessment Act 1979, the Central Sydney Planning Committee change the determination of the above Development Application by the granting of consent subject to the conditions as detailed in the subject report;
- (B) it be noted that the carport, shown on the diagram at Attachment F to the subject report, does not form a part of the subject application.

Carried.

Note - Ms Ann Finnegan, Mr Zane Danesi, Mr Craig Vaughan and Ms Patricia Vaughan addressed the meeting of the Development Resolution Committee on Item 5.