

**MINUTES OF CITY OF MOUNT GAMBIER
COUNCIL ASSESSMENT PANEL
HELD AT THE COMMITTEE ROOM, LEVEL 1, CIVIC CENTRE, 10 WATSON TERRACE,
MOUNT GAMBIER
ON THURSDAY, 21 NOVEMBER 2019 AT 5.45 P.M.**

PRESENT: Presiding Member Ian Von Stanke, Cr Paul Jenner, Mr Mark Teakle, Mr Peter Seeböhm.

OFFICERS IN ATTENDANCE:	Chief Executive Officer Manager Development Services Senior Planning Officer Planning Officer	<ul style="list-style-type: none">- Mr A Meddle- Mrs T Tzioutziouklaris- Mr S Wiseman- Mrs E Ruffin
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1 ACKNOWLEDGEMENT OF COUNTRY

WE ACKNOWLEDGE THE BOANDIK PEOPLES AS THE TRADITIONAL CUSTODIANS OF THE LAND WHERE WE MEET TODAY. WE RESPECT THEIR SPIRITUAL RELATIONSHIP WITH THE LAND AND RECOGNISE THE DEEP FEELINGS OF ATTACHMENT OUR INDIGENOUS PEOPLES HAVE WITH THIS LAND.

2 APOLOGY(IES)

Nil

3 CONFIRMATION OF MINUTES

COMMITTEE RESOLUTION

Moved: Cr Paul Jenner

Seconded: Peter Seeböhm

That the minutes of the Council Assessment Panel meeting held on 17 October 2019 be confirmed as an accurate record of the proceedings of the meeting.

CARRIED

4 INVITEES

- Mr Frank Brennan, on behalf of the Applicant spoke in relation to Item 5.1, DA 381/0220/2019 at 5.53 p.m.
- Ms Anne Bierwirth, the Representor spoke in relation to Item 5.1, DA 381/0220/2019 at 5.50 p.m.
- Mr Frank Brennan, on behalf of the Applicant spoke in relating on Item 5.2, DA 381/0246/2019 at 6.00 p.m.



5 REPORTS

5.1 8 WEHL STREET NORTH, MOUNT GAMBIER

COMMITTEE RESOLUTION

The Council Assessment Panel moved:

1. That Council Assessment Panel Report No. AR19/59030 titled '8 Wehl Street North, Mount Gambier' as presented on 21 November 2019 be noted.
2. Having regard to the provisions of the relevant Development Plan and all supporting documentation, Development Plan Consent be granted upon receipt of concurrence from the State Commission Assessment Panel subject to the following Conditions (and including any SCAP conditions that may be applicable):
 1. The development shall be carried out in accordance with the plan/s as approved by the Council and with the Conditions of Approval.
 2. Provision shall be made for all loading and unloading of goods on the subject land.
 3. All commercial wastes accumulated on the allotment shall be removed on a regular basis to the reasonable satisfaction of Council.
 4. The building/s and surroundings shall be maintained in a state of good repair and tidy condition at all times.
 5. The use of the property shall not create a nuisance and/or disturbance for any person/s and/or property in the immediate area.
3. The Applicant and Owner be advised that the reasons for Council's Condition of Consent are:
 - (a) To ensure orderly and proper development
 - (b) It is not at serious variance with Council's Development Plan

CARRIED

Mr Mark Teakle declared a Conflict of Interest in relation to the next Item, left the room at 5.57 p.m. and did not take part in the discussion or the hearing of the Applicant relating to this item.

5.2 29 FERRERS STREET, MOUNT GAMBIER

COMMITTEE RESOLUTION

The Council Assessment Panel moved:

1. That Council Assessment Panel Report No. AR19/59211 titled '29 Ferrers Street, Mount Gambier' as presented on 21 November 2019 be noted.
2. Having regard to the provisions of the relevant Development Plan and all supporting documentation, Development Plan Consent be granted upon receipt of concurrence from the State Commission Assessment Panel subject to the following Conditions (and including any SCAP conditions that may be applicable):
 1. The development shall be carried out in accordance with the plan/s as approved by the Council and with the Conditions of Approval.
 2. Provision shall be made for all loading and unloading of goods on the subject land.



3. All commercial wastes accumulated on the allotment shall be removed on a regular basis to the reasonable satisfaction of Council.
 4. The building/s and surroundings shall be maintained in a state of good repair and tidy condition at all times.
 5. The use of the property shall not create a nuisance and/or disturbance for any person/s and/or property in the immediate area.
 6. The car parking and driveway areas and footpath crossover as shown on the plan/s approved by Council, shall be graded, paved and sealed with bitumen or other similar material and maintained in a useable condition at all times.
3. The Applicant and Owner be advised that the reasons for Council's Condition of Consent are:
- (a) To ensure orderly and proper development
 - (b) It is not at serious variance with Council's Development Plan

CARRIED

Mr Mark Teakle returned to the meeting at 6.18 p.m.

5.3 11 BLACKWOOD STREET, MOUNT GAMBIER

COMMITTEE RESOLUTION

The Council Assessment Panel moved:

1. That Council Assessment Panel Report No. AR19/59827 titled '11 Blackwood Street, Mount Gambier' as presented on 21 November 2019 be noted.
 - (a) The Applicant and Owner be advised that having regard to the Development Plan and all supporting documentation, the proposed development is considered not to be at serious variance with Council's Development Plan and is granted Development Plan Consent (subject to the concurrence of the State Commission Assessment Panel (SCAP) along with any additional condition/s applied), with the following conditions;
 - (i) The development shall be carried out in accordance with the Plan/s as approved by Council and maintained thereafter.
 - (ii) The building and surrounds shall not be used for purposes other than those approved by Council
 - (iii) The car parking and driveway areas and footpath crossover, forward of the proposed office and warehouse building, as shown on the plan/s approved by Council, shall be graded, paved and sealed with bitumen or other similar material and line-marked and maintained in usable conditions at all times. The rear yard shall be satisfactorily graded and surfaced so as to ensure maximum dust suppression at all times.
 - (iv) The footpath crossover area/s shall be construed in accordance with Council Policy F175 – Footways & Crossovers
 - (v) Direction signs for traffic shall be placed on the site of the proposed development
 - (vi) Provision shall be made for the onsite disposal of storm water and surface drainage.
 - (vii) Landscaping shall be established in accordance with the Plan approved by Council, shall incorporate the use of established plants and shrubs, and shall be



maintained in good health and condition at all times.

- (viii) The hours of operation of the business and use of the property shall not create a nuisance and/or disturbance for any person/s and/or property in the immediate area.

2. The Applicant and Owner be advised that the reasons for Council's Condition of Consent are:
1. To ensure orderly and proper development.
 2. To maintain the amenity of the locality
 3. The approved development is considered not to be at serious variance with the Council's Development Plan

CARRIED

5.4 37 JOHN POWELL DRIVE, MOUNT GAMBIER

COMMITTEE RESOLUTION

The Council Assessment Panel moved:

1. That Council Assessment Panel Report No. AR19/60399 titled '37 John Powell Drive, Mount Gambier' as presented on 21 November 2019 be noted.
2. The Applicant and Owner be advised that having regard to the Development Plan provisions and all supporting documentation, the proposed development is not considered to be at serious variance with the Council's Development Plan, and the applicant be granted Development Plan Consent subject to the following conditions;
 - (a) The development shall be carried out in accordance with the Plan/s as approved by Council, and maintained thereafter.
 - (b) The garage shall only be used for purposes associated with the residential land use of the subject property
3. The applicant and owner be advised of the following reasons for Council's conditions of approval;
 - (a) The development is not seriously at variance with the provisions of the Council Development Plan.
 - (b) To promote orderly and proper development.
 - (c) To maintain the amenity of the location in which the subject land is situated.

CARRIED

6 MOTIONS WITHOUT NOTICE

Nil

7 MEETING CLOSE

Cr Paul Jenner left the meeting at 6.28 p.m. and did not return.



The Meeting closed at 6.30 p.m.

The minutes of this meeting were confirmed at the Council Assessment Panel held on 19 December 2019.

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PRESIDING MEMBER

