

## MINUTES OF THE DEVELOPMENT COMMITTEE

**Meeting Date:** Tuesday, 14 March 2017  
**Location:** Council Chambers, City Administrative Building, Bridge Road, Nowra  
**Time:** 5:01pm

The following members were present:

Clr Patricia White - Chairperson  
Clr Amanda Findley  
Clr Joanna Gash  
Clr John Wells  
Clr John Levett  
Clr Nina Cheyne  
Clr Annette Alldrick  
Clr Kaye Gartner  
Clr Andrew Guile – arrived 5.04pm  
Clr Mitchell Pakes  
Clr Bob Proudfoot  
Mr Russ Pigg - General Manager

### Apologies / Leave of Absence

Apologies received from Clr Watson and Clr Kitchener

### Confirmation of the Minutes

**RESOLVED** (Clr Cheyne / Clr Gartner) MIN17.179

That the Minutes of the Development Committee held on Tuesday 14 February 2017 be confirmed.

CARRIED

## DEPUTATIONS AND PRESENTATIONS

### DE17.20 – Subdivision Controls in Greenwell Point - Legal Advice and Policy Direction

Mr Anthony Barthelmiss addressed the Committee speaking against the recommendation

Note: Clr Guile arrived 5.04pm during the Deputation.

**DE17.22 – Future Potential Subdivision within the R2 Zone Hyams Beach**

Mr Lee Carmichael addressed the Committee speaking against the recommendation

Mrs Vicki Fortescue addressed the Committee speaking for the recommendation

**DE17.23 Development Application – Parson St Ulladulla – Proposed Lot 15 in Subdivision of Lot 3 DP 746228 and Lots 5 & 6 DP 805221**

Jan Gregory, President of the Ulladulla Forum addressed the Committee speaking against the recommendation

Mr Tony Blazek addressed the Committee speaking for the recommendation

**REPORTS**

**DE17.20 Subdivision Controls in Greenwell Point - Legal Advice and Policy Direction**

**HPERM Ref:  
D17/28315**

**Recommendation (Item to be determined under delegated authority)**

That Council:

1. Form a position on development controls relating to flood risk management in Greenwell Point by selecting **Option 1 or 2**; and,
2. Undertake a review of the Lower Shoalhaven River Flood Risk Management Plan, Shoalhaven Local Environmental Plan 2014 and Chapter G9 of Shoalhaven Development Control Plan 2014 as required by this Interim Policy position.

**RESOLVED** (Clr Pakes / Clr Guile)

MIN17.180

1. Not provide additional development restrictions in Greenwell Point and consider each development application on its merit in accordance with the provisions of Shoalhaven LEP 2014 and Shoalhaven DCP 2014; and
2. Undertake a review of the Lower Shoalhaven River Flood Risk Management Plan, Shoalhaven Local Environmental Plan 2014 and Chapter G9 of Shoalhaven Development Control Plan 2014 as required by this Interim Policy position.

FOR: Clr White, Clr Gash, Clr Wells, Clr Levett, Clr Alldrick, Clr Guile, Clr Pakes, Clr Proudfoot and Russ Pigg

AGAINST: Clr Findley, Clr Cheyne and Clr Gartner

CARRIED

**DE17.21 Restaurants and Cafes - A new interim restaurant authorisation system for liquor licences**

**HPERM Ref:  
D17/43541**

**Recommendation (Item to be determined under delegated authority)**

That this report be noted for information.

**RESOLVED** (Clr Findley / Clr Wells)

MIN17.181

That the report regarding Restaurants and Cafes – A New interim restaurant authorisation system for liquor licenses be received for information.

CARRIED

**DE17.22 Future Potential Subdivision within the R2 Zone Hyams Beach**

**HPERM Ref:  
D17/46796**

**Recommendation (Item to be determined under delegated authority)**

That:

1. Council note the findings of this report; and
2. Confirm the variations to the minimum lot size proposed in development application SF10534, as modified, not be supported and the application be determined under delegated authority.

**RESOLVED** (Clr Guile / Clr Gash)

MIN17.182

That under delegated authority from Council, the Committee:

1. Note the findings of this report; and
2. Confirm the variations to the minimum lot size proposed in development application SF10534, as modified, be supported.

FOR: Clr Findley, Clr White, Clr Gash, Clr Wells, Clr Cheyne, Clr Alldrick, Clr Guile, Clr Pakes and Clr Proudfoot

AGAINST: Clr Levett, Clr Gartner and Russ Pigg

CARRIED

**DE17.23 Development Application – Parson St Ulladulla – Proposed Lot 15 in Subdivision of Lot 3 DP 746228 and Lots 5 & 6 DP 805221**

**HPERM Ref:  
D17/50496**

**Recommendation (Item to be determined under delegated authority)**

That Council:

1. Confirm that it supports the proposed height variation to the 7.5m height limit and allow the increase sought;
2. Refer the application back to staff for determination by delegation;
3. That a review of the 7.5m building heights in this part of the town centre be included in any future review of DCP2014 Chapter S8 – Ulladulla Town Centre

**RESOLVED** (Clr Wells / Clr Findley)

MIN17.183

That Council:

1. Confirm that it supports the proposed height variation to the 7.5m height limit and allow the increase sought;
2. Refer the application back to staff for determination by delegation;
3. That a review of the 7.5m building heights in this part of the town centre be included in any future review of DCP2014 Chapter S8 – Ulladulla Town Centre
4. Any review of the DCP in the near future be limited to South of Deering Street and the R3 zone.

FOR: Clr Findley, Clr White, Clr Gash, Clr Wells, Clr Levett, Clr Cheyne, Clr Gartner, Clr Pakes and Russ Pigg

AGAINST: Clr Alldrick, Clr Guile and Clr Proudfoot

CARRIED

There being no further business, the meeting concluded, the time being 7.09pm.

Clr White  
CHAIRPERSON