



northern  
beaches  
council

# MINUTES

## DEVELOPMENT DETERMINATION PANEL MEETING

TUESDAY 1 DECEMBER 2020

## Minutes of a Meeting of the Development Determination Panel

### ATTENDANCE:

#### Panel Members

Peter Robinson (Chairperson)	Executive Manager Development Assessment
Lashta Haidari	Acting Manager, Development Assessment
Neil Cocks	Manager, Strategic & Place Planning

## **1.0 APOLOGIES AND DECLARATIONS INTEREST**

Nil

### **3.5 DEVELOPMENT DETERMINATION PANEL REPORTS**

#### **3.5 DA2020/0432 - 9-11 BIRDWOOD AVENUE, COLLAROY - CONSTRUCTION OF A SENIORS HOUSING OR HOUSING FOR PERSONS WITH A DISABILITY AND STRATA SUBDIVISION**

##### **PROCEEDINGS IN BRIEF**

The Panel viewed the site and the surrounds.

The Panel were addressed by a representative of the applicant.

The item was deferred to receive amendments to the design in relation to a reduction in the finished floor levels, to create a recess in the rear of the building to break up the long elevation of the rear of the building form and to confirm path of travel requirements for residents to a bus stop.

Details were submitted which the Panel are satisfied with subject to the following:

- Landscaping along the rear boundary to be of species which have a maximum mature height of 2.5 metres.
- A tree to be planted in the recess of the building at the rear which will have a minimum mature height of 4 metres.

The Panel concurred with the Officer's assessment report, supplementary memo and recommendation.

##### **STATEMENT OF REASON**

The proposal generally satisfies the relevant strategy, objectives and provisions of Warringah LEP 2011 and the Warringah DCP 2011 subject to conditions.

##### **COMMUNITY CONSULTATION**

Issues raised in the submission have been taken into account in the report.

##### **DECISION ON DEVELOPMENT APPLICATION**

THAT Council as the consent authority **approve** Development Consent to DA2020/0432 for construction of a Seniors Housing or Housing for Persons with a Disability and Strata Subdivision on land at Lot 1 DP 847020, 9-11 Birdwood Avenue, Collaroy, subject to the conditions outlined in the Assessment Report and supplementary memo.

Vote: 3/0 – determined on 9 December 2020

This is the final page of the Minutes comprising 5 pages  
numbered 1 to 5 of the Development Determination Panel meeting  
held on Tuesday 1 December 2020.