



## COUNCIL ASSESSMENT PANEL

### NOTICE OF MEETING

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To: **Presiding Member:** Geoff Parsons

**Members**

Ross Bateup  
David Brown  
Paul Mickan  
John Kemp

Notice is hereby given that the next meeting of the Council Assessment Panel will be held on:

**Wednesday 12 May 2021**  
**The Stirling Conference Room, 63 Mt Barker Road, Stirling**  
**at 6.00pm**

Meetings of the Council are open to the public and interested members of this community are welcome to attend.

A handwritten signature in black ink that reads 'Deryn Atkinson'.

**Deryn Atkinson**  
**Assessment Manager**  
**5 May 2021**



## **COUNCIL ASSESSMENT PANEL**

### **AGENDA FOR MEETING**

**Wednesday 12 May 2021**

**6:00pm**

**The Stirling Conference Room, 63 Mt Barker Road, Stirling**

### **ORDER OF BUSINESS**

#### **1. COMMENCEMENT**

#### **2. OPENING STATEMENT**

“Council acknowledges that we meet on the traditional lands and waters of the Peramangk and Kaurna people. We pay our respects to Elders past, present and emerging as the Custodians of this ancient and beautiful land. Together we will care for this country for the generations to come.”

#### **3. APOLOGIES/LEAVE OF ABSENCE**

3.1 Apologies

3.2 Leave of Absence

#### **4. PREVIOUS MINUTES**

Confirmation of the Minutes of the previous meeting held on Wednesday 14 April 2021

#### **5. PRESIDING MEMBER’S REPORT**

#### **6. DECLARATION OF INTEREST BY MEMBERS OF THE PANEL**

#### **7. MATTERS LYING ON THE TABLE/MATTERS DEFERRED**

7.1 Matters Lying on the Table  
Nil

7.2 Matters Deferred

7.2.1 **Development Application 20/1302/473 by Bridgewater Inn for alterations & additions to commercial premises (hotel) including a deck (maximum height 3.5m), associated earthworks & change to licensed area plan at 387 Mount Barker Road, Bridgewater**

Deferred from meeting 14 April 2021

*“That a decision on the matter be deferred to seek the following further information and amended conditions in relation to:*

- 1) *Noise from patrons and music/entertainment;*
- 2) *Landscaping;*
- 3) *Waste Management;*
- 4) *Proposed Licensed Area Plan/s;*
- 5) *Numbers of patrons and hours of operation in the areas proposed to be altered, both indoors and outdoors; and*
- 6) *Further consideration of the adequacy of the car parking for the capacity of the premises”.*

**8. DEVELOPMENT ASSESSMENT APPLICATIONS – DEVELOPMENT ACT**

8.1 **Development Application 20/1198/473 by Sasha & Gary Holland for two storey detached dwelling, deck (maximum height 4.12m), combined fence & retaining walls (maximum height 3.4m), swimming pool & associated barriers, masonry fence, associated earthworks & landscaping at 9 Braemar Terrace, Stirling – Damon Huntley**

8.1.1 Representations

<b>Name of Representor</b>	<b>Address of Representor</b>	<b>Nominated Speaker</b>
Jennifer Elsom	10 Braemar Terrace, Stirling	Personally
Susette Cook & Steven Marshall	1 Ridge Road, Stirling	Personally
Una Walker	6 Braemar Terrace, Stirling	Paola Dal Pozza
Kerry Jarvis & Christopher Lemm	3 Ridge Road, Stirling	Christopher Lemm

The applicants and their representative, Phil Harnett (URPS), may be in attendance.

8.1.2 Decision of the Panel

- 8.2 **Development Application 19/859/473 by Troy Searle for domestic outbuilding, freestanding carport, retaining walls (maximum height 1.2m), 2 x 22,500L water tanks and associated earthworks at 22 Banksia Drive, Bridgewater – Sarah Davenport**

8.2.1 Representations

<b>Name of Representor</b>	<b>Address of Representor</b>	<b>Nominated Speaker</b>
Kelly & Callum Cameron	24 Shannon Court Bridgewater	Darren Starr Leading Edge Town Planners
Ian Richard Kelly	22 Shannon Court Bridgewater	Ian Richard Kelly

The applicant, or representative, may be in attendance.

8.2.2 Decision of the Panel

- 8.3 **Development Application 21/48/473 by Peter Corner for two storey dwelling alterations & additions, deck (maximum height 2.5m), in-ground swimming pool & associated barriers, retaining walls (maximum height 1m) and associated earthworks at 8 Carroll Road, Heathfield – Ashleigh Gade**

8.3.1 Representations

<b>Name of Representor</b>	<b>Address of Representor</b>	<b>Nominated Speaker</b>
Paul Good	10 Carroll Road, Heathfield	Personally

The applicant, or representative, may be in attendance.

8.3.2 Decision of the Panel

- 8.4 **Development Application 21/60/473 by Ryan & Rebeka Probert for single storey detached dwelling, two water tanks (22,500L) & associated earthworks and change of use of existing dwelling to domestic outbuilding at 44 Orana Drive, Mylor – Sarah Davenport**

8.4.1 Representations  
Nil

The applicant, or representative, may be in attendance.

8.4.2 Decision of the Panel

- 8.5 **Development Application 20/1332/473 (20/D061/473) by Andrew Granger for land division – boundary realignment (2 into 2) (non-complying) at 200 & 204 Institute Road, Montacute – Damon Huntley**

- 8.5.1 Representations  
Nil

The applicant, or representative, may be in attendance.

- 8.5.2 Decision of the Panel

**9. DEVELOPMENT ASSESSMENT APPLICATIONS – PLANNING, DEVELOPMENT AND INFRASTRUCTURE ACT**

**10. DEVELOPMENT ASSESSMENT APPLICATIONS - REVIEW OF DECISIONS OF ASSESSMENT MANAGER**

**11. ERD COURT APPEALS**

**12. POLICY ISSUES FOR ADVICE TO COUNCIL**

**13. OTHER BUSINESS**

**14. ORDER FOR EXCLUSION OF THE PUBLIC FROM THE MEETING TO DEBATE CONFIDENTIAL MATTERS**

That pursuant to Regulation 13(2)(a) and (b) of the Planning, Development and Infrastructure (General) Regulations 2017, an assessment panel may exclude the public from attendance at a meeting during so much of the meeting as is necessary to receive, discuss or consider matters in confidence:

- vii. Matters that should be considered in confidence in order to ensure that the assessment panel, or any other entity, does not breach any law, or any order or direction of a court or tribunal constituted by law, any duty of confidence, or other legal obligation or duty; and
- ix. Information relating to actual litigation

**15. CONFIDENTIAL ITEM**

**16. NEXT MEETING**

The next ordinary Council Assessment Panel meeting will be held on 9 June 2021

**17. CLOSE MEETING**