

## Statutory Planning Committee

Minutes  
of ordinary meeting 7486  
held on Tuesday 23 July 2013

### Attendance

#### Members

Mr Eric Lumsden	WAPC Chairman (Presiding Member) Director General, Department of Planning
Ms Megan Bartle	WAPC appointee
Ms Sue Burrows	WAPC appointee
Mr Ian Holloway	Professions representative
Ms Elizabeth Taylor	Community representative

#### Officers

Ms Pam Baskind	Department of Planning Planning Manager, Regional Planning & Strategy (Item 10.3)
Ms Natalie Cox	Planning Manager, Perth & Peel (Item 10.1)
Ms Kim Petani	Director, Metro North West / East (Item 10.6)
Ms Rochelle Van Santen	Senior Planning Officer (Item 10.3)

#### Observers

Mr Rod Beaman	SITA (Item 6.2 - refers Report 10.5)
Mr Adam Davies	Bowman and Associates (Item 6.2 – refers Report 10.5)

#### Presenters

Dr Walter Cox	Ardross Group of Companies (Item 6.1 – refers Report 10.3)
Mr Larry Smith	Larry Smith Planning (Item 6.2 – refers Report 10.5)

#### Committee Support

Ms Leah Carr	Committee Support Officer - Department of Planning
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### 7486.1 Declaration of Opening

The Presiding Member declared the meeting open at 9.00 am, acknowledged the traditional owners and custodians of the land on which the meeting is taking place and welcomed Members.

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### 7486.2 Apologies

Mr Henty Farrar

Nominee of the Regional Minister

### 7486.3 Members on Leave of Absence and Applications for Leave of Absence

Nil.

### 7486.4 Disclosure of Interests

Nil.

### 7486.5 Declaration of Due Consideration

No declarations were made.

### 7486.6 Deputations and Presentations

7486.6.1 Shire of Dandaragan Local Planning Scheme No. 7  
Amendment No. 20 – For Final Approval  
(refers Item 10.5)  
Presenter Dr Wally Cox

Dr Cox gave a power point presentation. A copy has been placed on file.

7486.6.2 Shire of York Town Planning Scheme No. 2 Amendment  
No. 50 (Omnibus) – For Final Approval  
(Refers Item 10.5)  
Presenter Mr Larry Smith

Mr Smith gave a power point presentation. A copy has been placed on file.

Mr Smith advised the Committee of the steps taken by SITA Australia to ensure that the landfill sites proposed within the Shire of York, would not impact on the Town of York and its community.

### 7486.7 Announcements by the Chairperson of the Board and communication from the WAPC

Nil.

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### 7486.8 Confirmation of Minutes

#### 7486.8.1 Minutes of the Statutory Planning Committee meeting held on Tuesday 9 July 2013

**Resolved**

***Moved by Mr Holloway, seconded by Ms Taylor***

*That the minutes of the Statutory Planning Committee meeting held on Tuesday 9 July 2013, be confirmed as a true and correct record of the proceedings.*

***The motion was put and carried.***

### 7486.9 Reports

#### 7486.9.1 Application to Construct Thirty Seven Multiple Dwellings at No. 10-14 (Lots 316-318) Whitlock Road, Queens Park

File 16-50106-1

Report Number SNC/464

Agenda Part G

Reporting Officer Planning Officer - Metropolitan Planning Central

**Resolved**

***Moved by Mr Holloway, seconded by Ms Bartle***

*That the Western Australian Planning Commission resolves to grant approval the proposed development of 37 multiple dwellings at No. 10-14 (Lots 316-318) Whitlock Road, Queens Park, pursuant to Clause 30 of the Metropolitan Region Scheme, subject to the following conditions and advice:*

#### **CONDITIONS:**

- 1. The proposed development is to comply in all respects with the submitted plans received on the 05 April 2013 and stamped accordingly.*
- 2. All stormwater from building and paving areas being contained on-site to the*

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*specification of the City of Canning and to the satisfaction of the Western Australian Planning Commission.*

3. *The applicant is to prepare and implement a Landscape Management Plan prior to commencement of construction to the specification of the City of Canning and to the satisfaction of the Western Australian Planning Commission.*
4. *All proposed fencing to be constructed to the specification of the City of Canning and to the satisfaction of the Western Australian Planning Commission.*
5. *All vehicular access points and parking bays being provided and marked to the specification of the City of Canning and to the satisfaction of the Western Australian Planning Commission.*

### ADVICE:

1. *With regard to Condition 2, the applicant is advised to liaise with the City of Canning regarding stormwater and soak well requirements. The applicant is also advised that separate permissions may be required should it be proposed to re-distribute stormwater onto any other or adjoining land.*
2. *With regard to Condition 3, the applicant is advised to liaise with the City of Canning regarding any landscaping requirements and the removal or relocation of any street trees affected by the development.*
3. *In regard to Condition 4, the applicant is advised to liaise with the City of Canning regarding fencing requirements for this site.*
4. *The applicant is advised that any costs incurred as a result of the construction of any on-street parking associated with the development are to be borne by the applicant.*

***The motion was put and carried.***

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7486.9.2

### **Application to Construct Forty Nine Multiple Dwellings at No. 18-24 (Lots 319-322) Whitlock Road, Queens Park**

File 16-50107-1  
Report Number SPC/465  
Agenda Part G  
Reporting Officer Planning Officer - Metropolitan Planning  
Central

#### **Resolved**

#### ***Moved by Ms Taylor, seconded by Ms Bartle***

*That the Western Australian Planning Commission resolves to grant approval the proposed development of 37 multiple dwellings at No. 18/24 (Lots 319-322) Whitlock Road, Queens Park, pursuant to Clause 30 of the Metropolitan Region Scheme subject to the following conditions and advice:*

#### **CONDITIONS:**

1. *The proposed development is to comply in all respects with the submitted plans received on the 05 April 2013 and stamped accordingly.*
2. *All stormwater from building and paving areas being contained on-site to the specification of the City of Canning and to the satisfaction of the Western Australian Planning Commission.*
3. *The applicant is to prepare and implement a Landscape Management Plan prior to commencement of construction to the specification of the City of Canning and to the satisfaction of the Western Australian Planning Commission.*
4. *All proposed fencing to be constructed to the specification of the City of Canning and to the satisfaction of the Western Australian Planning Commission.*
5. *All vehicular access points and parking bays being provided and marked to the specification of the City of Canning and to the satisfaction of the Western Australian Planning Commission.*

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### ADVICE:

1. *With regard to Condition 2, the applicant is advised to liaise with the City of Canning regarding stormwater and soak well requirements. The applicant is also advised that separate permissions may be required should it be proposed to re-distribute stormwater onto any other or adjoining land.*
2. *With regard to Condition 3, the applicant is advised to liaise with the City of Canning regarding any landscaping requirements and the removal or relocation of any street trees affected by the development.*
3. *In regard to Condition 4, the applicant is advised to liaise with the City of Canning regarding fencing requirements for this site.*
4. *The applicant is advised that any costs incurred as a result of the construction of any on-street parking associated with the development are to be borne by the applicant.*

*The motion was put and carried.*

7486.10 Confidential Items

7486.10.1

### City of South Perth Town Planning Scheme No.6 Amendment No.32 - For Final Approval

File TPS/0909

Report Number SPC/466

Agenda Part B

Reporting Officer Planning Manager - Schemes,  
Strategies and Amendments

**THIS ITEM IS CONFIDENTIAL**

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**7486.10.2 City of Wanneroo Local Planning Scheme No. 2 –  
Resolution to Prepare a New Scheme – LPS No. 3**

File 853/2/30/25PV  
Report Number SPC/467  
Agenda Part E  
Reporting Officer Planning Manager - Schemes,  
Strategies and Amendments.

**THIS ITEM IS CONFIDENTIAL**

**7486.10.3 Shire of Dandaragan Local Planning Scheme No.7  
Amendment No. 20 - For Final Approval**

File TPS/0894/1  
Report Number SPC/468  
Agenda Part E  
Reporting Officer Planning Manager Wheatbelt Region

**THIS ITEM IS CONFIDENTIAL**

**7486.10.4 Shire of Toodyay Local Planning Scheme Amendments  
4 and 5 - For Final Approval**

File TPS/0974/1 and TPS/0975/1  
Report Number SPC/469  
Agenda Part E  
Reporting Officer Planning Manager, Wheatbelt Region

**THIS ITEM IS CONFIDENTIAL**

**7486.10.5 Shire of York Town Planning Scheme No. 2 Amendment  
No. 50 (Omnibus) - For Final Approval**

File TPS/1027  
Report Number SPC/470  
Agenda Part E  
Reporting Officer Planning Manager Wheatbelt

**THIS ITEM IS CONFIDENTIAL**

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**7486.10.6 Section 31 (State Administrative Tribunal Act 2004)  
Reconsideration of Refusal for Proposed Subdivision -  
Lot 42 Smallbrook Retreat, Caversham, City Of Swan**  
File 144097  
Report Number SPC/471  
Agenda Part G  
Reporting Officer A/Manager Planning Appeals

**THIS ITEM IS CONFIDENTIAL**

### **7486.11 General Business**

Nil.

### **7486.12 Items for Consideration at a Future Meeting**

Item No	Report	Request	Report Required by
7477.9.2	City of Mandurah – Endorsement of City Centre Precinct Plan	The Statutory Planning Committee members to carry out a site visit to Preston Beach and to then carry on to the City of Mandurah for a tour of the City Centre Precinct.	13/8/13
7.11.1	The Wheatbelt – Towns of York and Toodyay	To request Committee Support to arrange a site visit with regard to water and bush fire issues and in relation to future approvals for rural living subdivisions due to lack of water resources, and a possible need for consolidation of the local towns. (to be combined with 7477.11.2). (Subsequently resolved on 28/5/13 to hold the site visit on a date when a cancelled SPC meeting would occur.	8/10/13
7477.11.2	Avon Arc Study	To request Committee Support to invite Avon Arc to advise the Committee on issues such as sustainability, identifying priority areas, royalties for regions and capability. (to be combined with 7477.11.1 - as above)	8/10/13



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7477.11.3	Private Arrangements for obtaining money for public open space by agreement	To request the Department to prepare a report to the WAPC regarding these types of arrangements.	27/8/13
7482.9.1	Update of Planning Bulletin 67: Guidelines for Wind Farm Development	To request the Department to liaise with the Department of Lands and the Department of Agriculture and consult with departments and the statutory planning section to ascertain whether there are any further refinements required to the policy. To incorporate comments from SPC members and to represent the policy to a future SPC meeting.	TBA

### 7486.13 Closure

The next ordinary meeting is scheduled for 9 am on 27 August 2013.

There being no further business before the Committee, the Presiding Member thanked members for their attendance and declared the meeting closed at 9:37 am.

PRESIDING MEMBER \_\_\_\_\_

DATE \_\_\_\_\_