



CITY OF HOBART

MINUTES

CITY PLANNING COMMITTEE MEETING (OPEN PORTION OF THE MEETING) MEETING HELD MONDAY, 16 MAY 2016 AT 5.00 PM

PRESENT: The Lord Mayor Alderman S L Hickey, Alderman J R Briscoe (Chairman), Aldermen E R Ruzicka, H C Burnet, T M Denison and W F Harvey.

The Lord Mayor was co-opted to the Committee.

The Lord Mayor retired from the meeting at 6.21 pm, and was not present for items 6.1.2-6.1.4, supplementary item 6.1.5, and items 7-14.

Alderman Harvey declared an interest in supplementary item 6.1.5, retired from the meeting at 6.21 pm, and returned at 6.31 pm.

Alderman Harvey was co-opted to the Committee for items 6.1.2-6.1.4 and items 7-14.

APOLOGIES: Nil.

LEAVE OF ABSENCE: Nil.

**CITY PLANNING COMMITTEE
(OPEN PORTION OF THE MEETING)
MINUTES 2
16/5/2016**

BURNET

That the Lord Mayor be co-opted to the Committee.

MOTION CARRIED

VOTING RECORD

AYES	NOES
Briscoe	
Ruzicka	
Burnet	
Denison	

1. MINUTES OF THE OPEN PORTION OF THE CITY PLANNING COMMITTEE MEETING HELD ON MONDAY, 2 MAY 2016 AND A SPECIAL MEETING OF THE CITY PLANNING COMMITTEE MEETING HELD ON MONDAY 9 MAY 2016

BURNET

That the minutes be signed as a true and correct record.

MOTION CARRIED

VOTING RECORD

AYES	NOES
Briscoe	
Ruzicka	
Burnet	
Denison	
Lord Mayor Hickey	

The minutes were signed.

2. CONSIDERATION OF SUPPLEMENTARY ITEMS TO THE AGENDA

DENISON

That the recommendation as contained at item 2 on the agenda, as detailed below, be adopted.

“That the Committee resolve to deal with any supplementary items not appearing on the agenda, as reported by the General Manager in accordance with the provisions of the Local Government (Meeting Procedures) Regulations 2015.”

cont.../

**CITY PLANNING COMMITTEE
(OPEN PORTION OF THE MEETING)
MINUTES 3
16/5/2016**

Item No. 2 continued

MOTION CARRIED

VOTING RECORD

AYES	NOES
Briscoe	
Ruzicka	
Burnet	
Denison	
Lord Mayor Hickey	

3. INDICATIONS OF PECUNIARY AND CONFLICTS OF INTEREST

The Director City Planning declared an interest in item 6.1.3.

Alderman Harvey declared interests in supplementary item 6.1.5.

4. TRANSFER OF AGENDA ITEMS

No items were transferred.

5. PLANNING AUTHORITY ITEMS – CONSIDERATION OF ITEMS WITH DEPUTATIONS

DENISON

That in accordance with Regulation 8 (4) of the Local Government (Meeting Procedures) Regulations 2015, the Committee resolve to deal with any items which have deputations by members of the public regarding any planning matter listed on the agenda, to be taken out of sequence in order to deal with deputations at the beginning of the meeting.

MOTION CARRIED

VOTING RECORD

AYES	NOES
Briscoe	
Ruzicka	
Burnet	
Denison	
Lord Mayor Hickey	

6. COMMITTEE ACTING AS PLANNING AUTHORITY

6.1 APPLICATIONS UNDER THE HOBART INTERIM PLANNING SCHEME 2015

Ms Gill Martin addressed the Committee in relation to item 6.1.1.

Mr Scott Wilson addressed the Committee in relation to item 6.1.1, on behalf of the applicant.

6.1.1 5 BAKER STREET, NEW TOWN - PARTIAL DEMOLITION, ADDITIONAL DWELLING AND CAR PARKING - PLN-15-01541-01 - FILE REF: 5483451 & P/5/338

DENISON

That the recommendation for approval be adopted for the reasons outlined in the Officer's report attached to item 6.1.1 of the agenda of 16 May 2016, with the addition of the following condition:

PLN 2 Screening with no more than 25% transparency and a height of 1 metre above floor level, must be installed and maintained along the northern edge of the upper level deck prior to the first occupation.

Design drawings must be submitted and approved by the Council's Director City Planning prior to the issuing of any building permit under the Building Act 2000. The design drawings must:

- show the location, height, material and transparency of the screening to satisfy the above requirement.

All work required by this condition must be undertaken in accordance with the approved design drawings.

Reason for condition

To provide reasonable opportunity for privacy for dwellings.

cont.../

CITY PLANNING COMMITTEE
(OPEN PORTION OF THE MEETING)
MINUTES 5
16/5/2016

Item No. 6.1.1 continued

MOTION CARRIED

VOTING RECORD

AYES	NOES
Briscoe	
Ruzicka	
Burnet	
Denison	
Lord Mayor Hickey	

Supplementary item 6.1.6 was then taken.

**6.1.2 1 BEACH ROAD, SANDY BAY - PARTIAL CHANGE OF USE
TO TAKE-AWAY FOOD SHOP - PLN-16-00243-01 -
FILE REF: 5601585 P/1/348**

HARVEY

That the recommendation for approval be adopted for the reasons outlined in the Officer's report attached to item 6.1.2 of the agenda of 16 May 2016.

MOTION CARRIED

VOTING RECORD

AYES	NOES
Briscoe	
Ruzicka	
Burnet	
Denison	
Harvey	

**CITY PLANNING COMMITTEE
(OPEN PORTION OF THE MEETING)
MINUTES 6
16/5/2016**

The Director City Planning declared an interest in item 6.1.3 and retired from the meeting at 6.44 pm.

6.1.3 LOT 2, 41 CONGRESS STREET (ALSO KNOWN AS 377 HUON ROAD, CT 167485/2), SOUTH HOBART - DWELLING AND FRONT FENCE - PLN-16-00277-01 - FILE REF: 5570408 & P/41/410

RUZICKA

That the recommendation for approval be adopted for the reasons outlined in the Officer's report attached to item 6.1.3 of the agenda of 16 May 2016.

MOTION CARRIED

VOTING RECORD

AYES	NOES
Briscoe	
Ruzicka	
Burnet	
Denison	
Harvey	

The Director City Planning returned at 6.47 pm.

6.1.4 42-44 NAPOLEON STREET, BATTERY POINT - SIGNAGE & CHANGE OF USE OF MARINERS COTTAGES TO COMMUNITY GROUP ROOMS - PLN-16-00324-01 - FILE REF: 7346696 & P/18-44/706

BURNET

That the recommendation for approval be adopted for the reasons outlined in the Officer's report attached to item 6.1.4 of the agenda of 16 May 2016.

MOTION CARRIED

VOTING RECORD

AYES	NOES
Briscoe	
Ruzicka	
Burnet	
Denison	
Harvey	

CITY PLANNING COMMITTEE
(OPEN PORTION OF THE MEETING)
MINUTES 7
16/5/2016

SUPPLEMENTARY ITEMS

Alderman Harvey declared interests in supplementary item 6.1.5 and retired from the meeting at 6.21 pm.

6.1.5 MCROBIES GULLY LANDFILL, MCROBIES ROAD, SOUTH HOBART – EXTENSION OF LANDFILL AREA – PLN-15-00885-01 – FILE REF: 44-10-1

RUZICKA

That the recommendation for approval be adopted for the reasons outlined in the Officer's report attached to supplementary item 6.1.5 of the agenda of 16 May 2016.

MOTION CARRIED

VOTING RECORD

AYES	NOES
Briscoe	
Ruzicka	
Burnet	
Denison	

Alderman Harvey returned at 6.31 pm.

RUZICKA

That Alderman Harvey be co-opted to the Committee.

MOTION CARRIED

VOTING RECORD

AYES	NOES
Briscoe	
Ruzicka	
Burnet	
Denison	

Item 7 was then taken.

**CITY PLANNING COMMITTEE
(OPEN PORTION OF THE MEETING)
MINUTES 8
16/5/2016**

Mr Chris Cooper addressed the Committee in relation to supplementary item 6.1.6.

Ms Kate Loveday and Mr Robert Morris-Nunn addressed the Committee in relation to supplementary item 6.1.6, on behalf of the applicant.

**6.1.6 40-44 MONTPELIER RETREAT, ADJACENT ROAD
RESERVATION - DEMOLITION AND REDEVELOPMENT
FOR 31 DWELLINGS - PLN-15-00971-01 – FILE REF: 5669846
& P/40-44/683**

BURNET

That the recommendation for refusal be adopted for the reasons outlined in the Officer's report attached to supplementary item 6.1.6 of the agenda of 16 May 2016, with the addition of the following advice clause:

The applicant is may wish to consider lodging the James Street portion of the application as a separate application.

MOTION CARRIED

VOTING RECORD

AYES

Briscoe

Ruzicka

Burnet

Denison

NOES

Lord Mayor Hickey

RUZICKA

That supplementary item 6.1.5 and item 7 be taken.

MOTION CARRIED

VOTING RECORD

AYES

Briscoe

Ruzicka

Burnet

Denison

NOES

Lord Mayor Hickey

Supplementary item 6.1.5 was then taken.

CITY PLANNING COMMITTEE
(OPEN PORTION OF THE MEETING)
MINUTES 9
16/5/2016

**7. INTERIM PLANNING DIRECTIVE NO. 1 – BUSHFIRE-PRONE AREAS
CODE – REPRESENTATION – FILE REF: 15/97**

HARVEY

That the recommendation contained in the report of the Director City Planning and the Environmental Development Planner of 4 May 2016, as detailed below:

That: 1. The report be received and noted.

- 2. The Council endorse the representation marked attachment A to the report, made by the Council's Director City Planning to the Tasmanian Planning Commission in regards to Interim Planning Directive No. 1 – Bushfire Prone Areas Code.*

be adopted, with the addition of the following new clause:

- “3. Officers provide a report to the City Planning Committee in six months regarding the operation of the Interim Planning Directive No. 1.”

MOTION CARRIED

VOTING RECORD

AYES

NOES

Briscoe
Ruzicka
Burnet
Denison
Harvey

Item 6.1.2 was then taken.

**8. ANNUAL REVIEW OF FEES AND CHARGES FOR 2016/2017 - CITY
PLANNING DIVISION – FILE REF: 21-50-5**

RUZICKA

That the recommendation contained in the report of the Director City Planning of 4 May 2016, as detailed below, be adopted.

That: 1. The report be received and noted.

- 2. The City Planning fees and charges contained within the schedule marked Attachment A to the report are adopted for the 2016/2017 financial year.*

cont.../

CITY PLANNING COMMITTEE
(OPEN PORTION OF THE MEETING)
MINUTES 10
16/5/2016

Item No. 8 continued

MOTION CARRIED

VOTING RECORD

AYES	NOES
Briscoe	
Ruzicka	
Burnet	
Denison	
Harvey	

9. APPLICATIONS APPROVED UNDER THE DELEGATED AUTHORITY OF THE DIRECTOR CITY PLANNING – FILE REF: 30-1-18

RUZICKA

That the information be received and noted.

MOTION CARRIED

VOTING RECORD

AYES	NOES
Briscoe	
Ruzicka	
Burnet	
Denison	
Harvey	

10. APPLICATIONS APPROVED UNDER THE BUILDING REGULATIONS 2014 AND BUILDING ACT 2000 – FILE REF: 30-1-17

RUZICKA

That the information be received and noted.

MOTION CARRIED

VOTING RECORD

AYES	NOES
Briscoe	
Ruzicka	
Burnet	
Denison	
Harvey	

CITY PLANNING COMMITTEE
(OPEN PORTION OF THE MEETING)
MINUTES 11
16/5/2016

11. ADVERTISING – FILE REF: 30-1-19

RUZICKA

That the information be received and noted.

MOTION CARRIED

VOTING RECORD

AYES	NOES
Briscoe	
Ruzicka	
Burnet	
Denison	
Harvey	

12. RESPONSES TO QUESTIONS WITHOUT NOTICE – FILE REF: 13-1-10

**12.1 51 SANDY BAY ROAD - PLANNING APPEAL MEDIATION –
DISCUSSION ON CLOSED AGENDA**

BURNET

That the information be received and noted.

MOTION CARRIED

VOTING RECORD

AYES	NOES
Briscoe	
Ruzicka	
Burnet	
Denison	
Harvey	

CITY PLANNING COMMITTEE
(OPEN PORTION OF THE MEETING)
MINUTES 12
16/5/2016

13. QUESTIONS WITHOUT NOTICE – FILE REF: 13-1-10

13.1 6 BURNETT STREET- DELEGATED APPROVAL

ALDERMAN BURNET

Question: Regarding the approval of the building at 6 Burnett Street next to a heritage building – was this approved under delegated approval, and what discretions were allowed for in its approval?

Answer: The Director City Planning took the question on notice.

13.2 RESPONSIBILITY FOR CAT MANAGEMENT MATTERS

ALDERMAN HARVEY

Question: Does the City Planning Committee consider cat management plan matters now?

Answer: The Director City Planning advised that the City Planning Division is responsible for cat management matters.

14. CLOSED PORTION OF THE CITY PLANNING COMMITTEE MEETING

RUZICKA

That the items be noted.

MOTION CARRIED

VOTING RECORD

AYES

NOES

Briscoe

Ruzicka

Burnet

Denison

Harvey

**CITY PLANNING COMMITTEE
(OPEN PORTION OF THE MEETING)
MINUTES 13
16/5/2016**

The Chairman adjourned the meeting at 6.56 pm to conduct the closed portion of the meeting.

The meeting reconvened at 7.03 pm.

Item 14 was then taken.

There being no further business the meeting closed at 7.05 pm.

**TAKEN AS READ AND SIGNED AS A
CORRECT RECORD THIS 30TH DAY
OF MAY 2016.**

CHAIRMAN