

Attachment 10.1

Confidential Planning and Heritage Committee Meeting Minutes

7 pages

City of Onkaparinga

CONFIDENTIAL

Minutes for the Planning and Heritage Committee
held on Tuesday, 24 July 2007 at 7:00pm

VENUE : Council Offices, Ramsay Place,
Noarlunga Centre in Meeting Room 1

MEETING COMMENCED : 7:00pm

PRESENT : *Cr D Arbon*
Cr R Brown (7:03pm)
Cr S Brown (7:03pm)
Cr D Erwin
Cr T Fletcher (Chair)
Cr W Jamieson
Cr R Manson
Cr D Mazzachi
Mayor Rosenberg
Cr P Schulze

APOLOGIES : *Cr R Peat*

ABSENT :

IN ATTENDANCE : *Michelle Rigter*
Michelle Lynton
Andrea Thompson
Michael McGreevy
Peter Allen

1. Opening of Meeting

Cr Trevor Fletcher opened the meeting at 7:00pm.

2. Confirmation of Minutes of the Planning and Heritage Committee (22 May 2007)

Cr Erwin MOVED that the minutes of the Planning and Heritage Committee Meeting held on 22 May 2007 be received and confirmed as an accurate record of those proceedings.

Seconded by Cr Manson

CARRIED

3. General PAR Public Hearing

Cr Jamieson MOVED that the Planning and Heritage Committee adjourn to the Civic Area to hear representations on the General PAR in accord with the Committee's Terms of Reference.

Seconded by Cr Manson

CARRIED

The meeting adjourned at 7:05pm.

The meeting recommenced at 9:20pm.

4. Planning and Heritage Committee Action List

Cr Erwin MOVED that the Planning and Heritage Committee Action List be received.

Seconded by Cr Mazzachi

CARRIED

5. Reports of Officers

Cr Fletcher (Chair) brought forward item 5.5 at this point

5.5 Draft Residential Foothills Plan Amendment Report - Approval For Authorisation

Cr Jamieson MOVED:

- 1. That the Planning and Heritage Committee note the summary of submissions on the draft Residential Foothills Plan Amendment Report and the proposed responses as contained in Attachments 1 and 2 of this report.*
- 2. That the Planning and Heritage Committee note that the consultation draft of the Residential Foothills Plan Amendment Report (Attachment 3) was amended as follows:*

- *Amendments to zone boundary based on a review of areas nominated resulting in area of Darlington (excluded), Flagstaff Hill (part excluded), Aberfoyle Park (part excluded).*
 - *Additional policy in the Residential Foothills Zone providing for the conservation of trees and remnant native vegetation.*
 - *Amendments made to the Desired Character Statement of the Residential Foothills Zone to provide a greater emphasis on character elements relating to the retention of mature landscaping, minimising the visual impact of retaining walls/buildings on the streetscape and to emphasise the relationship between public road reserve and private allotment landscaping.*
 - *Amendments to principles of the Zone to ensure bushfire risk is appropriately addressed as an issue.*
 - *Additional words to the policy principle that indicates the circumstances in which sites less than 900 square metres may be developed in the Coromandel Valley Policy Area. These words will add the requirement that vegetation removal be minimised and will also encourage the planting of locally indigenous vegetation on such sites.*
3. *That the Planning and Heritage Committee recommend to Council that the amended draft Residential Foothills Plan Amendment Report contained in Attachment 3 of this report be endorsed, and forwarded to the Minister for Urban Development and Planning for authorisation.*
 4. *That the Planning and Heritage Committee recommend to Council that it delegate to the Chief Executive Officer, or his nominee, the authority to make any necessary amendments to the draft Residential Foothills Plan Amendment Report in order to receive the authorisation of the Minister for Urban Development and Planning, provided the policy intent is not altered.*

Seconded by Cr Erwin

CARRIED

5.1 Application for Local Heritage Incentive Scheme Funds

Cr Erwin MOVED:

1. *That the Planning and Heritage Committee endorse the following application as outlined in Attachment 1 of this report, for funds under Council's Local Heritage Incentive Scheme totalling \$2,000 for conservation works to a Local Heritage place:*
 - *Alt 19 Little Road, Whites Valley for salt damp treatment to front, verandah and driveway walls.*

Seconded by Mayor Rosenberg

CARRIED

5.2 Willunga Heritage Precinct Design Guidelines

Cr Erwin MOVED:

- 1. That the Planning and Heritage Committee note the draft Willunga Heritage Precinct Design Guidelines Consultation Report as presented in Attachment 1 of this report.*
- 2. That the Planning and Heritage Committee recommend to Council that the draft Willunga Heritage Precinct Design Guidelines as presented in Attachment 2 of this report be endorsed, made publicly available and incorporated into the Onkaparinga (City) Development Plan through the Desired Character Statement PAR.*

Seconded by Cr Manson

CARRIED

5.3 Noarlunga Downs / Huntfield Heights Post Consultation Amendment

Cr Schulze MOVED:

- 1. That the Planning and Heritage Committee note the summary of agency and community submissions and the proposed responses contained in Attachment 1.*
- 2. That the Planning and Heritage Committee recommend to Council that it endorse the amended Noarlunga Downs/Huntfield Heights Plan Amendment Report provided in Attachment 2 of this report, with the area identified as a local centre precinct amended to a local centre zone, for submission to the Minister for authorisation.*
- 3. That the Planning and Heritage Committee recommend to Council that it endorse the development of a contractual arrangement or other similar agreement between AV Jennings Pty Ltd and Council to ensure land (as indicated in Attachment 3) is set aside for a local centre and that the viability of a local centre facility is fully pursued and results substantiated prior to any requests to Council by AV Jennings for the area to be used for residential development in lieu of a local centre.*
- 4. That the Planning and Heritage Committee recommend to Council that it delegate to the Chief Executive Officer, or his nominee, the authority to make any necessary amendments to the Noarlunga Downs/Huntfield Heights Plan Amendment Report in order to receive the authorisation of the Minister for Urban Development and Planning, provided the policy intent is not altered.*

5.4 Submission to Ministerial Bushfire Management PAR

Crs Erwin and Mazzachi declared their interest as members of the Bushfire Prevention Committee.

Cr S Brown declared an interest as Proxy Member of the State Bushfire Prevention Committee.

Cr Erwin MOVED:

- 1. That the Planning and Heritage Committee recommend to Council that the submission on the Draft Bushfire Management (Part 3) Plan Amendment Report be based upon the comments presented in Attachment 2 of this report and that it be forwarded to the Minister for Urban Development and Planning for consideration.*

Seconded by Cr Manson

CARRIED

At 10:00pm Cr Erwin MOVED that the meeting continue to the close of business.

Seconded by Cr Mazzachi

CARRIED

Cr Jamieson left the meeting at 10:00pm

5.6 Revised Work Program and PAR Status Report Update

Cr Mazzachi MOVED:

- 1. That the Planning and Heritage Committee note the revised work program as presented in Attachment 1 and the status of Plan Amendment Reports as presented in Attachment 2 of this report.*

Seconded by Cr Manson

CARRIED

5.7 Nomination of Items For Investigation In Local Heritage Review

Cr Manson MOVED:

1. *That*

- a. *under the provisions of Section 90(2) of the Local Government Act 1999 an order be made that the public be excluded from attendance with the exception of Manager Strategic Projects and Policy Officer (Heritage) at the meeting in order to consider in confidence this item.*
- b. *the PLANNING & HERITAGE COMMITTEE is satisfied that it is necessary that the public be excluded to enable the PLANNING & HERITAGE COMMITTEE to receive the information at the meeting on the following grounds:*
 - (m) *information relating to a proposed amendment to a Development Plan under the Development Act 1993 before a Plan Amendment Report relating to the amendment is released for public consultation under that Act;*
- c. *That accordingly, on this basis the principle that meetings of the PLANNING & HERITAGE COMMITTEE should be conducted in a place open to the public has been outweighed by the need to keep the information or discussion confidential.*

Seconded by Cr Arbon

CARRIED

Cr Erwin MOVED:

2. *That the Planning and Heritage Committee note the confidential contents of the Community Nominations for Local Heritage Listing as outlined in Attachment 1 of this report.*

Seconded by Cr Schulze

CARRIED

Cr Erwin MOVED:

3. *That an order be made under the provisions of Section 91(7) and (9) of the Local Government Act 1999 that the abovementioned document (or part of such document) including the minutes and the report of the PLANNING & HERITAGE COMMITTEE relating to discussion of the subject matter of that document, having been dealt with on a confidential basis under Section 90 of the Act, should be kept confidential on the grounds of information contained in 90(3)(m) until such time as the Minister places the Local Heritage (Happy Valley & Miscellaneous) Plan Amendment Report on interim authorisation and public consultation has commenced.*

Seconded by Cr Schulze

CARRIED

6. Other Business

7. Closure

There being no further business, Cr Fletcher closed the meeting at 10:10pm.

8. Next Meeting

The next meeting of the Planning and Heritage Committee will be on Tuesday, 28 August 2007.

Certified Correct *Chair*
/ / 2007