

**CITY OF CANTERBURY BANKSTOWN**

**MINUTES ELECTRONIC DETERMINATION**

**CANTERBURY BANKSTOWN LOCAL PLANNING PANEL**

**DEFERRED ITEM 1 FROM MEETING HELD MONDAY 14 OCTOBER 2019**

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**PANEL MEMBERS**

Mr Anthony Hudson -Chairperson  
Ms Jan Murrell - Chairperson / Expert Member  
Mr Grant Christmas - Chairperson / Expert Member  
Mr Allan Winterbottom- Community Representative Bankstown

**STAFF**

Ms Maryann Haylock (Local Planning Panel Administration Officer)

**MINUTES – ELECTRONIC DETERMINATION**

**DECISION**

- 1 66 CAMBRIDGE AVENUE, BANKSTOWN: DA-87/2019 DEMOLITION OF EXISTING STRUCTURES, CONSTRUCTION OF A TWO STOREY, 47 PLACE CHILD CARE CENTRE (5 X 2-3 YEARS, 42 X 3-6 YEARS) SEVEN EMPLOYEES (FIVE STAFF MAXIMUM AT ANY TIME) WITH ON SITE PARKING AND LANDSCAPING.**

**Panel Assessment**

At the meeting on 14 October 2019, the Panel's decision at that time was *"THAT Development Application DA-87/2019 RE: Demolition of existing structures, construction of a two storey, 47 place child care centre (5 x 2-3 years, 42 x 3-6 years), seven employees (five staff maximum at any time) with on-site parking and landscaping be DEFERRED for further consideration and final determination after the submission of the additional information by the applicant by the same Panel members electronically"* for this matter.

A report (which included the applicant's response and additional acoustic information) was prepared in response to this decision.

This report was circulated electronically to the Panel and further considered by the Panel together with proposed amended conditions (69, 71 and 76) and an amended Plan of Management to align with the changes in the revised Acoustic Assessment report.

The Panel is satisfied with the above amendments and additional information so that the application can be determined by approval subject to conditions.

**CBLPP Determination**

THAT Development Application DA-87/2019 RE: Demolition of existing structures, construction of a two storey, 47 place child care centre (5 x 2-3 years, 42 x 3-6 years), seven employees (five staff maximum at any time) with on-site parking and landscaping be **APPROVED** subject to the recommended conditions for Item 1 (66 Cambridge Avenue, Bankstown) of the agenda for the meeting held Monday 14 October 2019 together with the following amendments to those conditions:

*69) A maximum of sixteen children are permitted to be in the ground floor outdoor play*

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*area at any one time, and a maximum of five children are permitted to be in the first floor simulated outdoor play area at any one time.*

*71) The child care centre shall operate in accordance with the details contained in the Operational Management Plan submitted to Council titled 66 Cambridge Avenue Bankstown, Operational Management Plan, Child Care Centre and in accordance with the Management Controls (Part 7.4) of the acoustic report, prepared by Acoustic Logic Consultancy titled '66 Cambridge Avenue, Bankstown: Child Care Centre Acoustic Assessment' Acoustic Assessment Report, proposed child care'; dated 21 November 2019, Reference No. 20181736.3/2210A/R4/GW.*

*73) Appropriate security measures, including security doors and CCTV cameras, shall be installed at the main pedestrian and vehicular entrance and exits, and the ground floor area of the premises. All CCTV cameras shall have the capacity to store footage for a minimum of 21 days.*

An updated Plan of Management is provided to align with the changes in the Acoustic Report.

**Vote: 4 – 0 in favour**

Meeting finalised and endorsed by the Panel Members on Thursday 5 December 2019 by Electronic determination.