

## **MINUTES**

of a meeting of the  
**Bayside Local Planning Panel**  
held in the Committee Room, Botany Town Hall  
Corner of Edward Street and Botany Road, Botany  
on **Tuesday 10 June 2025 at 6:00 PM**

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### **Present**

Paul Vergotis, Chairperson  
Peter Brennan, Independent Expert Member  
Annelise Tuor, Independent Expert Member  
Katrina Blando, Community Representative

### **Also present**

Carine Elias, Manager Development Services  
Marta Gonzalez-Valdes, Coordinator Development Assessment  
Angela Lazaridis, Coordinator Development Administration & Advisory  
Monica Chen, Development Assessment Planner  
Dawson Hepari, Customer Relationship Analyst  
Vanessa Yong, Development Advisory Officer

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The Chairperson opened the meeting at 6.00pm.

### **1 Acknowledgement of Country**

The Chairperson affirmed that Bayside Council acknowledges the Bidjigal Clan, the traditional owners of the land on which we meet and work and acknowledges the Gadigal people of the Eora Nation. Bayside Council pays respects to Elders past and present.

### **2 Apologies**

There were no apologies received.

### **3 Disclosures of Interest**

There were no declarations of interest.

### **4 Minutes of Previous Meetings**

Nil

## 5 Reports – Planning Proposals

Nil

## 6 Reports – Development Applications

### 6.1 DA-2025/36 - 7 David Street Mascot NSW 2020 - Development Application

An onsite inspection took place at the property earlier in the day.

The following people spoke or made a written submission to the meeting:

- Affected neighbour, made an anonymous written submission against the officer's recommendation.
- Miss M Dorma, an affected neighbour, made a written submission against the officer's recommendation.
- Affected neighbour, made an anonymous written submission against the officer's recommendation.
- Mr Dirk Anderson, an applicant, spoke for the officer's recommendation and responded to the Panel's questions.

### Determination

1. That Bayside Local Planning Panel exercising the functions of Council as the consent authority pursuant to s4.16 and s4.17 of the Environmental Planning and Assessment Act 1979, determine Development Application DA-2025/36 for Demolition of existing structures and construction of a two (2) storey attached dual occupancy, front fence, landscaping and Strata Title Subdivision at 7 David Street Mascot by GRANTING CONSENT subject to the recommend conditions of consent attached to this report.
2. That the submitters are to be notified of the Panel's decision.

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Name	For	Against
Paul Vergotis	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Peter Brennan	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Annelise Tuor	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Katrina Blando	<input checked="" type="checkbox"/>	<input type="checkbox"/>

**Reason for Panel's Determination:**

The Panel adopts the recommendation and reasons outlined in the Council Officer's Assessment Report.

The reasons for the Panel's decision are as follows:

- The development, subject to conditions, is consistent with the objectives of the R2 Low Density Residential zone and the relevant objectives of Bayside Local Environmental Plan 2021.
- The development, subject to conditions, is consistent with the objectives of Bayside Development Control Plan 2022 and generally consistent with the relevant requirements of Bayside Development Control Plan 2022, except for the minimum lot width of 15m which is justified in this instance.
- The proposal is an appropriate response to the streetscape and topography and will not result in any significant impact on the environment or the amenity of nearby residents.
- The issues raised by submitters have been considered and where appropriate, addressed via amendments to plans or conditions or consent.

The Chairperson closed the meeting at 6.11pm.

Certified as true and correct.

Paul Vergotis  
**Chairperson**




## Declaration of Interest - Bayside Local Planning Panel Meeting 10/06/2025

Item	Description	Declaration of Interest
<b>Other Applications (Non-Public Meeting)</b>		
6.1	DA-2025/50 - 36 Cook Street TURRELLA NSW 2205	In relation to this matter, I declare that I have: no known conflict of interest <input checked="" type="checkbox"/> or an actual <sup>1</sup> <input type="checkbox"/> , potential <sup>2</sup> <input type="checkbox"/> or reasonably perceived <sup>3</sup> <input type="checkbox"/> conflict of interest as detailed in the attached document.
6.2	MDA-2025/30 - 54 Tuffy Avenue, Sans Souci NSW 2219	In relation to this matter, I declare that I have: no known conflict of interest <input checked="" type="checkbox"/> or an actual <sup>1</sup> <input type="checkbox"/> , potential <sup>2</sup> <input type="checkbox"/> or reasonably perceived <sup>3</sup> <input type="checkbox"/> conflict of interest as detailed in the attached document.
<b>Public Meeting</b>		
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<div style="display: flex; justify-content: space-between; align-items: flex-end;"> <div>Paul Vergotis Name (please print)</div> <div>Signature </div> <div>10/6/25 Date</div> </div>		



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<div style="display: flex; justify-content: space-between; align-items: flex-end;"> <div>Annelise Tuor Name (please print)</div> <div>Signature</div> <div>7 / 6 / 2025 Date</div> </div>		

  
Bayside Council

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PETER BRENNAN Name (please print)		[Redacted Signature] Signature
		4.6.25. Date



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Katrina Blando Name (please print)		
		[Redacted Signature] Signature
		01 / 06 / 2025 Date