

MINUTES OF KU-RING-GAI LOCAL PLANNING PANEL MEETING HELD ON MONDAY, 20 OCTOBER 2025

Present: Chairperson (The Hon. David Lloyd KC)
Expert Panel Member (James Lidis)
Expert Panel Member (John O'Grady)
Community Member (Unis Goh)

Staff Present: Development Assessment Services Manager (Shaun Garland)
PA to Director Development & Regulation/Acting Planning Panels
Coordinator (Nicole Kratochvil)

Team Leader – Development Assessment (Selwyn Segall)
Executive Assessment Officer (Brent Pearce)
Team Leader Engineering Assessment (Ross Guerrera)
Team Leader – Landscape & Ecological Assessment (Geoff Bird)
Craig Wyse (Team Leader Urban Planning)
Strategic Traffic Engineer (Joseph Picolli)
Collier Architects (Stephen Collier)
Heritage Advisor (Vanessa Holtham)

The Meeting commenced at 11:07AM

APOLOGIES

File: S02194

RECOMMENDATION:

An apology was received from the Director of Development & Regulation which was accepted and leave of absence was granted.

DECLARATIONS OF INTEREST

The Chair advised of the necessity for the panel members and staff to declare a Pecuniary Interest/Conflict of Interest in any item on the Business Paper.

No interest was declared.

GENERAL BUSINESS

KLPP24 **Demolition of existing buildings and construction of a residential flat building with basement carparking and associated works**

File: EDA0254/25
Vide: GB.1

Demolition of existing buildings and construction of a residential flat building with basement carparking and associated works - SEPP (Housing) 2021.

THE PANEL RESOLVED**PURSUANT TO SECTION 4.16(1) OF THE ENVIRONMENTAL PLANNING AND ASSESSMENT ACT, 1979**

- A. Ku-ring-gai Local Planning Panel, exercising the functions of Ku-ring-gai Council as the consent authority, pursuant to Section 4.16 of the Environment Planning and Assessment Act 1979, refused development consent to eDA0254/25 for demolition of existing buildings the construction of a residential flat building with basement carparking and associated works on land at 18 and 20 Roseville Avenue Roseville, for the reasons provided in the Development Assessment Report.
- B. Date of decision: 20 October 2025
- C. Reason for the decision: The Panel concurs with the recommendation in Council's Development Assessment report and the reasons for refusal.
- D. How community views were taken into consideration: The views of the community were requested by way of notification of the application and there were one hundred and seventy four submissions which were considered as part of this decision.

Voting: Unanimous

KU-RING-GAI LOCAL PLANNING PANEL

Declaration of Interest

MEETING DATE	Monday 20 October 2025
Agenda Item/Panel reference number	GB.1 – 18 and 20 Roseville Avenue, Roseville - Demolition of existing buildings and construction of a residential flat building with basement carparking and associated works

In relation to this matter, I declare that I have:

no known conflict of interest ☒

~~an actual~~¹ ☐ ~~potential~~² ☐ or reasonably perceived³ ☐ conflict of interest as detailed below:

Signature

David Lloyd Ke

Date

09.10.2025

Name

DAVID LLOYD KE

¹ An 'actual' conflict of interests is where there is a direct conflict between a member's duties and responsibilities and their private interests or other duties.

² A 'potential' conflict of interests is where a panel member has a private interest or other duty that could conflict with their duties as a panel member in the future.

³ A 'reasonably perceived' conflict of interests is where a person could reasonably perceive that a panel member's private interests or other duties are likely to improperly influence the performance of their duties as a panel member, whether or not this is in fact the case.

2019/057982

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Signature

9-10-25

Date

Name

James Lidis

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[illegible]

[Signature]

Signature Date 16 October 2025.....

Name John O'Grady.....

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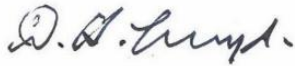
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The Meeting closed at 12:50PM

The Minutes of the Ku-ring-gai Local Planning Panel Meeting held on 20 October 2025
(Pages 1 - 2) were confirmed as a full and accurate record of proceedings by
The Hon. David Lloyd KC on 20 October 2025.

A handwritten signature in black ink, appearing to read 'D. D. Lloyd', is positioned above a horizontal line.

Chairperson