



Metro Outer Joint Development Assessment Panel Agenda

Meeting Date and Time: Tuesday, 7 November 2023; 9:00am
Meeting Number: MOJDAP/284
Meeting Venue: Electronic Means

To connect to the meeting via your computer -
<https://us06web.zoom.us/j/84825504282>

To connect to the meeting via teleconference dial the following phone number -
+61 8 7150 1149

Insert Meeting ID followed by the hash (#) key when prompted - **848 2550 4282**

This DAP meeting will be conducted by electronic means (Zoom) open to the public rather than requiring attendance in person.

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Attendance

DAP Members

Eugene Koltasz (Presiding Member)
Lindsay Baxter (A/Deputy Presiding Member)
Jason Hick (Third Specialist Member)

Item 8.1

Cr Charlie Zannino (Local Government Member, City of Swan)
Cr Rod Henderson (Local Government Member, City of Swan)

Item 9.1

Cr Tricia Duggin (Local Government Member, Shire of Serpentine Jarrahdale)
Cr Shaye Mack (Local Government Member, Shire of Serpentine Jarrahdale)

Officers in attendance

Item 8.1

Philip Russell (City of Swan)
Jonathan Lendich (City of Swan)

Item 9.1

Andrew Trosic (Shire of Serpentine Jarrahdale)
David Quelch (Shire of Serpentine Jarrahdale)
Heather O'Brien (Shire of Serpentine Jarrahdale)
Helen Ball (Shire of Serpentine Jarrahdale)

Minute Secretary

Claire Ortlepp (DAP Secretariat)

Applicants and Submitters

Item 8.1

Dylan Wray (element Advisory Pty Ltd)

Item 9.1

Ben Laycock (Altus Planning)
Joe Algeri (Altus Planning)

Members of the Public / Media

Nil.

1. Opening of Meeting, Welcome and Acknowledgement

The Presiding Member declares the meeting open and acknowledges the traditional owners and pay respects to Elders past and present of the land on which the meeting is being held.

This meeting is being conducted by electronic means (Zoom) open to the public. Members are reminded to announce their name and title prior to speaking.



2. Apologies

Karen Hyde (Deputy Presiding Member)

3. Members on Leave of Absence

DAP Member, Karen Hyde, has been granted leave of absence by the Director General for the period of 6 November 2023 to 24 November 2023 inclusive.

4. Noting of Minutes

Signed minutes of previous meetings are available on the [DAP website](#).

5. Declarations of Due Consideration

Any member who is not familiar with the substance of any report or other information provided for consideration at the DAP meeting must declare that fact before the meeting considers the matter.

6. Disclosure of Interests

Member	Item	Nature of Interest
Cr Tricia Duggin	9.1	Impartiality Interest – In Cr Duggin's role as an elected member, she participated in Council meetings in relation to this application. She acknowledges that she is not bound by any previous decision or resolution of the Council and will undertake to exercise independent judgment in relation to this DAP application, and will consider the application on its planning merits.
Cr Shaye Mack	9.1	Impartiality Interest – In Cr Mack's role as an elected member, he participated in Council meetings in relation to this application. He acknowledges that he is not bound by any previous decision or resolution of the Council and will undertake to exercise independent judgment in relation to this DAP application, and will consider the application on its planning merits

7. Deputations and Presentations

- 7.1 Ben Laycock (Altus Planning) presenting in support of the recommendation for the application at Item 9.1. The presentation will address support of the recommendation although a preference for the extension to not be backdated.

The City of Swan and Shire of Serpentine Jarrahdale may be provided with the opportunity to respond to questions of the panel, as invited by the Presiding Member.



8. Form 1 – Responsible Authority Reports – DAP Applications

8.1 Lot 2 (No.7) Masonry Way, Malaga

Development Description: ATCO Gas Operations Depot (Industry-Service)
Applicant: Dylan Wray (element Advisory Pty Ltd)
Owner: ATCO Gas Australia Pty Ltd
Responsible Authority: City of Swan
DAP File No: DAP/23/02542

9. Form 2 – Responsible Authority Reports – DAP Amendment or Cancellation of Approval

9.1 Lot 104, 3 Larsen Road, Byford

Development Description: A service station, car wash, vehicle service/tyre centre, showroom/restricted retail & carpark at the subject site.
Proposed Amendments: Extension of Substantial Commencement Timeframe
Applicant: Ben Laycock (Altus Planning)
Owner: Byford Development No 3 Pty Ltd
Responsible Authority: Shire of Serpentine Jarrahdale
DAP File No: DAP/18/01419

10. State Administrative Tribunal Applications and Supreme Court Appeals

Current SAT Applications				
File No. & SAT DR No.	LG Name	Property Location	Application Description	Date Lodged
DR75/2022 DAP/18/01543	City of Joondalup	Portion of 9040 (34) Kallatina Drive, Iluka	Mixed Commercial Centre (Iluka Plaza)	02/05/2022
DR135/2023 DAP/23/02447	City of Rockingham	Lot 622 (No.2) Aurea Boulevard, Golden Bay	Proposed mixed commercial development (Golden Bay Neighbourhood Centre)	11/08/2023
DR98/2023 DAP/22/02379	City of Swan	Lot 31 (No.1487) Neaves Road, Bullsbrook	Proposed roadhouse	16/06/2023

11. General Business

In accordance with Section 7.3 of the DAP Standing Orders 2020 only the Presiding Member may publicly comment on the operations or determinations of a DAP and other DAP members should not be approached to make comment.

12. Meeting Closure