



AGENDA

FOR POLICY AND PLANNING COMMITTEE MEETING TO BE HELD ON

21 OCTOBER 2024 AT 6.30 PM

**IN LITTLE PARA CONFERENCE ROOMS, SALISBURY COMMUNITY HUB,
34 CHURCH STREET, SALISBURY**

MEMBERS

Deputy Mayor, Cr C Buchanan (Chairman)
Mayor G Aldridge
Cr B Brug
Cr L Brug
Cr J Chewparsad
Cr A Graham
Cr K Grenfell
Cr D Hood
Cr P Jensen (Deputy Chairman)
Cr M Mazzeo
Cr S McKell
Cr S Ouk
Cr S Reardon

REQUIRED STAFF

Chief Executive Officer, Mr J Harry
Deputy Chief Executive Officer, Mr C Mansueto
General Manager City Infrastructure, Mr J Devine
General Manager Community Development, Mrs A Pokoney Cramey
General Manager City Development, Ms M English
Manager Governance, Mr R Deco

APOLOGIES

LEAVE OF ABSENCE

PRESENTATION OF MINUTES

Presentation of the Minutes of the Policy and Planning Committee Meeting held on 16 September 2024.

REPORTS

Administration

1.0.1 Future Reports for the Policy and Planning Committee..... 9

For Information

1.2.1 Annual Report of the Council Assessment Panel for 2023/24..... 11

QUESTIONS ON NOTICE

There are no Questions on Notice.

MOTIONS ON NOTICE

There are no Motions on Notice.

OTHER BUSINESS

(Questions Without Notice, Motions Without Notice, CEO Update)

ORDERS TO EXCLUDE THE PUBLIC

1.4.1 Salisbury North Oval Precinct Plan – Update and Next Steps Recommendation

Pursuant to section 83(5) of the *Local Government Act 1999* the Chief Executive Officer has indicated that, if the Policy and Planning Committee so determines, this matter may be considered in confidence under Part 3 of the *Local Government Act 1999* on grounds that:

1. Pursuant to Section 90(2) and (3)(b)(i) and (b)(ii) of the *Local Government Act 1999*, the principle that the meeting should be conducted in a place open to the public has been outweighed in relation to this matter because:
 - it relates to information the disclosure of which could reasonably be expected to confer a commercial advantage on a person with whom the council is conducting, or proposing to conduct, business, or to prejudice the commercial position of the council; and
 - information the disclosure of which would, on balance, be contrary to the public interest.
2. In weighing up the factors related to disclosure,
 - disclosure of this matter to the public would demonstrate accountability and transparency of the Council's operations
 - Commercial in confidence reasons (b)(i) and sensitive information on lease and licences (b)(ii).

*On that basis the public's interest is best served by not disclosing the **Salisbury North Oval Precinct Plan – Update and Next Steps** item and discussion at this point in time.*
3. Pursuant to Section 90(2) of the *Local Government Act 1999* it is recommended the Policy and Planning Committee orders that all members of the public, except staff of the City of Salisbury on duty in attendance, be excluded from attendance at the meeting for this Agenda Item.

CLOSE



**MINUTES OF POLICY AND PLANNING COMMITTEE MEETING HELD IN LITTLE
PARA CONFERENCE ROOMS, SALISBURY COMMUNITY HUB,**

34 CHURCH STREET, SALISBURY ON

16 SEPTEMBER 2024

MEMBERS PRESENT

Deputy Mayor, Cr C Buchanan (Chairman)
Mayor G Aldridge
Cr B Brug
Cr L Brug
Cr J Chewparsad
Cr A Graham
Cr K Grenfell
Cr D Hood
Cr P Jensen (Deputy Chairman)
Cr M Mazzeo
Cr S McKell
Cr S Ouk
Cr S Reardon

STAFF

Chief Executive Officer, Mr J Harry
Deputy Chief Executive Officer, Mr C Mansueto
A/General Manager City Infrastructure, Mr C Haskas
A/General Manager Community Development, Ms V Haracic
A/General Manager City Development, Ms S Klein
Governance Support Officer, Ms M Prasad
Assessment Manager, Mr C Zafiropoulos
Manager Community Experience, Ms C Kroepsch
Organisational Development Lead, Mr R Scholtz
Team Leader Open Space Assets & Urban Streetscape, Mr C Johansen
Manager Infrastructure Design & Delivery, Mr J Collins
Manager People & Performance, Ms K Logan
Club Leasing Officer, Ms S McEwen

The meeting commenced at 6.30pm.

The Chairman welcomed the Elected Members, members of the public and staff to the meeting.

APOLOGIES

Nil.

LEAVE OF ABSENCE

Nil.

PRESENTATION OF MINUTES

Moved Cr P Jensen
Seconded Cr B Brug

The Minutes of the Policy and Planning Committee Meeting held on 19 August 2024, be taken as read and confirmed.

CARRIED

REPORTS

Administration

1.0.1 Future Reports for the Policy and Planning Committee

Moved Cr L Brug
Seconded Cr A Graham

That Council:

1. Notes the report.

CARRIED

For Decision

1.1.1 Renascor Battery Anode Material Facility, Robinson Road, Bolivar - Environmental Impact Statement Consultation

Pursuant to Section 75 of the Local Government Act 1999 Cr C Buchanan declared a Material Conflict of Interest on the basis of his employment. Cr C Buchanan stated that he will deal with the Conflict by leaving the meeting.

Cr C Buchanan vacated the Chair and left the meeting at 6:31pm.

Deputy Chairman, Cr P Jensen assumed the chair at 6:31pm.

Moved Cr S McKell
Seconded Mayor G Aldridge

That Council:

1. Approves the draft submission to The Minister for Planning on the *Renascor Battery Anode Material Facility, Robinson Road, Bolivar - Environmental Impact Statement* provided in Attachment 1 (Item No. 1.1.1, Policy and Planning Committee, 16 September 2024).
2. Authorises the Chief Executive Officer or delegate to finalise the draft submission in accordance with Council deliberations.

CARRIED
UNANIMOUSLY

Cr C Buchanan returned to the meeting at 6:32pm and assumed the Chair.

QUESTIONS ON NOTICE

There were no Questions on Notice.

MOTIONS ON NOTICE

There were no Motions on Notice.

OTHER BUSINESS

(Questions Without Notice, Motions Without Notice, CEO Update)

There were no Other Business Items.

The meeting closed at 6.32pm.

CHAIRMAN.....

DATE.....

ITEM	1.0.1
	POLICY AND PLANNING COMMITTEE
DATE	21 October 2024
HEADING	Future Reports for the Policy and Planning Committee
AUTHOR	Michelle Whibley, PA to General Manager, City Development
CITY PLAN LINKS	4.2 We deliver quality outcomes that meet the needs of our community
SUMMARY	This item details reports to be presented to the Policy and Planning Committee as a result of a previous Council resolution. If reports have been deferred to a subsequent month, this will be indicated, along with a reason for the deferral.

RECOMMENDATIONThat Council:

1. Notes the report.

ATTACHMENTS

There are no attachments to this report.

1. BACKGROUND

- 1.1 Historically, a list of resolutions requiring a future report to Council has been presented to each committee for noting.

2. REPORT

- 2.1 The table below outlines the reports to be presented to the Policy and Planning Committee as a result of a Council resolution.

Meeting Item	- Heading and Resolution	Officer
18/12/2023 MWON2	Royal Commission into Domestic, Family and Sexual Violence 2. Consider the recommendation of the Royal Commission and requests the administration to bring back a report for information regarding opportunities arising from the Royal Commission recommendations.	Amy Pokoney-Cramey
Due:	May 2025	

4. CONCLUSION / PROPOSAL

- 4.1 Future reports for the Policy and Planning Committee have been reviewed and are presented to Council for noting.

ITEM	1.2.1
	POLICY AND PLANNING COMMITTEE
DATE	21 October 2024
HEADING	Annual Report of the Council Assessment Panel for 2023/24
AUTHOR	Chris Zafiroopoulos, Assessment Manager, City Development
CITY PLAN LINKS	3.4 Our urban growth is well planned and our centres are active 4.2 We deliver quality outcomes that meet the needs of our community
SUMMARY	The Council Assessment Panel Annual Report for 2023/24 provides an outline of the activities and performance of the Panel and advice on trends and issues for the period.

RECOMMENDATION

That Council:

1. Notes the Annual Report of the Council Assessment Panel for 2023/24 as included in Attachment 1 (Item 1.2.1, Policy and Planning Committee, 21 October 2024).

ATTACHMENTS

This document should be read in conjunction with the following attachments:

1. Council Assessment Panel Annual Report 2023/24

1. BACKGROUND

- 1.1 Council is required to establish the Council Assessment Panel to act as a relevant authority for Council for the purposes prescribed in the *Planning, Development and Infrastructure Act 2016*.
- 1.2 The General Operating Procedures of the Panel provide that an annual report is provided to Council via the appropriate Standing Committee. This report provides an outline of the activities and performance of the Panel and advice to Council on trends and issues over the 2023/24 financial year.

2. REPORT

- 2.1 The Council Assessment Panel Annual Report for 2023/24 is provided in Attachment 1.

3. CONCLUSION / PROPOSAL

- 3.1 The Council Assessment Panel Annual Report for 2023/24 be noted.



2023/24
Annual Report
of the
Salisbury Council Assessment Panel

27 August 2024

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BACKGROUND

- 1.1 Council is required to establish a Council Assessment Panel (CAP) to assess and determine development applications assigned to the Panel under the *Planning, Development and Infrastructure Act 2016* (the Act).
- 1.2 The Panel has established in its General Operating Procedures a process to provide Council an annual report via the appropriate Standing Committee. This report provides an outline of the performance of the Panel and advice to Council on trends and issues.
- 1.3 The Panel endorsed this report at its meeting held 27 August 2024.

REPORT

Overview of the Panel

- 1.4 In accordance with the Act, Council has appointed five members to the Panel comprising four independent members and one elected member. A deputy elected member has also been appointed for this term.

Mr T Mosel	Presiding Member
Mr R Bateup	Independent Member
Ms C Gill	Independent Member
Mr J Botten	Independent Member
Mr B Brug	Elected Member
Ms S Reardon	Deputy Elected Member

- 1.5 The Act provides that an Assessment Panel will be a relevant authority (planning and building) in relation to a proposed development that is to be undertaken within the area of a council, unless another authority is prescribed by the Act or regulations (section 93 of the Act). The Assessment Panel is designated the relevant authority for Performance Assessed development under section 107 of the Act where notice of the application must be given under section 107(3) of the Act.
- 1.6 The Panel takes considerable effort in providing an environment for hearing representors in a way to encourage participation, recognising that for some members of the community presenting to a formal committee in front of a gallery can be an intimidating experience.
- 1.7 The Panel has established General Operating Procedures in accordance with the requirement under the Act. A copy of the General Operating procedures is published on Council's website.

Statutory Functions of the Panel

- 1.8 The Act has established specific statutory functions for the Council Assessment Panel, including that the Panel is assigned as a relevant authority in its own right under the Act.
- 1.9 The Panel is required to consider the following additional administration matters under the Act:
 - Delegations.
 - Policy for the Assessment Panel review of Decisions of the Assessment Manager.

- Standing referral for Building Rules Assessment.
- Procedure for Appeals.

Delegations

- 1.10 In the exercise of its duties, the Panel has provided delegations to Council staff to undertake specific duties and exercise powers on its behalf in relation to planning applications.
- 1.11 Delegations are necessary for an effective and efficient development assessment system to achieve outcomes prescribed under the Act. Tasks delegated to Council staff facilitate the assessment process. The Panel reviews its delegations annually. The current delegations provide for the Assessment Manager to determine development applications:
- Where no valid representations are received; or
 - All valid representations are withdrawn; or
 - No valid representor wishes to be heard.
- 1.12 The Assessment Manager provides the Panel a quarterly report for all the development applications considered under delegated authority. The Assessment Manager determined twenty seven (27) development applications under delegated authority in this period.

Policy for the Assessment Panel review of Decisions of the Assessment Manager

- 1.13 The Act provides that where the application is made to an Assessment Manager, a person who has applied for the development authorisation may apply to the Assessment Panel for a review of a prescribed matter. A prescribed matter essentially includes any aspect of the development application. The Local Government Association has provided templates for this process and the Panel has adopted a procedure to facilitate this process. The procedure is published as part of the Panel's General Operating procedures.
- 1.14 A person that has the benefit of this review may also still apply to the Environment, Resources and Development Court (ERD Court) for a full hearing of the matter. The person may also appeal against the review decision of the Panel.
- 1.15 There was one application for the Panel for a review of a decision by the Assessment Manager for this period. The Applicant sought a review of the decision of the Assessment Manager to Refuse the development application for *Land Division (1 into 2) Conventional. Retain existing dwelling. Carport* at 24 O'Grady Drive, Para Hills. On review of the application decision, the Panel resolved to affirm the decision of the Assessment Manager.

Standing referral for Building Rules Assessment.

- 1.16 The Act assigns the Panel as the relevant authority for the Building Rules Assessment where the applicant does not nominate a building certifier for the building assessment. The Act provides that Panels may refer a proposed development which involves the assessment of the Building Rules to the council for the area in which the proposed development is to be undertaken. The Panel has referred the building rules assessment to Council, which was considered by Council at its meeting December 2020 and Council delegated these functions to the Chief Executive Officer.

Procedure for Appeals

- 1.17 The Panel has been assigned a relevant authority in its own right under the Act. The implication of this change is that the Panel is the respondent to appeals against their decisions, rather than the Council. There were no appeals lodged against the decision of the Panel during this period.
- 1.18 An appeal matter from the previous period was determined by the courts during this period. The appeal matters are summarised below.

Applicant Appeal to Environment, Resources and Development Court, Development Holdings Pty Ltd v City of Salisbury Assessment Panel (ERD-23-000053) - Development Application 23002678

The Applicant appealed against the decision of the Panel on 28 May 2023 to refuse the development application for a *Childcare Centre ('pre-school') with associated car parking, landscaping, signage, retaining walls and fencing* at 61 Stanford Road, Salisbury Heights.

The ERD Court hearing was held 20-22 September 2023. The Court issued its judgment on 1 February 2024 overturning the Panel's decision and approving the development application.

The Panel considered further legal advice in relation to the decision and the prospects of an appeal against the decision of the ERD Court to the Supreme Court. The confidential advice was that there are grounds of appeal which are reasonably arguable, relating to the way in which the Commissioner construed the Plan. As a result of this advice, the Panel resolved to lodge an appeal to the Supreme Court. The appeal against the ERDC judgment to approve the childcare centre was dismissed by the Supreme Court in a judgement released on 12 July 2024. A separate report on the implications of this decision has been prepared for the consideration of Council.

- 1.19 There are three appeal matters from the previous years that are still pending. The matters have been deferred at the request of the appellant, who is the same appellant for all three matters, to enable them to consider alternative proposals.

Applicant Appeal to Environment, Resources and Development Court, Tony Maiello (N27 Pty Ltd) v City of Salisbury (ERD-22-000014) - Development Application 361/1618/2020/2A

The Applicant appealed against the decision of the Panel to refuse the development application to *retain the existing two storey residential flat building (comprising six (6) dwellings), demolition of the existing utilities building, construction of three (3) two-storey group dwellings and pergola, vehicular access from the rear laneway (public road), alterations to on-site carparking, retaining walls, fencing, landscaping and provision of communal areas* at 173-175 Park Terrace, Brahma Lodge. The applicant presented two alternative proposals in response to the decision of the Panel but the amendments did not address the concerns of the Panel. The applicant has requested and received a number of adjournments from the Court to await the outcome of a development application lodged over another site within the Council area before determining whether to proceed to trial in this appeal.

Applicant Appeal to Environment, Resources and Development Court, Tony Maiello (N43 Pty Ltd) v City of Salisbury (ERD-22-000022) - Development Application 22031953

The Applicant has appealed against the decision of the Panel to affirm the decision of the Assessment Manager to refuse the development application for the *Construction of Two (2) Single Storey Group Dwellings in Association with Four (4) Existing Single Storey Group Dwellings, Shared Driveway, Visitor Car Parking and Landscaping* at Unit 1-2, 30 Shepherdson Road, Parafield Gardens. This appeal has been adjourned at the request of the appellant to enable the submission of a revised proposal.

A revised proposal (Development Application 23013692) has been submitted for two ancillary accommodation buildings. Having sought a legal opinion, the applicant was advised that the nature of development has been determined to be *'Two (2) single storey group dwellings in association with four (4) existing single storey group dwellings'*. The applicant has been requested to advise if they wish for Council to verify the application as two additional group dwellings. At this time, no response has been provided to Council on this application.

Applicant Appeal to Environment, Resources and Development Court, N43 Pty Ltd v City of Salisbury (ERD-24-000009) - Development Application 23023699

The applicant submitted a development application with another planning accredited authority for Two Ancillary Buildings at Unit 1-2, 30 Shepherdson Road, Parafield Gardens, SA 5107. The application was subsequently lodged with Council for development approval – having obtained both planning consent and building consent from accredited professionals.

Council staff received legal advice and wrote to the applicant to advise that Council considers it cannot grant a development approval to the proposed development as it considers the planning consent to have been granted contrary to the Planning, Development and Infrastructure Act 2016 per *Mundy v City of West Torrens [2016] SAERDC 30*. In particular, the proposal comprises two (2) new group dwellings on each allotment. The planning consent assessment pathway is performance assessed, not deemed-to-satisfy and the planning consent is not considered to have legal effect as it was not assessed or determined by the correct relevant authority.

The development application was refused (and the applicant invited to submit a new planning application for this development, to the correct relevant authority).

The applicant appealed this decision.

At this time, the N27 and N43 matters listed above (three separate matters) will follow the same ERD Court schedule, and therefore, all matters are presently adjourned. The Applicant has advised they are awaiting the outcome of the *'Ancillary Accommodation and Student Accommodation Definitions Review Code Amendment'* which is expected to be approved soon, before progressing any further argument for this appeal.

Panel Performance

- 1.20 The Panel held nine (9) meetings over the period and considered ten (10) development applications. The option of attending meetings by electronic means was made available to all attendees where requested.
- 1.21 The Panel approved nine (9) development applications and affirmed the decision to refuse one (1) development application by the Assessment Manager during this period. An overview of the development applications considered by the Panel is provided in Attachment 1.
- 1.22 A summary of key statistics is provided in the table below.

	2022/23	2023/24
Overview		
Meetings	10	9
Applications	17	10
Applications with representors	9	9
Business Items		
Delegations, Quarterly Reports from Assessment Manager, Operating Procedures, Appeal Matters	11	13
Decisions		
Approve	13	9
Refuse	3	1
Defer	1	0
Deemed Consent	0	0
ERD Court Appeals		
Applicant	2	0
ERD Court Decisions		
Compromise	0	0
Appeal withdrawn	1	0
Appeal upheld	0	0
Appeal dismissed	0	0
Still pending	3	2

- 1.23 While the number of applications considered by the Panel is low, they often represent the more complicated and contentious proposals, where representors have objected to a proposal or an element of a proposal. A total of nine (9) applications considered by the Panel included verbal submissions from representors.
- 1.24 The Panel considered a relatively broad range of development applications including residential infill development, major Council developments, commercial and industrial developments with residential interface issues.
- 1.25 The applications that are not considered by the Panel are assigned by the Regulations to either the Assessment Manager, State Commission Assessment Panel or in the case of a Deemed to Satisfy Development, an applicant may choose to use an Accredited Professional.

Key Policy and Operational Issues

- 1.26 The Panel made a submission to the Expert Panel on Planning reform in 2022 raising concerns with the Planning & Design Code policy for non-residential uses in the General Neighborhood Zone. The Panel highlighted that in the assessment of two development applications proposing non-residential uses within the General Neighbourhood Zone, a combination of permissibility intended by the zone, together with policy expression, created some uncertainty in the assessment process. The Panel's submission recommended consideration be given to better guidance on residential amenity and character to determine the appropriateness of these non-residential uses. The Expert Panel has not explicitly addressed this matter in their recommendations that were provided to the government.
- 1.27 Furthermore, the recent Supreme Court judgement (Development Holdings v City of Salisbury Assessment Panel) that dismissed the Panel's appeal against the ERDC judgement to approve the childcare centre has reinforced the policy setting that supports increased permissibility of non-residential uses within the residential types zones.
- 1.28 The second matter raised with the Expert Panel recommended consideration be given to clarifying the role of Elected Members on the Panel, when a Council makes a representation on a development application before the Panel. This is an important governance question that has arisen for both the Elected Member on Panel whose participation has been challenged by applicants, as well as the community in clarifying the role of the Panel, as distinct from Council, under this legislative scheme. It is noted that the Expert Panel on Planning reform has made the following comments and recommendations that are relevant to this matter and The Panel will await further information as the government implements the various recommendations in time.

...the [Expert] Panel has also identified a need for Elected Members to receive further education on their role in the planning system, and specifically how they are able to interact with it and/or function as community advocates, irrespective of whether they are the nominated Elected Member CAP representative. This view is based on the Panel hearing Elected Members expressing conflicting advice on how they can and cannot participate in the system.

Presiding Member General Comments

- 1.29 The Panel has previously reported that its experience with more permissive policy change under the Planning and Design Code has not been appreciated by communities when making submissions to the Panel. The concerns have been with the potential impact on residential areas arising from the directions in the Planning and Design Code to introduce small scale commercial uses and larger community uses without any further locational criteria being available to guide the assessment process.
- 1.30 The Panel made a submission to the Expert Panel on Planning Reform in 2022 on this matter. As discussed earlier in this report, the Expert Panel has not explicitly addressed this matter in their recommendations that were provided to the government. Furthermore, the recent Supreme Court judgement (Development Holdings v City of Salisbury Assessment Panel) that dismissed the Panel's appeal against the ERDC judgement to approve the childcare centre, has reinforced the policy setting that supports increased permissibility of non-residential uses within the residential types zones. While the Panel will continue to exercise its professional

judgement, the outcome may not be consistent with the current community expectations for non-residential development proposals in residential areas. The Council may wish to give further consideration to the implication of this policy direction.

- 1.31 As I have previously mentioned, one of the many functions of the Presiding Member is to ensure that those in attendance understand the independence of the CAP, that those who are entitled to make representations are able to do so in a comfortable and non-threatening environment and in a manner able to be clearly heard and understood by the CAP, that the discussion fully utilises the professional experience and expertise of all Panel Members, and the decisions made with common sense appropriately balancing the public interest as expressed in the planning policy with the interests of the applicant. The Panel has continued to deliberate the matters before it in this way.
- 1.32 The Panel continues to place a heavy reliance on the professionalism of the planning staff in performing all the specific statutory functions under the Act. This includes having the necessary operating procedures, policies and delegations. The Panel has maintained delegations to Council staff to determine development applications where representors have chosen not to make a verbal submission to the Panel. This has proven to be effective in providing exceptional customer service and efficient timeframes within allocated resources. The Panel receives a report of all the applications determined under delegated authority by the Assessment Manager on a quarterly reports as an oversight to these delegated decisions. The Panel will continue to review operations and monitor applications determined under delegated authority.

CONCLUSION

- 1.33 The Council Assessment Panel Annual Report for 2023/24 summarises the activities and outcomes of the Panel over the preceding financial year. The Panel is operating effectively, and reaching decisions on development applications following consideration of relevant matters under the Planning and Design Code in accordance with its operating procedures. Accordingly, this Report is submitted to Council for noting.

ATTACHMENT 1: APPLICATIONS CONSIDERED JULY 2023 - JUNE 2024

Meeting Date	Application Number	Address	Proposal Description	Decision	Representors / No. verbal
25 July 2023	Applicant Appeal to ERD Court, Development Holdings Pty Ltd v City of Salisbury Assessment Panel (ERD-23-000053) - Development Application 23002678				
	Assessment Manager Quarterly Report – April to June 2023				
	23013367	493 Bridge Rd, Para Hills	Change in Use from Detached Dwelling to Office with associated Carparking, Freestanding Internally Illuminated Sign and Landscaping	Approve	Received – 1 Heard – 1
	22039606	14 Barndioota Road Salisbury Plain	Transport Depot with Associated Office (Unit 3)	Approve	Received – 3 Heard – 2
29 August 2023	22035526	24 O’Grady Drive, Para Hills	Review of Assessment Manager Decision to Refuse Planning Consent and Land Division Consent to development application	Affirm Decision to Refuse	Appellant - 2
	Annual Report of the Council Assessment Panel for 2023/24				
	Review of Assessment Manger Decision Policy				
26 September 2023	Delegations				
	Case Law Update				
24 October 2023	23010242	11-17 Orange Avenue, 15-21 and 23 Brown Terrace Salisbury	Construction of a community housing development comprising 10 single-storey dwellings, a two-storey supported accommodation building with 16 units, 4 single story dwellings for high needs care, a community hall and associated internal roads, car parking, landscaping and fencing	Approve	Not required
	23025281	12, 14 & 16 Shepherdson Rd, Parafield Gardens	Construction of a Two-Storey Childcare Centre with Associated Car Parking, Landscaping and Boundary Acoustic Fencing	Approve	Received – 5 Heard – 1
	23008326	4 Dan Street, Mawson Lakes		Approve	Received – 12 Heard – 4
	Assessment Manager Quarterly Report – July to September 2023				
19 December 2023	CAP Meeting Procedures				
	Salisbury Strategic Planning Presentation				
	Council Assessment Panel Meeting Schedule				
30 January 2024	23004431	Hausler Reserve, Paralowie,		Approve	Received – 3 Heard – 1
	Assessment Manager Quarterly Report – October to December 2023				
5 February 2024	Applicant Appeal to ERD Court, Development Holdings Pty Ltd v City of Salisbury Assessment Panel (ERD-23-000053) - Development Application 23002678				
27 February 2024	23022307	21-77 Globe Derby Drive, Globe Derby Park	Staged Land Division comprising creation of Twenty-Three (23) Allotments from Four (4) Allotments, Public Roads, Reserves and associated excavation, filling, retaining walls, acoustic fence and tree damaging activity (removal of 6 Significant and 20 Regulated Trees) Stage 1 – Allotments 6-11 and 16-22, Reserves and Roads (providing connection to Port Wakefield Road and Globe Derby	Approve	Received – 52 Heard – 33

Item 1.2.1 - Attachment 1 - Council Assessment Panel Annual Report 2023/24

Meeting Date	Application Number	Address	Proposal Description	Decision	Representors / No. verbal
			Drive) Stage 2 – Allotments 1-5 and 12-15, completion of Road including cul-de-sac head and acoustic fence		
	23028052	24-30 Kaurna Avenue, Edinburgh	Placement of Thirty-One (31) Shipping Containers to southern side of industrial building (for storage of paperwork and office materials) (Amendment to Development Application 22006655)	Approve	Received – 3 Heard – 2
23 April 2024	23003207	Harry Bowey Reserve – Allotments 42 and 43 Goddard Drive, Salisbury Park	Tree climb facility with associated office, shop, signage and car parks (Located within Harry Bowey Reserve)	Approve	Received – 63 Heard – 27
Assessment Manager Quarterly Report – January to March 2024					

The Panel also considers a standing information report on the status of appeals matters and deferred Items at each meeting that is not included in the above table.