



Metro Inner Development Assessment Panel Minutes

Meeting Date and Time: Tuesday, 16 April 2024; 09:30am
Meeting Number: MIDAP/7
Meeting Venue: 140 William Street, Perth
Public Observing: Online

This DAP meeting was live streamed open to the public rather than requiring attendance in person.

A recording of the meeting is available via the following link:
[MIDAP/7 - 16 April 2024 - City of Perth](#)

PART A – INTRODUCTION

1. Opening of Meeting, Welcome and Acknowledgement
2. Apologies
3. Members on Leave of Absence
4. Noting of Minutes

PART B – CITY OF PERTH

1. Declaration of Due Consideration
2. Disclosure of Interests
3. Form 1 DAP Applications
4. Form 2 DAP Applications
 - 4.1 Lot 130 (641-643) Wellington Street, Perth – 16 Storey mixed use building containing ground floor commercial and student accommodation on the upper levels – DAP19/01650
5. Section 31 SAT Reconsiderations

PART D – OTHER BUSINESS

1. State Administrative Tribunal Applications and Supreme Court Appeals
2. General Business
3. Meeting Closure



| Attendance | |
|---|-------------------------------|
| <i>Specialist DAP Members</i> | <i>DAP Secretariat</i> |
| Clayton Higham (Presiding Member) | Laura Simmons |
| Lee O'Donohue (Deputy Presiding Member) | Tenielle Brownfield |
| Peter Lee (Specialist Member) | Zoe Hendry |
| <i>Part B – City of Perth</i> | |
| <i>Local Government DAP Members</i> | <i>Officers in Attendance</i> |
| Cr Liam Gobbert | Julia Kingsbury |
| Cr Bruce Reynolds | Richard Curtis |
| | Dimitri Fotev |

| Applicant and Submitters |
|--|
| <i>Part B – City of Perth</i> |
| Abbey Goodall (Planning Solutions) Reece Hendy (TAL GP) |

Members of the Public / Media

Nil

Observers via livestream

There were 10 persons observing the meeting via the livestream.

Clayton Higham
Presiding Member, Metro Inner DAP

This document was produced on Whadjuk Noongar Boodjar



PART A – INTRODUCTION

1. Opening of Meeting, Welcome and Acknowledgement

The Presiding Member declared the meeting open at 9:37am on 16 April 2024 and acknowledged the traditional owners and paid respect to Elders past and present of the land on which the meeting was being held.

The Presiding Member announced the meeting would be run in accordance with the DAP Standing Orders 2024 under the *Planning and Development (Development Assessment Panels) Regulations 2011*.

1.1 Announcements by Presiding Member

The Presiding Member advised that panel members may refer to technical devices, such as phones and laptops, throughout the meeting to assist them in considering the information before them.

The meeting was recorded and livestreamed on the DAP website in accordance with regulation 40(2A) of the *Planning and Development (Development Assessment Panels) Regulations 2011*. Members were reminded to announce their name and title prior to speaking.

2. Apologies

Cr Viktor Ko (Local Government Member, City of Perth)

3. Members on Leave of Absence

Nil.

4. Noting of Minutes

DAP members noted that signed minutes of previous meetings are available on the [DAP website](#).

Clayton Higham
Presiding Member, Metro Inner DAP

This document was produced on Whadjuk Noongar Boodjar



PART B – CITY OF PERTH

1. Declaration of Due Consideration

All members declared that they had duly considered the documents contained within Part B of the Agenda and Part B of the Additional Information.

2. Disclosure of Interests

Nil.

3. Form 1 DAP Applications

Nil

4. Form 2 DAP Applications

4.1 Lot 130 (641-643) Wellington Street, Perth – 16 Storey mixed use building containing ground floor commercial and student accommodation on the upper levels – DAP19/01650

Deputations and Presentations

Abbey Goodall (Planning Solutions) addressed the DAP in support of the recommendation for the application at Item 4.1

Julia Kingsbury (City of Perth) addressed the DAP in relation to the application at 4.1.

REPORT RECOMMENDATION

Moved by: Cr Liam Gobbert

Seconded by: Cr Bruce Reynolds

That the Metro Inner DAP resolves to:

1. **Accept** that the DAP Application reference DAP/19/01650 as detailed on the DAP Form 2 dated 4 January 2024 is appropriate for consideration in accordance with regulation 17 of the *Planning and Development (Development Assessment Panels) Regulations 2011*;
2. **Approve** DAP Application reference DAP/19/01650 and accompanying plans in accordance with Clause 68 of Schedule 2 (Deemed Provisions) of the *Planning and Development (Local Planning Schemes) Regulations 2015* and the provisions of City Planning Scheme No. 2, for the proposed minor amendment to the approved amendments to the approved 16 Storey mixed use building containing ground floor commercial and student accommodation on the upper levels at 641 – 643 (Lot 130) Wellington Street, Perth, subject to the following amended condition:-

Clayton Higham
Presiding Member, Metro Inner DAP



Amended Conditions

1. The development being constructed with high quality and durable materials and finishes and to a level of detailing that is consistent with the elevations and perspectives received on 5 March 2024, with the final details of the design and a sample board of the materials, colours and finishes being submitted for approval by the City prior to applying for a building permit.

Amended Advice Notes

1. This decision constitutes planning approval only and the approval shall lapse and be of no further effect if the development is not substantially commenced by 28 January 2026 as detailed on the City's extension of approval dated 21 July 2023 (City Reference: DA-2023/5201) issued under Regulation 17(A)(1) of the DAP Regulations.

All other conditions and requirements detailed on the original approval dated 7 February 2020 shall remain unless altered by this application.

The Report Recommendation was put and CARRIED UNANIMOUSLY

REASON: The panel members were unanimous in their support for the proposed changes. In doing so they noted that it met the planning framework and would not create any undue amenity impacts.

5. Section 31 SAT Reconsiderations

Nil

Clayton Higham
Presiding Member, Metro Inner DAP

This document was produced on Whadjuk Noongar Boodjar



PART D – OTHER BUSINESS

1. State Administrative Tribunal Applications and Supreme Court Appeals

The DAP noted the status of the following State Administrative Tribunal Applications and Supreme Court Appeals:

| Current SAT Applications | | | | |
|----------------------------|---------------------|--|--|-------------|
| File No. & SAT DR No. | LG Name | Property Location | Application Description | Date Lodged |
| DAP/22/02219 DR154/2022 | City of Bayswater | 589-591 (Lot 160-161) Morley Drive, Morley | Proposed Childcare Centre | 14/09/2022 |
| DAP/22/02366 DR74/2023 | City of Stirling | House Numbers 432, 438 And 440 (Lots 23, 15 And 351) Scarborough Beach Road and House Number 57 (Lot 31) Howe Street, Osborne Park | Additions - Motor Vehicle, Boat or Caravan Sales and Motor Vehicle Repair to existing Automotive Sales | 22/05/2023 |
| DAP/22/02364 DR75/2023 | City of Bayswater | 504A & 504-508 (Lot 30,4) Guildford Road, Bayswater | Proposed service station, fast food outlet and showroom development | 23/05/2023 |
| DAP/22/02317 DR81/2023 | City of Vincent | 41-43 and 45 Angove Street, North Perth | Proposed Service Station | 31/05/2023 |
| DAP/23/02480 DR184/2023 | City of Vincent | Lot 3 (37-43) Stuart Street, Perth | Proposed Unlisted Use (Community Purpose) & Alterations & Additions | |
| DAP/22/02259 DR166/2023 | City of South Perth | Lots 253 & 50 (4-8) Charles Street, South Perth | Mixed use development | 03/11/2023 |
| DAP/23/02550 DR196/2023 | City of Belmont | Lots 2, 606, 608 and 609 (No. 97-107) Great Eastern Hwy and Lots 302, 304, 305 (No.2) Acton Ave, Rivervale | Warehouse (Self Storage Facility) | 21/12/2023 |

Clayton Higham
Presiding Member, Metro Inner DAP

This document was produced on Whadjuk Noongar Boodjar



2. General Business

The Presiding Member announced that in accordance with Section 7.3 of the DAP Standing Orders 2024 a DAP member must not publicly comment on any action or determination of a DAP.

3. Meeting Closure

There being no further business, the Presiding Member declared the meeting closed at 9:43am.

A handwritten signature in cursive script, appearing to read 'Clayton Higham'.

Clayton Higham
Presiding Member, Metro Inner DAP

This document was produced on Whadjuk Noongar Boodjar