



BURWOOD LOCAL PLANNING PANEL MEETING

MINUTES OF THE MEETING OF THE BURWOOD LOCAL PLANNING PANEL held at the Conference Room, Level 1, 2 Conder Street Burwood on Thursday 21 August 2025 commencing at 6:00 PM.

Attendance

Kevin Hoffman, Chair
Brian Kirk, Expert Panel Member
Stephen Pearce, Expert Panel Member
Tom Morgan, Community Representative
Jai Reid, Manager City Development
Julian Sciarrone, Executive Assessment Planner
Dylan Chen, Development Assessment Planner
Anita Leighton, Coordinator E-Planning and Business Services

Opening of meeting

The meeting opened at 6:01 pm

The Chair opened the meeting with Acknowledgement of Country.

Apologies

There were no apologies.

Declarations of Interest

There were no declarations of interests by Panel Members.

Address by the public on agenda items

Name	Item	Speaking
Lily Zhang	DA.2025.30 – Change of use to Amusement Centre	For Recommendation (Via Zoom)
Scott Baynes	DA.2025.32 – Electric Vehicle Charger	For Recommendation (Via Zoom)
Jack Rixon	DA.2025.32 – Electric Vehicle Charger	For Recommendation (Via Zoom)

No other persons appeared to speak to the Panel regarding the Agenda.

The panel moved into closed session at 6:41pm.

Development Applications

(Item DA9/25) DA.2025.30 - Change of use to operate as an Amusement Centre (Billard, Mahjong, table games and internet gaming services), ancillary shop, construction of new signage, internal fit out and extension to operating hours of existing commercial tenancy on land at Suite 3/1, Level 2, 1-17 Elsie Street, Burwood

File No: 25/25847

LPP29/25 RESOLVED

It is recommended that this Development Application which proposes change of use to operate as an amusement centre, construction of new signage, internal fit out and extension to operating hours of existing commercial tenancy on land at Suite 3/1, Level 2, 1-17 Elsie Street to be approved subject to conditions of approval contained in **Attachment 4**.

For: Kevin Hoffman, Brian Kirk, Stephen Pearse, Tom Morgan

Against: Nil

Reasons for the decision

The Panel inspected the development site and familiarised itself with the environment. The Panel heard from the Applicant and read all the objection(s).

In reaching its decision the Panel considered the following:

- The Panel agrees with the Officer's recommendation subject amendment to Conditions of Consent to address nearby residential amenity, signage details, Plan of Management and compliance with the Building Code of Australia.

(Item DA10/25) Section 4.55(2) Modification to DA.2025.32 which approved an Electric Vehicle (EV) charging station at kerbside with integrated digital advertising signage. The modification seeks to delete condition of consent no. 3B, and relocate the Main Switch Board (MSB) and electricity pole.

File No: 25/40039

Recommendation(s)

That this Section 4.55(2) to development application no. DA.2025.32, which proposes to delete condition of consent no. 3B, and relocate the Main Switch Board (MSB) and (to be painted) metal electricity pole associated with an approved EV charging station with integrated digital advertising, situated on Council owned land on the northern side of Morwick Street, Strathfield, be approved subject to the modified conditions of approval contained in **Attachment 6**.

Reasons for the decision

The Panel familiarised itself with the environment. The Panel heard from the Applicant and has reviewed the officer's report.

- The Panel agrees with the officer's recommendation

The meeting closed at 7:37pm.