

ADDENDUM TO MINUTES OF THE LIVERPOOL LOCAL PLANNING PANEL MEETING HELD ON 29TH SEPTEMBER 2025

Panel:

Terry Sheahan	(Chair)
Noni Ruker	(Expert)
Lindsey Dey	(Expert)
Stuart Mangleson	(Community Representative)

APPLICATION NUMBER:	DA-267/2025
SUBJECT:	Works to the external façade of the existing building, comprising installation of additional louvres to improve ventilation.
LOCATION:	Civic Place, 40-52 Scott Street, Liverpool NSW 2170
OWNER:	Lot 1 DP 1293937
APPLICANT:	Knight Frank (Aust) P/L
AUTHOR:	Leena Sebastian – Monteath & Powys

Following the Panel's resolution on 29 September 2025 to approve **DA-267/2025**, Council Officers advised that conditions were inadvertently omitted from the draft conditions presented at the Local Planning Panel meeting.

The applicant has reviewed the additional conditions and confirmed that they raise no concerns.

The following conditions are to be added:

1. (B075) Fee Payments

Unless otherwise prescribed by this consent, all relevant fees or charges must be paid. Where Council does not collect these payments, copies of receipts must be provided. The following fees are applicable and payable:

- (a) Damage Inspection Fee – relevant where the cost of building work is \$20,000 or more, or a swimming pool is to be excavated by machinery.
- (b) Fee associated with Application for Permit to Carry Out Work Within a Road, Park and Drainage Reserve.

These fees are reviewed annually and will be calculated accordingly.

Condition reason: To ensure statutory or associated fees are paid prior to construction commencing.

2. (B081) Site Development Work

Site development work in the form of excavation, underpinning or shoring works must not take place, until such time as a CC has been issued.

Condition reason: To prevent unauthorised commencement of building works.

3. (B360) Construction Environmental Management Plan (CEMP)

Prior to issue of a construction certificate, a Construction Environmental Management Plan (CEMP) for the development must be provided to the Principal Certifying Authority for approval. The environmental site management measures must remain in place and be maintained throughout the period of the development. The CEMP must address all environmental aspects of the development's construction phases, and include (where relevant), but not be limited to, the following:

1. Asbestos Management Plan;
2. Project Contact Information;
3. Site Security Details;
4. Timing and Sequencing Information;
5. Site Soil and Water Management Plan;
6. Noise and Vibration Control Plan;
7. Dust Control Plan;
8. Air Monitoring;
9. Odour Control Plan;
10. Health and Safety Plan;
11. Waste Management Plan;
12. Incident management Contingency; and
13. Unexpected Finds Protocol.

The CEMP must be kept on site for the duration of the works and must be made available to Council Officers upon request.

Condition reason: To require details of measures that will protect the public, and the surrounding environment, during site works and construction.

4. (E005) Certificates

The premises must not be occupied until an Occupation Certificate (OC) is issued by the certifier. Copies of all documents relied upon for the issue of the OC must be attached to the OC and registered with Council.

Condition reason: To ensure the development is in accordance with the approval and the use meets health, safety and amenity provisions.

5. Renumber all conditions accordingly