

**LAND DEVELOPMENT CONTROL COMMITTEE
MINUTES OF THE EXTRA ORDINARY MEETING HELD ON
14 FEBRUARY 2012**

1. OUTSTANDING APPLICATIONS

11/0301 Old Time Village, Mimi Bay, East End (Block 99516B14) **George Hodge**

Approved with the following condition:

This permission is granted in **OUTLINE ONLY**. Full planning permission is required before any development commences. An application for full planning permission should be submitted to the Land Development Control Committee and shall detail all matters relating to design and siting of the structures; external appearances of the structures; traffic circulation and parking layout; drainage; treatment and disposal of sewage; and landscaping of site.

Information Clause: Please note that when applying for full planning permission all structures must to be setback in accordance with the minimum setback distances required under the Land Development Control Committee's policies.

2. PLANNING APPLICATIONS RECEIVED SINCE 27 JANUARY 2012

12/0034 Subdivision, Shoal Bay (Block 59018B/211) **Fountain Beach Residences Ltd.**

Approved with the following condition:

The proposed subdivision must within three (3) years from the approval date of its application form part of a strata lot development in accordance with the Condominium Act and Regulations. Failure to comply with the above will render the application null and void and all newly created parcels must subsequently be amalgamated.

12/0038 Dwelling House, South Hill (Block 28310B/217) **Claricia Guerrero**

Deferred for discussion with the agent regarding clarification on the description of the use stated on the application form.

12/00051 Food Van, The Valley (Block 48814B/253) **Andrea Richardson**

Refused for the following reasons:

- i. the proposal is contrary to the Government's policy relating to food vans and other stalls (approved on 31st October 2002) which seeks to control the proliferation of food vehicles and stalls in the interest of public health, safety and amenity;
- ii. the proposed development does not have any running water and the development of a food van at that particular site is considered to be dangerous and unacceptable on road safety grounds. There is particular concern regarding the potential conflict that exist with

- vehicles travelling along the main road and the patrons congregating beside the food van which is in very close proximity to the busy carriageway; and
- iii. the proposed development as sited would not provide suitable accommodation within the curtilage of the site for parking, loading and unloading of vehicles in connection with the use of the site. Such development would result in the parking of vehicles on the carriageway, thereby increasing the hazards along this section of the roadway.