



Port Augusta
CITY COUNCIL



**UNEARTH
WHYALLA**

MINUTES

UPPER SPENCER GULF REGIONAL ASSESSMENT PANEL

Minutes of the Upper Spencer Gulf Regional Assessment Panel meeting held in the Council Chamber, Civic Building, 21 Grundel Street, Whyalla Norrie, on 05 August 2025, commencing at 5.30pm

1. Welcome – Stewart Payne, Presiding Member

S Payne welcomed those in attendance and declared the meeting open.

2. Present

Panel Members:

S Payne, Presiding Member; N Stassinopoulos

Attendance via Microsoft Teams – F Barr, C Pedler OAM.

Staff/advisors: J Perone, Assessment Manager, L Trevisan, City Development Co-ordinator (WACC).

Attendance via Microsoft Teams – ATeaha, Planning Officer (PPRC), R Jones, Minutes.

Glenn Wastell, Applicant.

3. Apologies

J Hunt

4. Confirmation of Minutes

Moved F Barr

Seconded N Stassi

RAP70/25 That the minutes of meeting held on 03 June 2025 be received and adopted.

CARRIED

5. Business Arising from the Previous Minutes

Nil

6. Conflict of Interest Declarations

Nil

7. Officer Reports

7.1 Development Application 24017105

Change of land use to include 'tourist accommodation', and installation of a demountable cabin for the purpose of providing short-term tourist accommodation and installation of a shipping container (outbuilding) for the purposes of domestic storage. 46 Lighthouse Drive, Point Lowly, SA 5601.

S Payne invited Lucas Trevisan to provide an overview of the item

Lucas Trevisan addressed the Panel and gave an outline of the proposal.

Moved: N Stassinopolous

Seconded: C Pedler

RAP71/25 The Panel resolve to defer the application, pending the submission of additional information to enable a planning deliberation. Specifically the Panel requested:

- o Clarification as to whether the shipping container is to remain onsite, and if so, whether it would impede vehicle access
- o A detailed survey identifying:
 - The location of all trees/vegetation on the subject land and adjacent street verge;
 - The location and dimensions of proposed car parking spaces;
 - Vehicle manoeuvring paths and turning circles;
 - The location of the proposed on-site wastewater system.

CARRIED

7.2 Development Application 24010506

Reserved Matter.

Change of land use to Service Trade Premises (Motor Vehicle Showroom) with associated freestanding advertisements and storage shed. 32 & 34-36 Forsyth St, Whyalla SA 5600.

Moved: F Barr

Seconded: N Stassinopolous

RAP72/25 The documentation submitted by the applicant for Development Application 24010506 has satisfied the requirements of Reserved Matter 1, as resolved by the Panel on 27 August 2024.

CARRIED

8. Other business

8.1. Conditions of delegations from the Panel.

Moved: C Pedler

Seconded: F Barr

RAP73/25 A report be prepared and presented by the Assessment Manager, Jodie Perone, at the next Panel Meeting. The purpose of the report is to consider the current condition requiring referral of projects exceeding \$5 million in value to the Panel.

CARRIED

9. Close

S Payne declared the meeting closed at 6.03 pm

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Stewart Payne
PRESIDING MEMBER