



SHIRE OF YORK

TOWN PLANNING SCHEME NO. 2

APPLICATION TO AMEND, EXTEND OR CANCEL EXISTING PLANNING CONSENT

SHIRE OF YORK		SY037-04/18
FILE	PA1.9	APPENDIX A
OFFICER	CARLY	INITIALS
21 FEB 2018		
REFERRED TO COUNCIL		764867
DATE		INITIALS

Date Received 21/2/18 Receipt No. 224700 OFFICE USE ONLY Total Fees Paid 85.00  
 Application fee \$85.00 Advertising Fee (if applicable) \$177.00

REQUEST FOR: (please tick)

- Extension of planning consent (i.e. extension of time allowed for the commencement of development)
- Modification of planning consent (minor modification to approved plans)\*
- Cancellation of planning consent (no fee applicable)

EXISTING PLANNING CONSENT REFERENCE NUMBER: Issued 13 August 2015 and further amended by SAT

OWNER DETAILS:

NAME: Wealth Balance Pty Ltd at P Cowin Paskett Family Trust trading as Lancelville  
 ADDRESS: 18 Panmure Road York POSTCODE: 6302  
 PHONE:(WORK): 04077840 (HOME): \_\_\_\_\_ FAX: \_\_\_\_\_ EMAIL: lancelville.monor@bigpond.com  
 CONTACT PERSON: Sandra Paskett  
 SIGNATURE: P. Rylow DATE: 21/2/2018  
 SIGNATURE: Sandra Paskett DATE: 21/2/2018

The signature of the owner(s) is required on all applications. This application will not proceed without that signature. For the purposes of signing this application an owner includes the persons referred to in the Planning and Development (Local Planning Schemes) Regulations 2015 Schedule 2 clause 62(2).

PROPERTY DETAILS:

LOT NO: land 2 HOUSE NO: 18  
 STREET NAME: Panmure Rd SUBURB: York  
 DIAGRAM/PLAN NO: D497 VOLUME NO: \_\_\_\_\_ FOLIO NO: \_\_\_\_\_  
 DIAGRAM/PLAN NO: \_\_\_\_\_ VOLUME NO: \_\_\_\_\_ FOLIO NO: \_\_\_\_\_

DETAILS OF ORIGINAL APPLICATION:

547

DETAILS OF REQUEST: Please attach additional details where necessary

See attached supporting letter - abutment block

REASON / JUSTIFICATION FOR REQUEST: Please attach additional justification where necessary

\_\_\_\_\_

ACCEPTANCE OFFICERS INITIALS: \_\_\_\_\_ DATE RECEIVED: 21/2/18  
 LOCAL GOVERNMENT REFERENCE NUMBER: \_\_\_\_\_

\* When requesting a modification to approved plans, please include 3 copies of the proposed modified plans



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Wealth Balance Pty Ltd  
Atf The Cowin Paskett Family Trust  
ACN: 121 628 439  
18 Panmure Rd  
YORK WA 6302

21<sup>st</sup> February 2018

Mr Paul Martin, CEO  
Ms Carly Rundle, Senior Planner  
Shire of York  
1 Joaquina Street  
YORK WA 6302

**Application to Extend Existing Planning Consent - Laurelville, 18 Panmure Rd York**

Dear Paul and Carly

Please find attached an Application to Extend the existing Planning Consent issued on 13 August 2015 and further amended by SAT.

As you are aware, our intention is to undertake a significant upgrade of Laurelville with the intention of creating a facility that will enable Laurelville to become an iconic 'Destination Tourism' facility that will attract outside visitors to York in general and Laurelville specifically.

This development will require significant capital investment and thoughtful consideration of the concepts, a process that is likely to take at least 2 years from planning to execution.

As you are aware, the investment in this process has always been dependant on finalisation of approval for an onsite restaurant, as this has always been key to the financial viability of the concept as a whole, and we were not prepared to undertake further investment without this approval. Planning approval for the restaurant has been an extended process with two applications required over a period of years, with final approval of the second application finally being granted last week (16<sup>th</sup> February 2018).

Finalisation of the approval now allows us to recommence our investment considerations, commencing with an overall site development concept plan that does not have a separate 'toilet block' but has appropriately designed up market rest rooms as an integrated part of a restaurant/function facility.

There are many factors to consider with respect to the development – including style, costs, site location, facilities, impact to the amenity of surrounding properties and visual integration into the existing location. If the development is to fulfil its potential an architect needs to be employed and

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# Laureville

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we need to work with the Shire to get this right if the outcome is to be something that enhances the existing facilities whilst at the same time becoming something that is iconic for York.

To do this, we will need to spend an appropriate amount of time and thus request a 24 month extension from today of the approval for the temporary ablutions block which we require on site until an integrated permanent facility has been constructed elsewhere on site.

Note that in the existing operating model, whereby a marquee is required on the lawn, there is no other appropriate location for the block. However, it is only in place for the duration of the functions (usually some weeks in Autumn and Spring) and is removed for the months when functions have not been booked. The screening originally placed around the West and South sides of the block will be restored, either with the original pallets or with brush screening (which might be more impervious to termites). Additionally, plant screening commenced in 2017 on the West side of the block and planting will also now commence on the South Side.

Thank you for your consideration of this application – we look forward to working with you on development of the concept plan.

Yours faithfully



Philip Cowin

Director

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