

## Conflict of Interest Management Controls

*Council-related Development Applications Policy* – applies to all applications lodged from 3 April 2023, including preliminary meetings held prior to lodgement.

Any matter must be referred to the Executive Manager Development Assessment (or delegate) and the issue of appropriate management controls must be an agenda item for discussion at the meeting, with the proposed approach recorded as part of the minutes of the meeting.

Application number:	DA2023/1708
Address:	North Manly Bowling Club
Description:	Demolition works and construction of a Recreation Facility (indoor) with signage
Applicant:	Ian Hardy
Land owner:	Northern Beaches Council

**council-related development** means development for which the council is the applicant developer (whether lodged by or on behalf of council), landowner, or has a commercial interest in the land the subject of the application, where it will also be the regulator or consent authority)

## Conflict of Interest risk assessment

Does a potential conflict of interest exist:	<ol style="list-style-type: none"> <li>1. Council is the land owner.</li> <li>2. Council’s Property Team had discussions with other internal departments including Development Engineers, Road Assets, and Traffic, as due diligence in preparation of suggesting that the site was appropriate to go out to the market to seek Expressions of Interest for a community use.</li> <li>3. Council’s Property Team went to market with a project delivery deed that included a lease. The field of applicants were shortlisted with the elected Council choosing Manly Warringah Gymnastics as the successful tender.</li> <li>4. Council’s Property Team partially financed an initial report – being a Geotechnical report.</li> <li>5. Council’s Property Team have had minor involvement in design discussions, such as height, café location, etc, prior to the DA submission.</li> <li>6. Council will gain financially if this DA is approved. Council will charge Manly Warringah Gymnastics rent/a lease fee.</li> <li>7. Council’s Property Team has a project steering committee that are involved in checking that the applicant is meeting the deliverables on their timeline. This steering committee will be in place until the development is either complete or cancelled.</li> </ol>
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## Level of Risk

### Policy Definitions

Low	Medium	High
See below <u>Determined under delegation by Council staff</u>	Any application where the <u>Local Planning Panel</u> is the consent authority or where council has resolved to provide a grant	Any application where <u>the Sydney North Planning Panel</u> is the consent authority or where the CEO determines it high risk

Level of Risk		
		<b>High</b>

## Management Controls

Policy Controls		
Low	Medium	High
NA	Written records kept of all correspondence with applicant or representative of applicant, all substantial discussions are held in formal meetings which are documented	Written records kept of all correspondence with applicant or representative of applicant, all substantial discussions are held in formal meetings which are documented
Likely Controls for Development Application		
Assessed by Council staff	External independent assessment	External independent assessment
Determined by Local Planning Panel unless excluded in Ministerial Directions	Determined by Local Planning Panel	Determined by Sydney North Planning Panel
	External Certification of Construction Certificate	External Certification of Construction Certificate

Completed by:



Peter Robinson  
Executive Manager Development Assessments

Date: 18/12/2023