



Our reference: P-456632-N2Y4
Contact: Gavin Cherry – Development Assessment Coordinator
Telephone: (02) 4732 8125

24 March 2023

Department of Planning and Environment
Attn: Chris Eldred

Email: Christopher.Eldred@planning.nsw.gov.au

Dear Chris.

RE: SUBMISSION TO DA 23/907 - HADLEY PARK HOMESTEAD WORKS

Thank you for providing Penrith City Council with the opportunity to comment on the above development application.

The proposal has been discussed with Council's Independent Heritage Advisor and the following comments are identified as a submission to the proposal for your consideration and address in the assessment process:-

- The Statement of Heritage Impact is referring to a 2009 Conservation Management Plan however Council believes there is a 2014 Conservation Management Plan. This discrepancy in referencing and assessment warrants review and clarification / amendment.
- The proposal seeks to remove concrete flooring for the verandah with replacement paving. Clarification is sought as to the reasoning for the materials selected and submission of evidence relating to previous brickwork which has informed the proposed works
- The proposal indicates reconstruction of the weatherboard cottage chimney using salvaged brickwork. Clarification is sought on whether the salvaged bricks have been stored on ground due to potential risk of degradation. Details of the storage method and address of possible salinity impacts is requested.
- Council supports the indication Section 60 conditions however the following additional conditions are requested to be imposed should the application be approved:-
 - i. *"A suitability qualified Heritage Architect and Landscape Architect is to be employed throughout the construction phase to attend regular site inspections , issue instructions and record meeting notes especially relating to latent conditions and to ensure the approved plans and documents have been followed .*
 - ii. *Prior to the issue of an Occupation Certificate, the consultants are to submit a report for review and endorsement by the Development Services Manager of Penrith Council.. These reports shall outline the*

record of site meetings, instructions and confirmation that the works have adhered to the approved plans and documents.

Should you require any further information please contact me on (02) 4732 8125.

Regards,



Gavin Cherry
Development Assessment Coordinator