

MINUTES OF THE SYDNEY WEST REGIONAL PANEL MEETING HELD AT PENRITH CITY COUNCIL ON THURSDAY, 02 DECEMBER 2010 AT 11.30 AM

PANEL PRESENT:

Janet Thomson	Chairperson
Bruce McDonald	Panel Member
Paul Mitchell	Panel Member
Wayne Mitchell	Panel Member
Councillor Jim Aitken	Panel Member

COUNCIL STAFF IN ATTENDANCE

Roger Nethercote	Group Manager, People and Places
Paul Lemm	Development Services Manager
Peter Wood	Development Assessment Coordinator
Steven Chong	Senior Environmental Planner
Gurvinder Singh	Senior Environmental Planner

1. The meeting commenced at 11:33am

2. Declarations of Interest –

No declarations of interest

Apologies

Ross Fowler

3. Business Items

ITEM 1 - JRPP 2010SYW064 Penrith DA No. DA10/0938 – Staged Development – Three (3) x Warehouse Distribution Buildings, Lot 2 DP 1094504, Nos. 1-23 Templar Road, Erskine Park

ITEM 2 - JRPP 2010SYW032 Penrith DA No. DA10/0429 – *Landfill Gas Management System; 50A Quarry Road, Erskine Park.*

4. Public Submissions

Joshua Dean, Environmental Officer, Transpacific Industries Group Ltd addressed the panel **in favour of** the 2nd Item

- Infrastructure on site for 50,000V transmission lines – assumed satisfactory to integral
- Large component of organic material producing methane, other high organic content
- Length of extraction term – 20 to 30 years. Maintenance when site is closed to reduce environmental impact
- Estimates are for landfill operations to end by 2016 but may extend to 2030 if an AWT (Waste Transfer) facility is introduced
- Install flare to enable flare for excessive methane during shutdown – automated system.
- Electronic setup, change in systems, flare automates to burn excessive gas.

5. Business Item Recommendations

ITEM 1

JRPP 2010SYW064 Penrith DA No. DA10/0938 – Staged Development – Three (3) x Warehouse Distribution Buildings, Lot 2 DP 1094504, Nos. 1-23 Templar Road, Erskine Park

Janet Thomson **Moved**, Bruce McDonald **Seconded**, that approval be granted subject to the following changes in conditions:

- Delete 2.47 and 2.59 as they duplicate condition 2.9
- 2.60 – after “satisfactory arrangements” add “for the provision of transport infrastructure”
- 2.58 - In the event of complaints being received about dust emissions the applicant is to implement dust suppression measures to the satisfaction of Council.
- Add condition - Prior to the issue of the construction certificate the applicant be requested to investigate with council the use of solar power generating material in the construction of the building roofs for the purpose of power generation.
- Add condition - Any related proposed works be incorporated into the documentation accompanying the construction certificate application.

Additional note:

The Panel recommend to the Department of Planning that it investigate the inclusion of provisions addressing solar generation as an additional ESD consideration into the western Sydney Employment Area SEPP.

*Bruce McDonald **Moved**, Janet Thomson **Seconded**.*

MOTION CARRIED

ITEM 2

JRPP 2010SYW032 Penrith DA No. DA10/0429 – Landfill Gas Management System; 50A Quarry Road, Erskine Park.

Janet Thomson **Moved**, Wayne Mitchell **Seconded**, that approval be granted subject to the following changes in conditions:

- Delete condition 2.11
- Add condition - During shutdowns of the electricity generated plant the applicant is to ensure continued safe treatment and disposal of methane.
- Condition 3.6 after “techniques” add “to the satisfaction of council”.

- Add condition - Prior to the issue of the construction certificate, evidence that satisfactory arrangements have been made with integral energy for the connection to the grid and the acceptance of the generated power are to be provided.

MOTION CARRIED

The meeting concluded at 11:57am

Endorsed by

Janet Thomson
Chair, Sydney West Region Planning Panel
11 December 2010