



19 May 2011

Ms D Clapoudis
Administration Assistant
Panel Secretariat
Joint Regional Planning Panels
Level 13
Thakral House
301 George Street
SYDNEY NSW 2000

Dear Ms Clapoudis

**Development Application 2011/0171 – Alterations and additions to existing
Petfood Plant at 16 Adrienne Street, Raglan**

Council is in receipt of a Development Application for alterations and additions to the existing Mars Petfood plant at 16 Adrienne Street, Raglan. A copy of the submitted plans and documents is **attached**.

The development involves extensions to the existing plant aimed at providing a new processing building and associated plant and the progressive removal of plant from the existing factory. The net result will be that plant throughput will remain the same (albeit in a far more efficient manner).

Mars has operated from the existing site for approximately 30 years. The environmental impact of the development is therefore no more than already exists within the environment.

The project has a capital investment value in the vicinity of \$100 million. This consists of the new processing building of \$28 million with the remainder comprising new plant and machinery within the new building.

Discussions have already been held between Council and the Director General of the Department of Planning, Mr Haddad, regarding the appropriate assessment process.

The proponents are in the process of applying for an exemption from the provisions of Part 3A under the recently gazetted amendments to SEPP (Major Development) ie Clause 6C. In light of the discussions with Mr Haddad there is no problem foreseen in the exemption being granted..

Given the Capital Investment Value in excess of \$10 million the development would normally come within the realm of the JRPP.

Council does however request that the authority to determine the Development Application be delegated to Council on the basis that the development is

straightforward in nature, there are no objections to the application and the Development Application is recommended for approval.

The Development Application will be assessed by Council's Manager Development Assessment, Mr Richard Denyer, and determined by Council's Director Environmental Planning and Building Services, Mr David Shaw.

Council therefore formally requests that the authority to determine the Development Application be delegated to Mr Shaw.

Please do not hesitate to contact me on 6333 6213 if you wish to discuss this matter further.

Yours faithfully

D R Shaw

DIRECTOR

ENVIRONMENTAL, PLANNING & BUILDING SERVICES