

JOINT REGIONAL PLANNING PANEL SYDNEY WEST

JRPP No	2016SYW026
DA Number	1495/2015
Local Government Area	BANKSTOWN CITY COUNCIL
Proposed Development	Demolition of existing site structures and the construction of a four (4) storey residential flat building containing thirty-two (32) residential units over basement level parking under State Environmental Planning Policy (Affordable Rental Housing) 2009
Street Address	23-27 Marshall Street, Bankstown
Applicant/Owner	Applicant: Zhinar Architects Owners: Chong U Son, Sonye Ko and Il-Tae Kim and Mrs Su-Mi Kim
Number of Submissions	Four (4)
Regional Development Criteria (Schedule 4A of the Act)	The proposed development has an estimated capital investment value of \$6,430,436 which exceeds the capital investment threshold of \$5 million for Affordable Housing under Schedule 4A(6)(b) of the <i>Environmental Planning and Assessment Act, 1979</i>
List of All Relevant s79C(1)(a) Matters	• <i>State Environmental Planning Policy No. 65 – Design Quality of Residential Apartment Development;</i> • <i>State Environmental Planning Policy No. 55 - Remediation of Land</i> • <i>State Environmental Planning Policy (Affordable Rental Housing) 2009;</i> • <i>State Environmental Planning Policy (Building Sustainability Index: BASIX) 2004;</i> • <i>Greater Metropolitan Regional Environmental Plan No. 2 – Georges River Catchment;</i> • <i>Bankstown Local Environmental Plan 2015;</i> • <i>Bankstown Development Control Plan 2015</i>
List all documents submitted with this report for the panel's consideration	Assessment Report Conditions of Consent Amended Architectural Plans Amended Landscape Plans Clause 4.6 submission
Recommendation	Approval
Report by	Development Services
Report date	30/3/16

