

## COUNCIL ASSESSMENT REPORT

Panel Reference	2017SSH021
DA Number	DA-295/2017
LGA	Canterbury-Bankstown
Proposed Development	Construction of a warehouse and distribution facility with associated earthworks, car parking and landscaping
Street Address	2 Hume Highway, Chullora
Applicant/Owner	Taylor Construction Group / The Trust Company (Australia) Limited
Date of DA lodgement	13 April 2017
Number of Submissions	Nil
Recommendation	Approval
Regional Development Criteria (Schedule 4A of the EP&A Act)	CIV exceeds \$20 Million
List of all relevant s79C(1)(a) matters	i.e. any: <ul style="list-style-type: none"> <li>SEPP (State and Regional Development) 2011; SEPP (Infrastructure) 2007; SEPP 55 – Remediation of Land; Bankstown LEP 2015</li> <li>Bankstown DCP 2015</li> </ul>
List all documents submitted with this report for the Panel's consideration	<ul style="list-style-type: none"> <li>Assessment report</li> <li>Recommended conditions of consent</li> <li>Architectural plans</li> <li>Landscape plans</li> <li>Earthworks plans</li> </ul>
Report prepared by	Daniel Bushby
Report date	18 September 2017

### Summary of s79C matters

Have all recommendations in relation to relevant s79C matters been summarised in the Executive Summary of the assessment report? **Yes**

### Legislative clauses requiring consent authority satisfaction

Have relevant clauses in all applicable environmental planning instruments where the consent authority must be satisfied about a particular matter been listed, and relevant recommendations summarized, in the Executive Summary of the assessment report? **Yes**  
*e.g. Clause 7 of SEPP 55 - Remediation of Land, Clause 4.6(4) of the relevant LEP*

### Clause 4.6 Exceptions to development standards

If a written request for a contravention to a development standard (clause 4.6 of the LEP) has been received, has it been attached to the assessment report? **Not Applicable**

### Special Infrastructure Contributions

Does the DA require Special Infrastructure Contributions conditions (S94EF)? **Not Applicable**  
*Note: Certain DAs in the Western Sydney Growth Areas Special Contributions Area may require specific Special Infrastructure Contributions (SIC) conditions*

### Conditions

Have draft conditions been provided to the applicant for comment? **Yes**  
*Note: in order to reduce delays in determinations, the Panel prefer that draft conditions, notwithstanding Council's recommendation, be provided to the applicant to enable any comments to be considered as part of the assessment report*