

DATE OF DETERMINATION	26 February 2019
PANEL MEMBERS	Justin Doyle (Chair), Bruce McDonald, Nicole Gurran, Ross Fowler and Glenn McCarthy
APOLOGIES	None
DECLARATIONS OF INTEREST	None

Papers circulated electronically between 15 February 2019 and 26 February 2019.

MATTER DETERMINED

Panel Ref – 2018SWT007 – LGA – Penrith – DA18/0678 at Lot 3990 Jordan Springs Boulevard, Jordan Springs (as described in Schedule 1)

PANEL CONSIDERATION AND DECISION

The Panel considered: the matters listed at item 6, the material listed at item 7 and the material presented at meetings and briefings and the matters observed at site inspections listed at item 8 in Schedule 1.

The Panel determined to approve the development application pursuant to section 4.16 of the *Environmental Planning and Assessment Act 1979*.

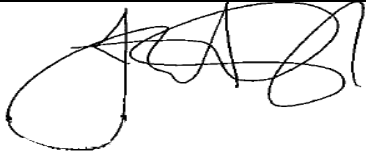



The decision was unanimous.


CONDITIONS

The development application was approved subject to the conditions in the Council Assessment Report.

CONSIDERATION OF COMMUNITY VIEWS

In coming to its decision, the Panel notes that they were no written submissions made during public exhibition.

PANEL MEMBERS	
 Justin Doyle (Chair)	 Bruce McDonald
 Nicole Gurran	 Ross Fowler

	
Glenn McCarthy	

SCHEDULE 1		
1	PANEL REF – LGA – DA NO.	Panel Ref – 2018SWT007 – LGA – Penrith – DA18/0678
2	PROPOSED DEVELOPMENT	Staged Concept Development Comprising Stage 1 Works involving the Construction of x 51 Seniors Living Villas, Civil Works & Landscaping and Stage 2 Concept Development for Future Independent Living Units
3	STREET ADDRESS	Lot 3990 Jordan Springs Boulevard, Jordan Springs
4	APPLICANT/OWNER	Lendlease RI Jordan Springs Holdings Pty Ltd
5	TYPE OF REGIONAL DEVELOPMENT	General development over \$30 million
6	RELEVANT MANDATORY CONSIDERATIONS	<ul style="list-style-type: none"> • Environmental planning instruments: <ul style="list-style-type: none"> ○ Sydney Regional Environmental Plan No. 30 St Marys ○ Western Precinct Plan and Development Control Strategy ○ State Environmental Planning Policy No. 55 – Remediation of Land ○ State Environmental Planning Policy (Housing for Seniors or People with a Disability 2004) ○ Sydney Regional Environmental Plan No. 20 – Hawkesbury-Nepean River • Draft environmental planning instruments: Nil • Development control plans: <ul style="list-style-type: none"> ○ Penrith Development Control Plan 2014 • Planning agreements: Nil • Provisions of the <i>Environmental Planning and Assessment Regulation 2000</i>: Nil • Coastal zone management plan: Nil • The likely impacts of the development, including environmental impacts on the natural and built environment and social and economic impacts in the locality • The suitability of the site for the development • Any submissions made in accordance with the <i>Environmental Planning and Assessment Act 1979</i> or regulations • The public interest, including the principles of ecologically sustainable development

7	MATERIAL CONSIDERED BY THE PANEL	<ul style="list-style-type: none"> • Council assessment report: 7 February 2019 • Written submissions during public exhibition: 0
8	MEETINGS, BRIEFINGS AND SITE INSPECTIONS BY THE PANEL/PAPERS CIRCULATED ELECTRONICALLY	<ul style="list-style-type: none"> • Site inspection and briefing – 27 August 2018 • Papers circulated electronically between 15 February 2019 and 26 February 2019
9	COUNCIL RECOMMENDATION	Approval
10	DRAFT CONDITIONS	Attached to the council assessment report