

DETERMINATION AND STATEMENT OF REASONS

SYDNEY CENTRAL CITY PLANNING PANEL

DATE OF DETERMINATION	26 October 2020
PANEL MEMBERS	Abigail Goldberg (Chair), David Ryan, Noni Ruker, Kathie Collins and Chris Quilkey
APOLOGIES	Gabrielle Morrish
DECLARATIONS OF INTEREST	Nil

Papers circulated electronically on 14 October 2020.

MATTER DETERMINED

2019CCIO40 – Blacktown - SPP-19-00004, 50 Tattersall Road, Kings Park, Designated Development - Increase in the processing capacity of existing Resource Recovery Facility to a total processing capacity for solid and/or liquid organic and green waste of 28,000 tonnes per year and associated site works including expansion of site operation into 46 Tattersall Road (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 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 for the reasons outlined in the Council Assessment Report.

The decision was **unanimous**.

CONDITIONS






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

CONSIDERATION OF COMMUNITY VIEWS

In coming to its decision, the Panel considered written submission made during the public exhibition. The Panel notes that issues of concern in written submission included:

- Impacts on air quality during demolition works;
- A condition ensuring that burning of materials does not occur on-site;
- Manage stormwater discharge from the site;
- 'Dirty water' from the drying pens is to be kept onsite and managed;
- 'Household grade chemicals' to be stored on site;
- 'Storage of Waste Material' held on-site at any given time does not exceed the volume currently approved.

The Panel considers that concerns raised by the community have been adequately addressed in the assessment report.

PANEL MEMBERS	
 Abigail Goldberg (Chair)	 Noni Ruker
 David Ryan	 Kathie Collins
 Chris Quilkey	

SCHEDULE 1		
1	PANEL REF – LGA – DA NO.	2019CCIO40 – Blacktown - SPP-19-00004
2	PROPOSED DEVELOPMENT	Designated Development - Increase in the processing capacity of the existing resource recovery facility to a total processing capacity for solid and/or liquid organic and green waste of 28,000 tonnes per year and associated site works including expansion of site operation into 46 Tattersall Road.
3	STREET ADDRESS	Lots 13 & 14 DP 220004, 46 and 50 Tattersall Road, Kings Park
4	APPLICANT/OWNER	Envirocivil NSW Pty Ltd / Sell & Parker (Holdings) Pty Ltd
5	TYPE OF REGIONAL DEVELOPMENT	Waste facility - Designated Development and Integrated Development Processing capacity over 5,000 tonnes of green waste (solid organic materials)
6	RELEVANT MANDATORY CONSIDERATIONS	<ul style="list-style-type: none"> Environmental planning instruments: <ul style="list-style-type: none"> Environmental Planning and Assessment Act 1979 (as amended) Environmental Planning and Assessment Regulation (Clause 32 of Schedule 3) State Environmental Planning Policy (State and Regional Development) 2011 State Environmental Planning Policy No. 33 – Hazardous and Offensive Development State Environmental Planning Policy No. 55 – Remediation of Land Blacktown Local Environmental Plan 2015 Draft environmental planning instruments: Nil Development control plans: <ul style="list-style-type: none"> Blacktown Development Control Plan 2015 Planning agreements: Nil Provisions of the <i>Environmental Planning and Assessment Regulation</i>

		<p>2000</p> <ul style="list-style-type: none"> 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 External referrals to NSW Environment Protection Authority, Waste and Resource Recovery section, Sydney Water 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: 25 September 2020 Written submissions during public exhibition: 1
8	MEETINGS, BRIEFINGS AND SITE INSPECTIONS BY THE PANEL	<ul style="list-style-type: none"> Site inspection: Site inspections have been curtailed due to COVID-19. Where relevant, Panel members undertook site inspections individually. Final briefing to discuss council's recommendation, 21 October 2020, 12.00pm (teleconference) Attendees: <ul style="list-style-type: none"> <u>Panel members</u>: Abigail Goldberg (Chair), David Ryan, Noni Ruker, Kathie Collins and Chris Quilkey <u>Council assessment staff</u>: Luma Araim and Judith Portelli
9	COUNCIL RECOMMENDATION	Approval subject to conditions listed in attachment 8
10	DRAFT CONDITIONS	Attachment 8