

SCC – 121-133 Prairie Vale Road, Bossley Park (part Lot 7 DP 664803 and part Lot 1 DP 332770)

The proposal is for 150 self-contained dwellings; 143 carparking spaces; and a central communal courtyard. The site is considered to be suitable for seniors housing.

- The proposed development has an area of approximately 1.5 hectares.
- The proposed development is located at Club Marconi which currently contains a large club building; playing fields with stands; a large carpark structure; and, associated recreational facilities.
- The surrounding land uses primarily comprise two-storey dwellings; public open space; schools; and, the adjacent three-storey retirement village.
- The site is located approximately 1.5km from the Stockland Wetherill Park Shopping Centre; 1.7km from the Greenfield Park Shopping Village; and, 3.4km from Bonnyrigg Plaza Shopping Centre, which provide retail and community services.
- Council did not object to the SCC application but raised a number of concerns which can be addressed at the development application stage as outlined by the requirements applied to the SCC including a four storey height limit to be consistent with the surrounding low-density residential development.

Note: it is proposed to issue the SCC

