

## Record of Kick-Off Briefing Meeting Sydney Central City Planning Panel

<b>PANEL REFERENCE, DA NUMBER &amp; ADDRESS</b>	PPSSCC-289 – The Hills Shire – 492/2022/JP - 125 Smallwood Road, Glenorie
<b>APPLICANT / OWNER</b>	Patrick Hurley on behalf of EA Quarry
<b>APPLICATION TYPE</b>	Designated Development - Extractive Industry
<b>REGIONALLY SIGNIFICANT CRITERIA</b>	Clause 7a, Schedule 7, State Environmental Planning Policy (State and Regional Development) 2011
<b>KEY SEPP/LEP</b>	Rural Fires Act 1997 National Parks and Wildlife Act 1974 Biodiversity Conservation Act 2016 Protection of the Environment Operations Act 1997 Water Management Act 2000 State Environmental Planning Policy (Mining, Petroleum Production and Extractive Industries) 2007 State Environmental Planning Policy (Infrastructure) 2007 State Environmental Planning Policy No. 55 – Remediation of Land State Environmental Planning Policy No. 33 – Hazardous and Offensive Development State Environmental Planning Policy (Coastal Management) 2018) Sydney Regional Environmental Plan No. 20 – Hawkesbury Nepean River The Hills Local Environmental Plan 2019
<b>CIV</b>	\$0 (excluding GST)
<b>MEETING DATE</b>	21 October 2021

### ATTENDEES

<b>APPLICANT</b>	Patrick Hurley, PGH Environmental Planning
<b>PANEL CHAIR</b>	Abigail Goldberg
<b>COUNCIL OFFICER</b>	Cameron McKenzie Paul Osborne Kristine McKenzie
<b>CASE MANAGER</b>	Alexandra Hafner and George Dojas
<b>RSDA TEAM</b>	Kim Holt and Sharon Edwards

## ISSUES DISCUSSED

- Introductions
- Background:
  - The quarry has changed ownership in recent years. Current owners operate within approved hours, but for longer periods than the previous owners. This has resulted in some discontent in the local community.
- Applicant summary:
  - Extension of time for use of an existing extractive industry approved on 15/10/2020. Consent lapses November 2021.
  - Site area - 6.53ha, total extraction area - 1.52 ha, processing/admin area - 2.1ha and total disturbed area - 4.1ha. 9-10 employees.
  - Remaining resource estimated to be 260,000 tonnes, with current approval allowing 17,000t/pa (max).
  - The proposed extraction rates are 40,000t/pa – 60,000t/pa (max) for an additional 6 years. There is to be a rehabilitation phase of 3 to 5 years once extraction has ceased.
  - Continued excavation will take place within the footprint of the existing quarry. Current approved depth is (RL70); it is anticipated that excavation of a further 3 – 4m will be needed.
  - No changes are anticipated to be required to the existing hours of operation.
  - No impact on the water table is anticipated.
  - Specialist reports include soil and water quality, noise, traffic, biodiversity, bushfire and a Quarry Environmental Management Plan are being prepared.
- Council summary:
  - Exhibition period 13/10-15/11, one (1) submission received to date with concerns relating to truck movements. There have also been several verbal inquiries.
  - Council considers that a recalculation of the resource would be helpful.
- Council is yet to undertake a complete assessment of the application; the application is yet to be considered by the Sydney Central City Planning Panel and therefore future comment will not be limited to the detail contained within this Record.

## KEY ISSUES IDENTIFIED FOR CONSIDERATION

- The applicant expects there to be a rehabilitation bond on the current application, should this be approved. Rehabilitation requirements may also change in response to current practice in this regard.
- Limitation for truck movements.
- Applicant will undertake a volumetric survey to recalculate and reconfirm the resource, and implications for total truck movements and hours of operation.
- Increased excavation depth anticipated to be 3-4m, applicant anticipates no disturbance to the water table.

## REFERRALS

### External (Outstanding)

- Department of Primary Industries (Fisheries)
- Department of Regional NSW – Mining Exploration and Geoscience
- Natural Resources Access Regulator
- Roads and Maritime Service
- Environmental Protection Authority

- Castle Hill Police

#### **KEY ISSUES IN RELATION TO PUBLIC EXHIBITION**

- Continuation of existing quarry activities.
- Compliance with approved hours of operation.
- Rehabilitation of site.
- Traffic, noise, dust, and ecology.

**RFI SUBMISSION DATE** – Council is to advise the Planning Panels Secretariat within 7 days of the RFI being issued to the Applicant.

**TENTATIVE PANEL BRIEFING DATE** – 9 December 2021

**TENTATIVE PANEL DETERMINATION DATE** – 23 March 2022