

DETERMINATION AND STATEMENT OF REASONS
SYDNEY CENTRAL CITY PLANNING PANEL

DATE OF DETERMINATION	24 July 2023
DATE OF PANEL DECISION	21 July 2023
PANEL MEMBERS	Abigail Goldberg(Chair), Steve Murray, David Ryan
APOLOGIES	Sameer Pandey, Dan Siviero
DECLARATIONS OF INTEREST	None

Papers circulated electronically on 20 July 2023.

MATTER DETERMINED

PPSSCC-416 – City of Parramatta – DA/12/2023 – 87-129 Pennant Hills Road, North Parramatta. Demolition, tree removal and construction of a new pool, new tiered seating, ancillary office and amenities structure with associated landscaping and stormwater works. The site is identified as a local heritage item No. I176 under the Parramatta (Former the Hills LEP) 2012. The application is Integrated Development pursuant to the Rural Fires Act 1997 and Nominated Integrated pursuant to Water Management Act 2000.

PANEL CONSIDERATION AND DECISION

The panel considered: the matters listed at item 6, the material listed at item 7 and the material presented at briefings and the matters listed at item 8 in Schedule 1.

Development application

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.

REASONS FOR THE DECISION

The panel determined to approve the application for the reasons outlined in the council assessment report.



Assessment of the application against the relevant planning framework and consideration of matters by Council's technical departments has not identified any fundamental issues of concern. The application is therefore satisfactory when evaluated against Section 4.15 of the *Environmental Planning and Assessment Act 1979*.

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 no written submissions were made during public exhibition and therefore no issues of concern were raised.

PANEL MEMBERS	
Abigail Goldberg (Chair) 	David Ryan 

Steve Murray

A handwritten signature in black ink, appearing to read 'Steve Murray', located in the top right corner of the left-hand box.

SCHEDULE 1		
1	PANEL REF – LGA – DA NO.	PPSSCC-416 – City of Parramatta – DA/12/2023
2	PROPOSED DEVELOPMENT	Demolition, tree removal and construction of a new pool, new tiered seating, ancillary office and amenities structure with associated landscaping and stormwater works. The site is identified as a local heritage item No. I176 under the Parramatta (Former the Hills LEP) 2012. The application is Integrated Development pursuant to the Rural Fires Act 1997 and Nominated Integrated pursuant to Water Management Act 2000.
3	STREET ADDRESS	87-129 Pennant Hills Road, North Parramatta
4	APPLICANT/OWNER	Applicant/Owner: The Council of the Kings School
5	TYPE OF REGIONAL DEVELOPMENT	Private infrastructure and community facilities over \$5 million
6	RELEVANT MANDATORY CONSIDERATIONS	<ul style="list-style-type: none"> Environmental planning instruments: <ul style="list-style-type: none"> Environmental Planning and Assessment Act and Regulations 2021 State Environmental Planning Policy (Resilience and Hazards) 2021 State Environmental Planning Policy (Transport and Infrastructure) 2021 State Environmental Planning Policy (Industry and Employment) 2021 Parramatta (former The Hills) Local Environmental Plan 2012 Draft environmental planning instruments: Nil Development control plans: <ul style="list-style-type: none"> The Hills Development Control Plan 2012 City of Parramatta Council (Outside CBD) Development Contributions Plan 2021 (Amendment 1) Planning agreements: Nil Provisions of the <i>Environmental Planning and Assessment Regulation 2021</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: 30 July 2023 Written submissions during public exhibition: 0
8	MEETINGS, BRIEFINGS AND SITE INSPECTIONS BY THE PANEL	<ul style="list-style-type: none"> Kick Off Briefing: 23 March 2023 <ul style="list-style-type: none"> <u>Panel members</u>: Abigail Goldberg (Chair), David Ryan, Steve Murray <u>Council assessment staff</u>: Jonathan Cleary, Darren Wan, Claire <u>Applicant representatives</u>: Georgina Mackean, Warwick Smith, Sarah Horsfield, Nemesio Biason, Andrew Lee
9	COUNCIL RECOMMENDATION	Approval
10	DRAFT CONDITIONS	Attached to the council assessment report