

DATE OF PANEL DECISION	5 August 2024
PANEL MEMBERS	Abigail Goldberg (Chair), David Ryan, Steve Murray, Sameer Pandey, Jane Fielding
APOLOGIES	None
DECLARATIONS OF INTEREST	None

DELEGATION REQUEST – DETERMINATION OF DEVELOPMENT APPLICATION PPSSCC-519

Development Application

PPSSCC-519 – City of Parramatta – DA/49/2024 – 2 Masons Road, North Parramatta - Demolition of existing tennis courts and maintenance shed, tree removal and construction of an indoor sports facility, maintenance shed, terraced amphitheatre and associated works including internal roads and drainage works. The application is Nominated Integrated Development pursuant to the Water Management Act 2000 and Integrated Development pursuant to the Rural Fire Act 1997.

BACKGROUND

The Minister for Planning and Public Spaces provided approval under section 2.16(6) of the Environmental Planning and Assessment Act 1979 (EP&A Act) for any Sydney district or regional planning panel to delegate any of its functions under the EP&A Act or any other Act (other than the power of delegation) to the general manager or other staff of a council, for any area or part of any area for which the Sydney district or regional planning panel is constituted.

With respect to PPSSCC-519 (DA/49/2024), City of Parramatta Council have made a request of the Sydney Central City Planning Panel that delegation to determine MOD-23-00650 be granted. The panel have been advised by Council:

The development application has been referred to Sydney Central City Planning Panel as it is being lodged under section 4.16 of the Environmental Planning and Assessment Act 1979 and as per Instruction on functions exercisable by Council on behalf of Sydney District or Regional Planning Panels – Applications for Development Consents and Part 3.3 of Functions of Planning Panels in SCCPP Operation Procedures, Planning Panels are to determine applications for regionally significant development under section 4.16 of the EP&A Act which contravenes a development standard imposed by an environmental planning instrument by more than 10% or non-numerical development standards.

In this application the proposal is to vary the 9m height standard (PLEP 2023 Clause 4.3) by 4.7m. It will create a wall height of 9.7m and overall height of 13.7m. This results in a total height variance of 4.7m or 52.22%.

Application Details:

DA/49/2024 (Panel reference: PPSSCC-519) lodged on 26/01/2024 for Section 4.15 development application DA/49/2024.

Applicant: Christopher Jones

Owner: Redeemer Baptist School

Planner: Urban City Planning Pty Ltd

CIV: \$6,046,240

History:

- *Development Application lodged 26 January 2024.*
- *Council issued request for further information 19 April 2024.*
- *The application was notified from 9 February 2024 to 8 March 2024 and 40 submissions in support were received; and*
- *No submissions were received regarding objections to the development.*

Summary:



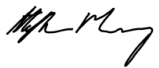

- *The proposed development application is considered to be minor in nature and not contentious, and in this regard, it is appropriate for the panel to grant the City of Parramatta Council its delegation to determine the application.*

PANEL RESOLUTION

This is a resolution of the Panel made on 5 August 2024 in accordance with Schedule 2 Part 5 of the EP&A Act.

That pursuant to section 2.16(6)(c) of the EP&A Act 1979 the Panel resolves to delegate to Chief Executive Officer of City of Parramatta Council the power to make a determination as consent authority under section 4.16 of the EP&A Act on:

PPSSCC-519 – City of Parramatta – DA/49/2024 – 2 Masons Road, North Parramatta - Demolition of existing tennis courts and maintenance shed, tree removal and construction of an indoor sports facility, maintenance shed, terraced amphitheatre and associated works including internal roads and drainage works. The application is Nominated Integrated Development pursuant to the Water Management Act 2000 and Integrated Development pursuant to the Rural Fire Act 1997.

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