

# 1: Introduction



St John Bosco  
College  
ENGADINE

**Applicant** - Sydney Catholic Schools acting on behalf of The Trustee for Sydney Catholic Schools Trust and Salesian Society Incorporated

- Representative: Giorgia Howard, Luke Lehman

**Project Manager** – Currie & Brown

- Representative: Mikaela Heidrich, Duncan Kennedy

**Architect** – Fulton Trotter Architects

- Representative: Greg Issac, Jimmy He

**Town Planner** – Willowtree Planning

- Representative: Andrew Pigott



## 2: Proposal

Development consent is sought for the following scope of works at St John Bosco College in Engadine:

- New two-storey General Learning Area building
- Increase in student numbers from 920 to 1260
- Partial demolition of Building M
- Central Circulation Spine
- Tree removal and planting



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College  
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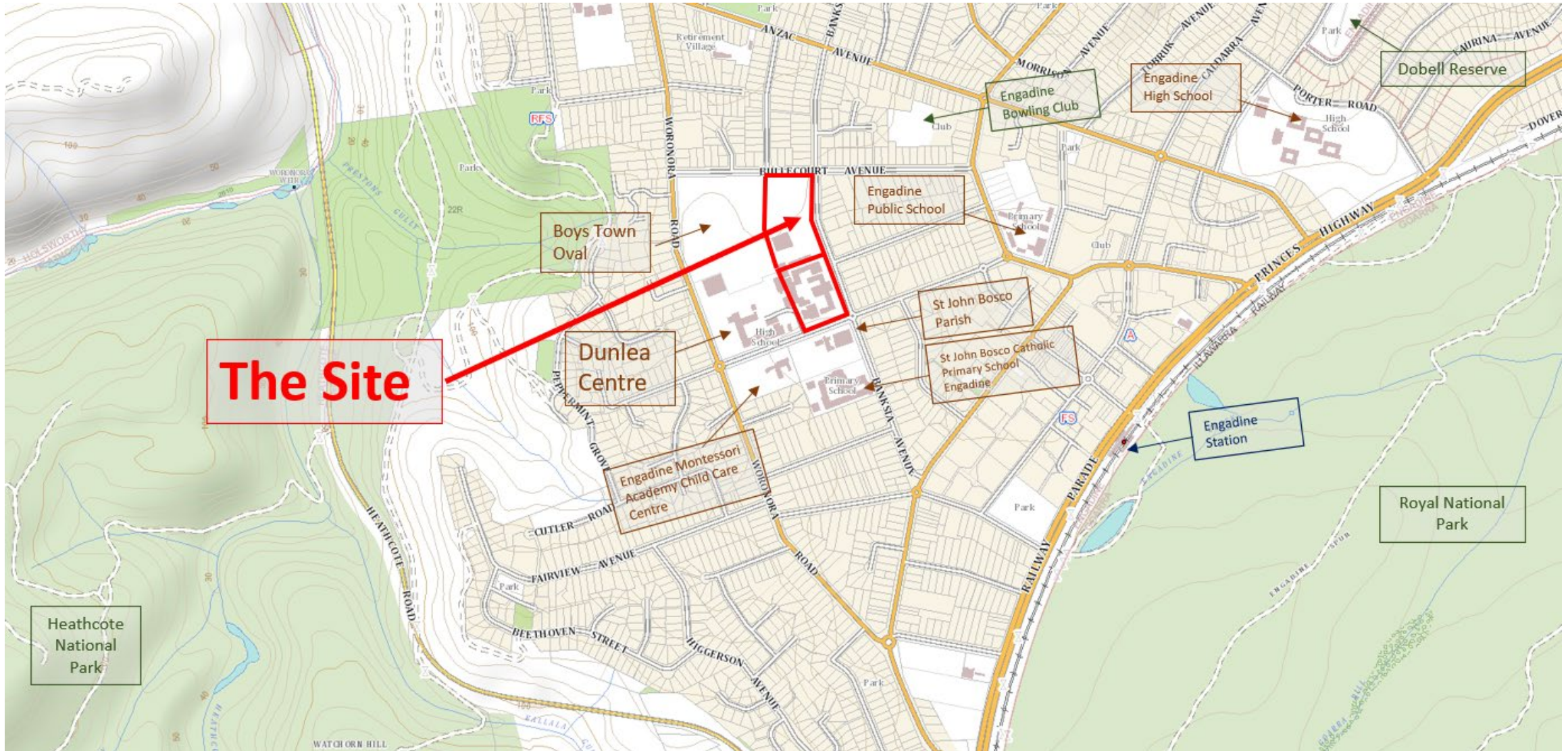




# 3: Context Map



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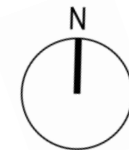




# 4: Aerial Photograph



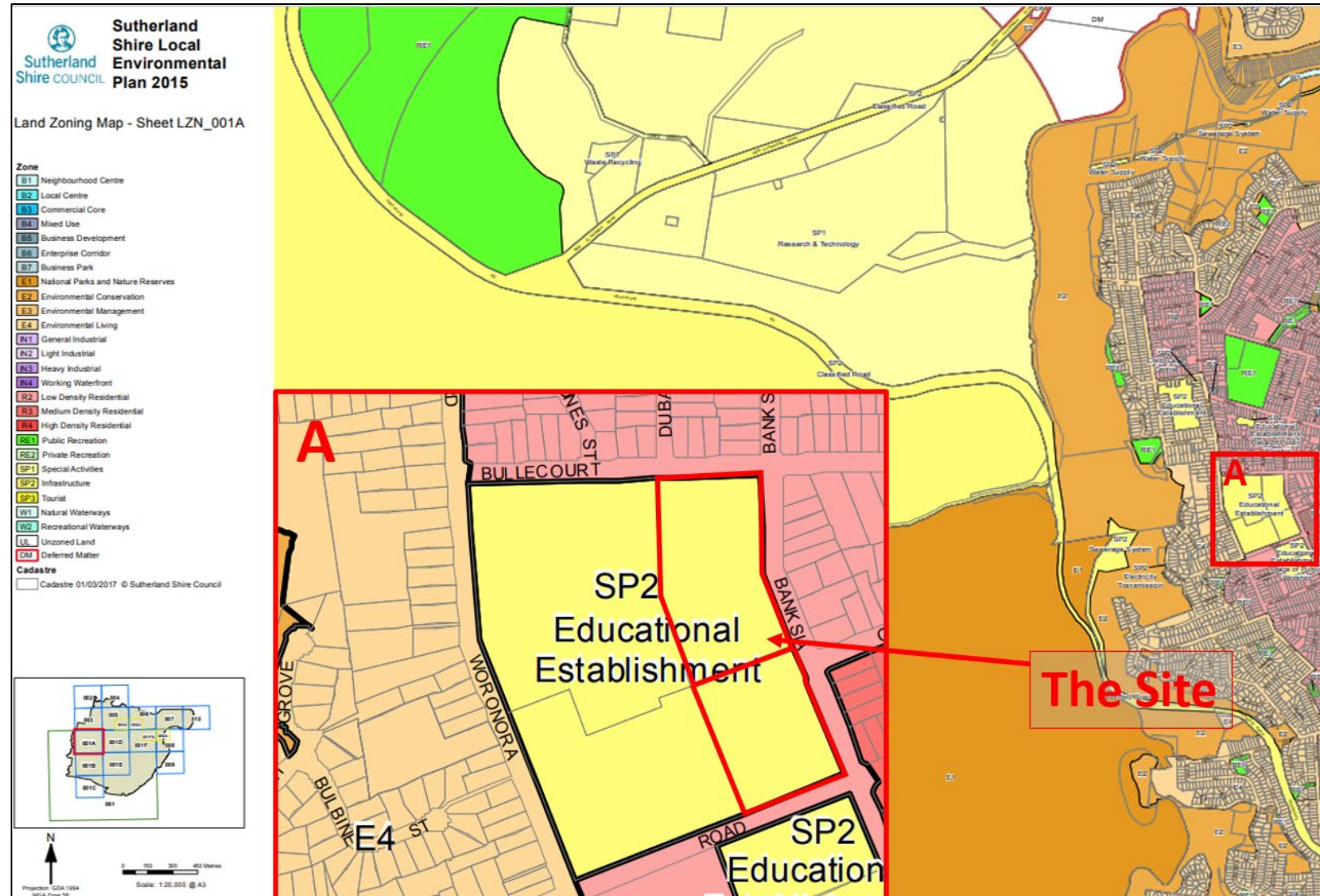
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# 5: Zoning Map

The Site is zoned SP2 Educational Establishment and the proposed development is permitted with consent in this zone.



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# 6: Height Map

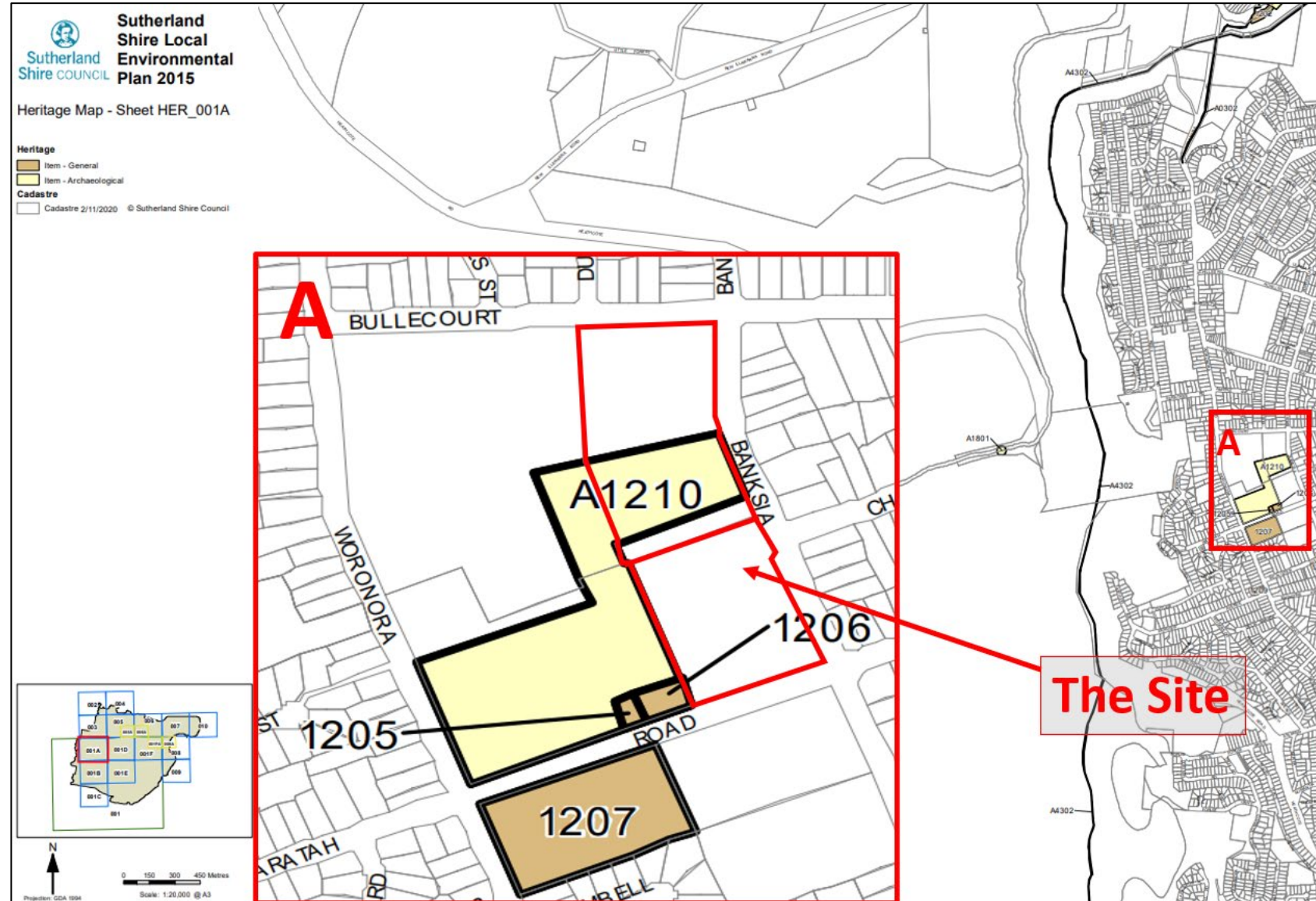
The proposed building will be a 11.15m at its highest point, well below the maximum building height of 12m.





# 7: Heritage Map

The Heritage Map illustrates the heritage items on and in the vicinity of the Site.



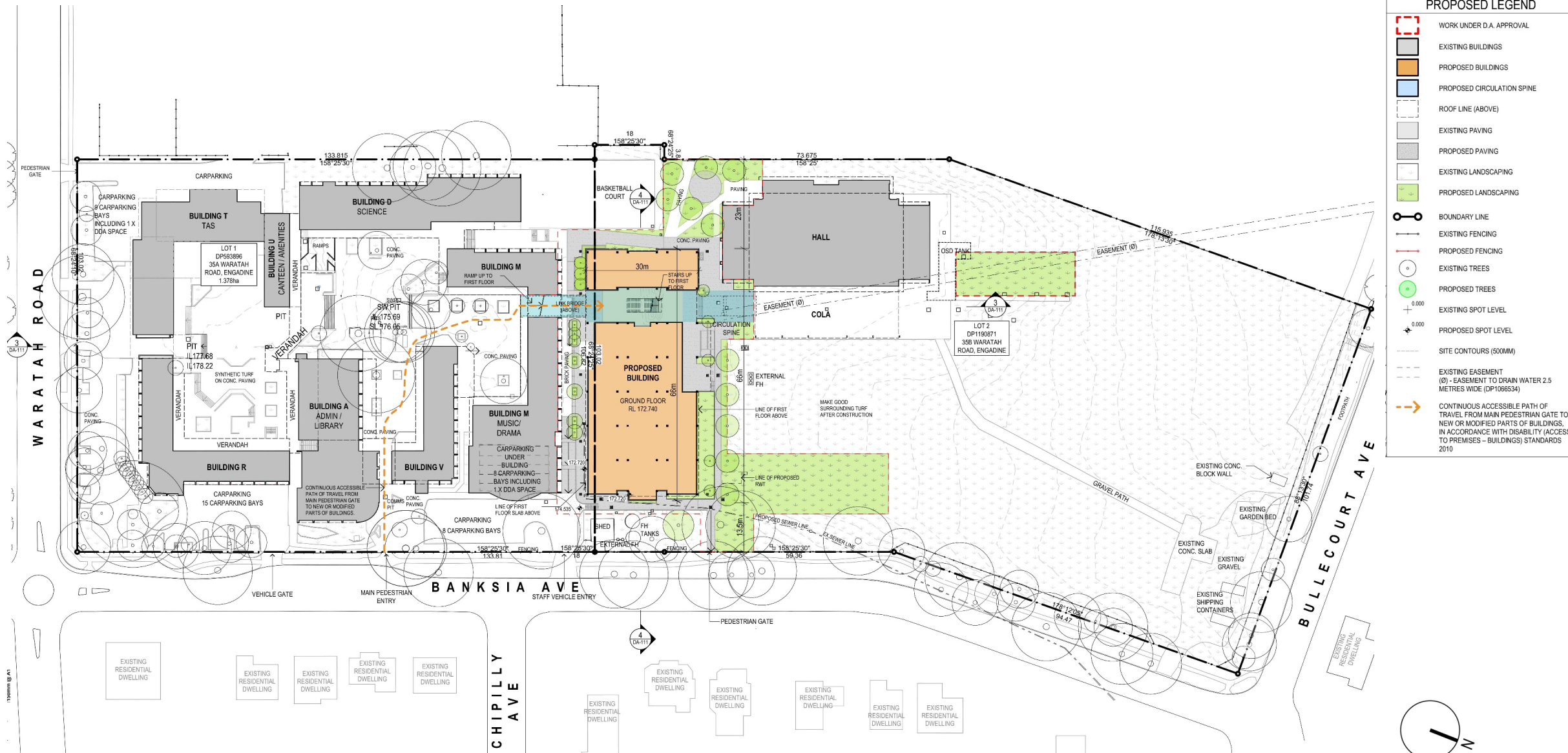
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# 8: Site Plan



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# 9: Street View from Banksia Avenue



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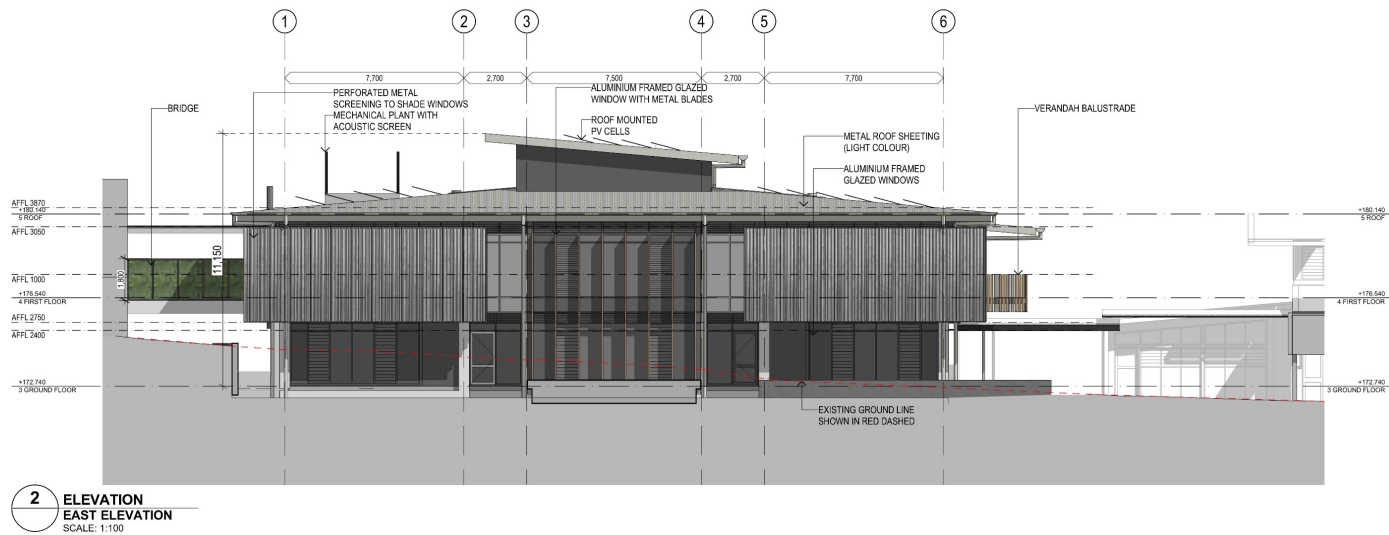
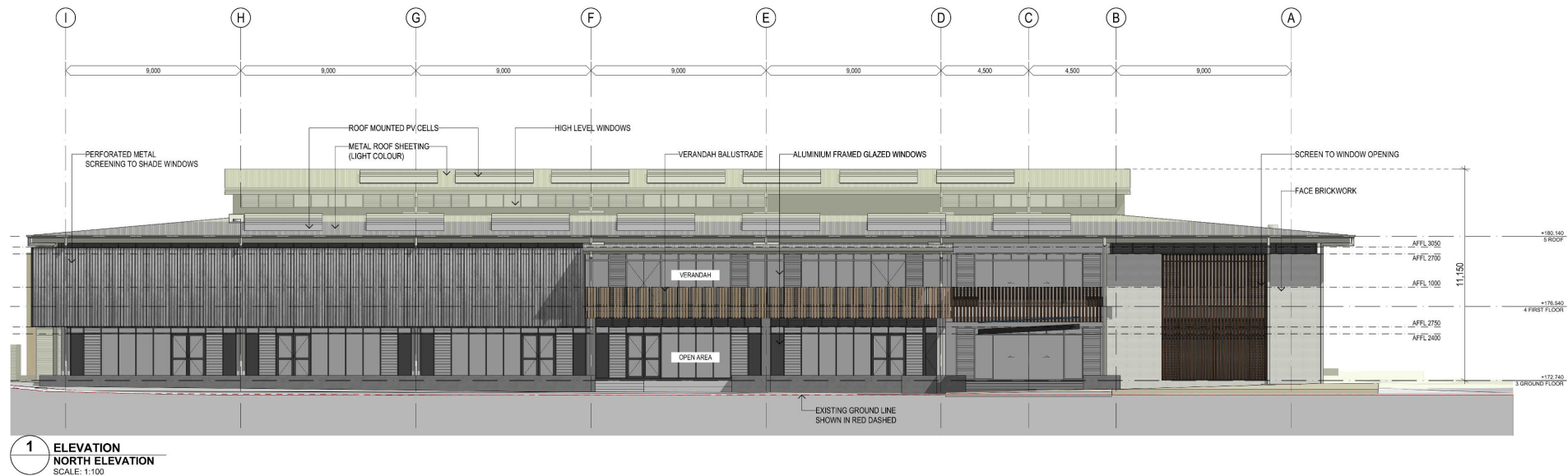
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# 10: North and East Elevations



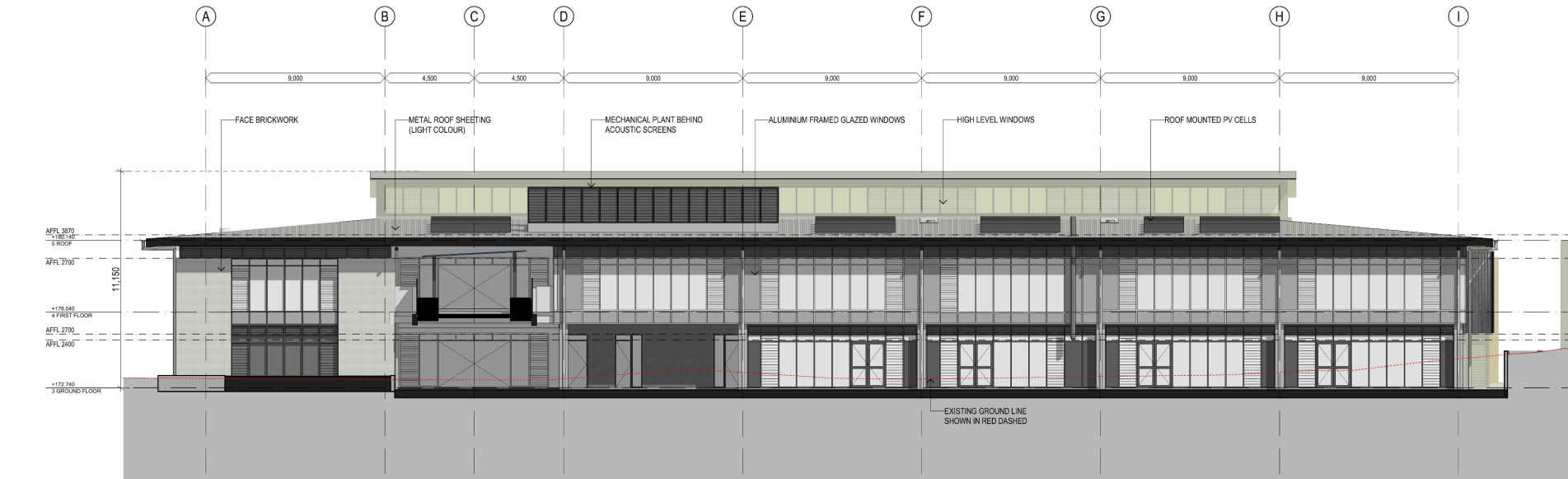
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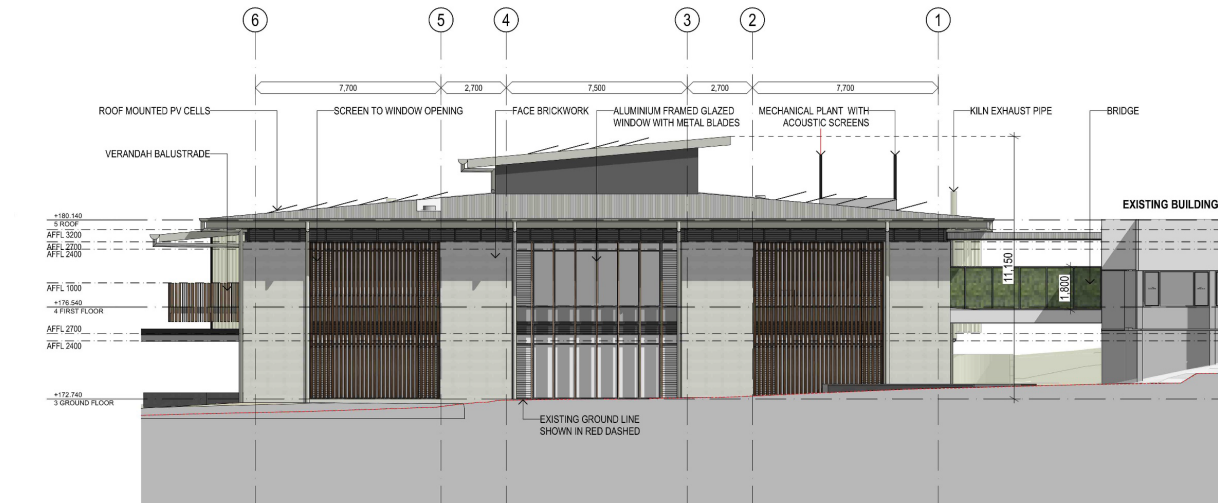
# 11: South and West Elevations



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1 ELEVATION  
SOUTH ELEVATION  
SCALE: 1:100



2 ELEVATION  
WEST ELEVATION  
SCALE: 1:100

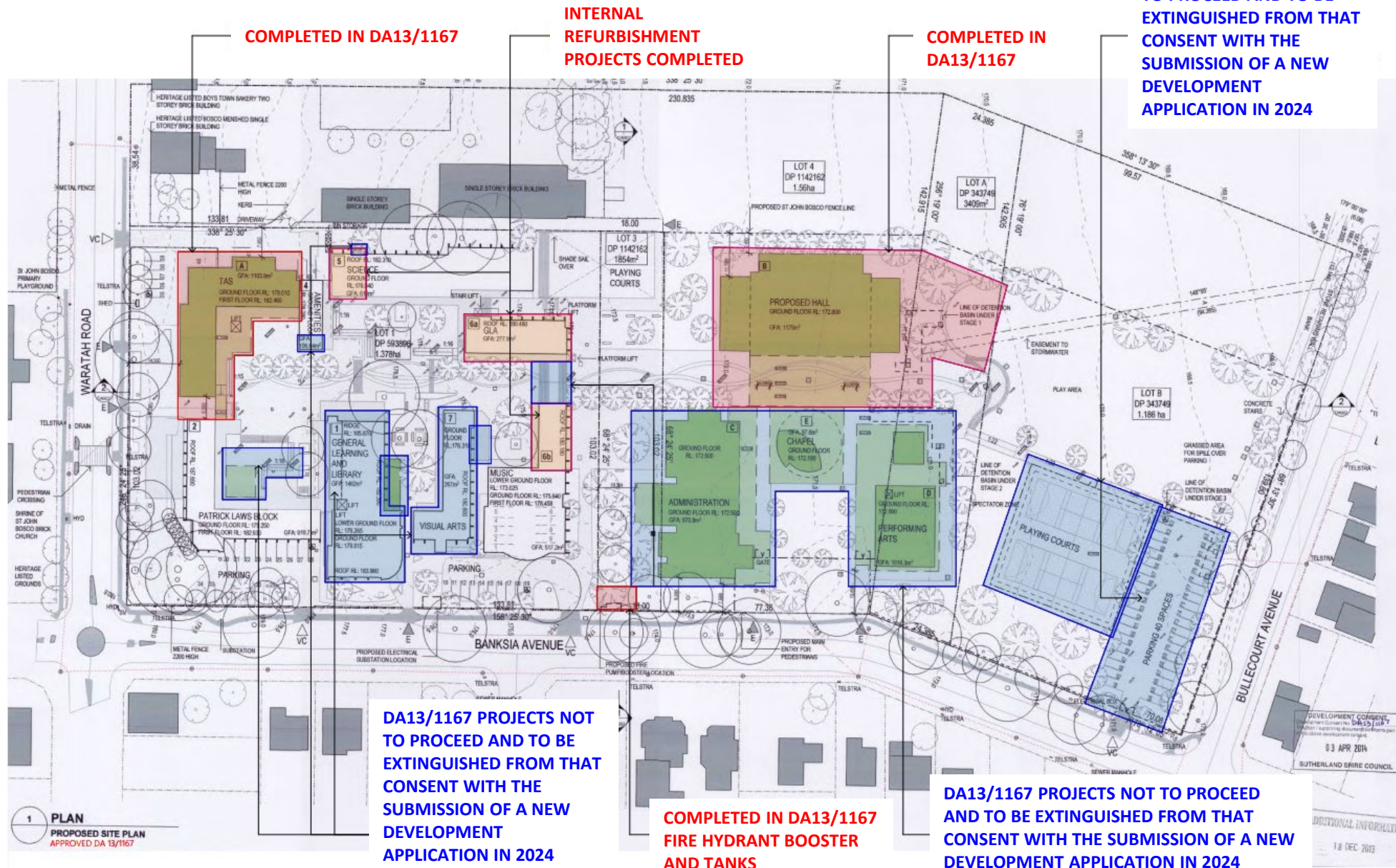


# 12: Historic DA (DA13/1167)



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DA13/1167 PROJECTS NOT  
TO PROCEED AND TO BE  
EXTINGUISHED FROM THAT  
CONSENT WITH THE  
SUBMISSION OF A NEW  
DEVELOPMENT  
APPLICATION IN 2024



# 13: Community Consultation and Exhibition



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There are currently no resident submissions available on Council's DA Tracker website.



# 14: Specialist Reports



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**Arborist Report** – Confirms that due to the footprint of the proposed building, 6 trees will be removed. The development will retain all the trees along the boundary with the road. Replacement planting of 48 native canopy trees is proposed across the school in line with feedback from the Pre-DA meeting

**Heritage Report** - The Heritage Impact Statement confirms that the proposed works will have an acceptable impact on the archaeological site and there will be no impact on the fabric of, or significant view corridors towards, adjacent and surrounding heritage items.



# 15: Specialist Reports

**Traffic Impact Assessment** - The surrounding active and public transport network is well suited to support the proposed increase in student numbers.

- A Green Travel Plan has been developed to support the proposed development.
- Queuing associated with the crossing near the Site will not be exacerbated by the proposed development.
- Additional parking can be accommodated by the on street parking available on Woronora Road and Bullecourt Avenue.



# 16: Issues for Further Consideration

We can address any further issues that may arise throughout the assessment process.