| **Control** | **Proposed** | **Compliance** |
| --- | --- | --- |
| **Appendix 1, 4.3 Height of Buildings**  Maximum building height of 24m above finished ground level | The proposed developments is well within the maximum 24m prescribed building height | Yes |
| **Appendix 1, 6.1**  **Public Utility Infrastructure**  The consent authority is to be satisfied that essential public utility infrastructure is available or that adequate arrangements have been made to make that infrastructure available when required | A standard condition is recommended to ensure that essential public utility infrastructure will be provided when required | Yes, conditioned. |
| **Appendix 1, 6.6**  **Development in Special Areas** Development consent is not to be granted for development within a special area unless a development control plan that provides for detailed development controls has been prepared for the land | The Oran Park Development Control Plan 2007 applies to the site and Part B1 of that development control plan specifies detailed development controls for the Oran Park Town Centre in which this site is located. | Yes. |