

Record of Kick-Off Briefing Sydney Western City Planning Panel

PANEL REFERENCE, DA NUMBER & ADDRESS	PPSSWC-326 – Penrith – MOD23/0058 – 1-21 Grady Crescent, Erskine Park
APPLICANT / OWNER	Applicant: Tyrecycle Pty Ltd Owner: Fitzpatrick Investments Pty Ltd
APPLICATION TYPE	4.55(2) Modification to an Approved Waste Management Facility (Tyre Recycling) to Increase Processing Capacity from 29,000t to 60,000t per year - Amendment sought to stipulated processing limits outlined within the preceding SWCPP Statement of Reasons for Determination (DA20/0589)
REGIONALLY SIGNIFICANT CRITERIA	S4.55(2) Modification Application
CIV	\$ 97,163 (excluding GST)
BRIEFING DATE	29 May 2023

ATTENDEES

APPLICANT	Luke Farrell, Megan Coles, Ryan Hodgson, Jacob Vickers
PANEL	Justin Doyle (Chair), David Kitto, Carlie Ryan
COUNCIL OFFICER	Kathryn Saunders
CASE MANAGER	Kate McKinnon
PLANNING PANELS SECRETARIAT	Sharon Edwards

DA LODGED & DAYS SINCE LODGEMENT: 23 March 2023 (67 days)

TENTATIVE PANEL BRIEFING DATE: Requirement not currently anticipated

TENTATIVE PANEL DETERMINATION DATE: 26 June 2023

ISSUES LIST

Chair reviewed attendance and introduced Kick Off Briefing purpose and process.

Applicant

- Provided a short video introduction of Tyrecycle Erskine Park's operations.
- The applicant advised that the new DA for alterations and additions planning pathway was originally considered however following review of studies and legal advice a decision was made to pursue a modification.
- The applicant advised that there are no changes operationally, only changes to quantities.

Council

- Council are reviewing the proposal and legal advice to ascertain whether the proposal represents a modification or would require a new DA for alterations and additions.

Chair

- The chair advised that whilst he is satisfied that the matter is substantially the same he is not yet satisfied that it would have minimal environmental impact.
- The chair noted that there is a risk that Council will find this is not a modification which could result in delay and expense for the applicant in achieving approval for the proposed development.
- The panel noted that Clause 48 of Schedule 3 of the Regulations does not apply to modifications but to a new development application for alterations and additions.
- The panel advised that further information and clarity needs to be provided as to how additional quantities of tyres are proposed to be stored and handled on site.
- The chair notes that he is generally satisfied with the merit of the proposal.
- The Chair set down a tentative determination date of the 26th of June 2023 should the Council determine that the matter constitutes a modification. Council are to review all advice and the proposal to determine whether this application proceeds to determination by the panel as soon as practicable and provide advice to the panel.

Note:

Council is yet to undertake its full application assessment, so this record is not a final list of the issues they will need to consider in order to draft their recommendation.

The application is yet to be considered by the Sydney Western City Planning Panel and therefore future comment will not be limited to the detail contained within.