

## DETERMINATION AND STATEMENT OF REASONS

### SYDNEY WESTERN CITY PLANNING PANEL

<b>DATE OF DETERMINATION</b>	Monday, 19 October 2020
<b>PANEL MEMBERS</b>	Justin Doyle (Chair), Louise Camenzuli and Nicole Gurran
<b>APOLOGIES</b>	Theresa Fedeli
<b>DECLARATIONS OF INTEREST</b>	Lara Symkowiak: I lodged an enrolment form for my daughter to attend this school in kindy next year.

Papers circulated electronically on 7 October 2020.

#### MATTER DETERMINED

PPSSWC-47 – Camden City Council – DA/2019/977/1 at Harrington Park Public School – 2 Sir Warwick Fairfax Drive HARRINGTON PARK (Lot: 1 DP: 1010885) – Alteration and additions for the expansion (as described in Schedule 1)

#### PANEL CONSIDERATION AND DECISION

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

#### Application to vary a development standard

of the Panel has considered the written request from the applicant, made under cl 4.6 (3) of the Camden Local Environmental Plan 2010 (LEP). For the reasons set out in the staff assessment report, the Panel is satisfied that the request has demonstrated that:

- compliance with cl. 4.3 (development standard) is unreasonable or unnecessary in the circumstances; and
- there are sufficient environmental planning grounds to justify contravening the development standard

On the basis of that request, the panel is satisfied that:

- the applicant's written request adequately addresses the matters required to be addressed under cl 4.6 (3) of the LEP; and
- the development is in the public interest because it is consistent with the objectives of cl. 4.3 (development standard) of the LEP and the objectives for development in the R2 Low Density Residential zone; and
- the concurrence of the Secretary has been assumed.

#### 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 uphold the Clause 4.6 variation to building height; and approve the application for the reasons outlined in the council assessment report.

#### 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	
 Justin Doyle (Chair)	 Nicole Gurrán
 Louise Camenzuli	

SCHEDULE 1		
1	PANEL REF – LGA – DA NO.	PPSSWC-47 – Camden – DA/2019/977/1
2	PROPOSED DEVELOPMENT	Alteration and additions for the expansion of the existing Harrington Park Public School
3	STREET ADDRESS	Harrington Park Public School – 2 Sir Warwick Fairfax Drive HARRINGTON PARK (Lot: 1 DP: 1010885)
4	APPLICANT/OWNER	Applicant: Mark Reynolds – Department of Education Owner: Minister for Education and Training
5	TYPE OF REGIONAL DEVELOPMENT	Crown development over \$5 million
6	RELEVANT MANDATORY CONSIDERATIONS	<ul style="list-style-type: none"> <li>Environmental planning instruments: <ul style="list-style-type: none"> <li>State Environmental Planning Policy (State and Regional Development) 2011</li> <li>State Environmental Planning Policy (Educational Establishments and Child Care Facilities) 2017</li> <li>State Environmental Planning Policy No 55 – Remediation of Land</li> <li>Sydney Regional Environmental Plan No 20 – Hawkesbury-Nepean River</li> <li>Camden Local Environmental Plan 2010</li> </ul> </li> <li>Draft environmental planning instruments: Nil</li> <li>Development control plans: <ul style="list-style-type: none"> <li>Camden Development Control Plan 2010</li> </ul> </li> <li>Planning agreements: Nil</li> <li>Provisions of the <i>Environmental Planning and Assessment Regulation 2000</i>: Nil</li> <li>Coastal zone management plan: Nil</li> <li>The likely impacts of the development, including environmental impacts on the natural and built environment and social and economic impacts in the locality</li> <li>The suitability of the site for the development</li> <li>Any submissions made in accordance with the <i>Environmental Planning and Assessment Act 1979</i> or regulations</li> <li>The public interest, including the principles of ecologically sustainable development</li> </ul>
7	MATERIAL CONSIDERED BY THE PANEL	<ul style="list-style-type: none"> <li>Council assessment report: 29 September 2020</li> <li>Clause 4.6 Variation Request Clause 4.3 – Height of Buildings</li> <li>Written submissions during public exhibition: Nil</li> </ul>
8	MEETINGS, BRIEFINGS AND SITE INSPECTIONS BY THE PANEL	<ul style="list-style-type: none"> <li>Briefing: Thursday, 6 February 2020 <ul style="list-style-type: none"> <li><u>Panel members</u>: Justin Doyle (Chair), Louise Camenzuli, Sue Francis and Paul Farrow</li> <li><u>Council assessment staff</u>: Hannah Draper, Jamie Erken, Mathew Rawson and Ryan Pritchard</li> </ul> </li> <li>Final briefing to discuss council's recommendation: Monday, 12 October 2020 <ul style="list-style-type: none"> <li><u>Panel members</u>: Justin Doyle (Chair), Louise Camenzuli and Nicole Gurran</li> <li><u>Council assessment staff</u>: Hannah Draper, Matthew Rawson, Jamie Erken and Ryan Pritchard</li> </ul> </li> </ul>
9	COUNCIL RECOMMENDATION	Approval
10	DRAFT CONDITIONS	Attached to the council assessment report