

COUNCIL ASSESSMENT REPORT

Panel Reference	PPSSWC-484
DA Number	DA 250.1/2024
LGA	Fairfield
Proposed Development	Use of an existing industrial premises for the purposes of a resource transfer station, involving the collection, sorting and transfer of a maximum of six-hundred and six (606) tonnes of scrap metal per annum.
Street Address	31 The Promenade, Yennora
Applicant/Owner	Applicant: Mr Andrew Hajjar Owner: Prime Bam Pty Ltd
Date of DA lodgement	20 September 2024
Total number of Submissions Number of Unique Objections	No submissions received.
Recommendation	Approval
Regional Development Criteria (Schedule 7 of the SEPP (State and Regional Development) 2011	7 Particular designated development (1) Development for the purposes of— (c) waste management facilities or works that meet the requirements for designated development under the Environmental Planning and Assessment Regulation 2021 , Schedule 3, section 45.
List of all relevant s4.15(1)(a) matters	• State Environmental Planning Policy (Planning Systems) 2021 • State Environmental Planning Policy (Resilience and Hazards) 2021 • State Environmental Planning Policy (Transport and Infrastructure) 2021 • Fairfield Local Environmental Plan 2013 • Fairfield City Wide Development Control Plan 2024
List all documents submitted with this report for the Panel's consideration	• Architectural Plans • BCA Design Compliance Report • Environmental Impact Statement • Plan of Management • Waste Management Plan • Response to Council's Request for Information • Traffic Report • Preliminary Hazard Analysis (PHA) and Environmental Risk Assessment • Flood Impact and Risk Management Report • Fire and Incident Management • Odour Impact Assessment • Noise Impact Statement
Clause 4.6 requests	Not applicable
Summary of key submissions	No submissions received.
Report prepared by	Mason Shute
Report date	15 July 2025

Summary of s4.15 matters

Have all recommendations in relation to relevant s4.15 matters been summarised in the Executive Summary of the assessment report?

Yes

Legislative clauses requiring consent authority satisfaction

Have relevant clauses in all applicable environmental planning instruments where the consent authority must be satisfied about a particular matter been listed, and relevant recommendations summarized, in the Executive Summary of the assessment report?

Yes

e.g. Clause 7 of SEPP 55 - Remediation of Land, Clause 4.6(4) of the relevant LEP

Clause 4.6 Exceptions to development standards

If a written request for a contravention to a development standard (clause 4.6 of the LEP) has been received, has it been attached to the assessment report?

Not applicable

Special Infrastructure Contributions

Does the DA require Special Infrastructure Contributions conditions (S7.24)?

Note: Certain DAs in the Western Sydney Growth Areas Special Contributions Area may require specific Special Infrastructure Contributions (SIC) conditions

Not applicable

Conditions

Have draft conditions been provided to the applicant for comment?

Note: in order to reduce delays in determinations, the Panel prefer that draft conditions, notwithstanding Council's recommendation, be provided to the applicant to enable any comments to be considered as part of the assessment report

Yes