

**State Environmental Planning Policy (Housing for Seniors or People with a
Disability) 2004
Site Compatibility Certificate**

The Sydney Western City Planning Panel has determined the application made by Higgins Planning Pty Ltd on behalf of Besol Pty Ltd on 6 August 2020 by issuing this certificate under clause 25(4) of State Environmental Planning Policy (Housing for Seniors or People with a Disability) 2004.

The panel certifies that in its opinion:

- the site described in Schedule 1 is suitable for more intensive development;
- the development described in Schedule 1 is compatible with the surrounding environment having had regard to the criteria specified in clause 25(5)(b); and
- that development for the purposes of seniors housing of the kind proposed in the development application is compatible with the surrounding land uses only if it satisfies certain requirements specified in Schedule 2 of this certificate.

Justin Doyle
Chair
Sydney Western City Planning Panel

Date certificate issued: Date

Please note: This certificate will remain current for 24 months from the date of this certificate (clause 25(9)).

SCHEDULE 1

Site description: 18 Randwick Close, Casula

Project description: Proposal for a Vertical Seniors Housing Village

Application made by: Higgins Planning Pty Ltd on behalf of Besol Pty Ltd

SCHEDULE 2

Requirements imposed on determination:

That the final development will be subject to the consent authority being satisfied with the resolution of issues relating to visual impact of height, bulk, scale, of the proposal.