

COUNCIL ASSESSMENT REPORT

Panel Reference	PPSWES-160
DA Number	DA MOD 6/2020 (PAN-265207)
LGA	Broken Hill Regional Council
Proposed Development	Modification to Broken Hill Library & Archive Development
Street Address	256 Argent Street Broken Hill
Applicant/Owner	Broken Hill Regional Council
Date of DA lodgement	30 October 2022
Total number of Submissions	• Nil
Number of Unique Objections	• Nil
Recommendation	Approval subject to Conditions
Regional Development Criteria (Schedule 7 of the SEPP (State and Regional Development) 2011)	State Environmental Planning Policy (Planning Systems) 2021 (Schedule 6(3) Council related development over \$5 million)
List of all relevant s4.15(1)(a) matters	<ul style="list-style-type: none"> Section 4.55 of the Environmental Planning and Assessment Act 1979; & Section 4.15 of the Environmental Planning and Assessment Act 1979 including: <ul style="list-style-type: none"> SEPP (Planning Systems) 2021 SEPP (Resilience and Hazards) 2021 SEPP (Transport & Infrastructure) 2021 SEPP (Industry and Employment) 2021 Broken Hill LEP 2013 Broken Hill DCP 2016 Broken Hill Section 7.12 Contributions Plan
List all documents submitted with this report for the Panel's consideration	i.e. : <ul style="list-style-type: none"> Assessment Report Annexure A – Summary Schedule of Modified Conditions Annexure B – Conditions of Consent
Clause 4.6 requests	• Not applicable
Summary of key submissions	• Nil
Report prepared by	Angelina Aversa-Morassut, Principal Planner – Planning Ingenuity Prepared on behalf of Broken Hill Regional Council
Report date	30 November 2022

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