

COPY

Mr Michael Edgar
General Manager
The Hills Shire Council
PO Box 7064
BAULKHAM HILLS BC 2153

Our ref: 17/07703

Dear Mr Edgar *Michael*

Determination of application for a site compatibility certificate for land known as Castle Hill RSL Club, 77 Castle Street, Castle Hill – State Environmental Planning Policy (Housing for Seniors or People with a Disability) 2004

I refer to the application for a site compatibility certificate under clause 25(1) of *State Environmental Planning Policy (Housing for Seniors or People with a Disability) 2004* (SEPP) in relation to land known as Castle Hill RSL Club, 77 Castle Street, Castle Hill (Lot 1 DP1080161).

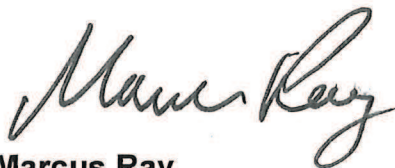
I, the Deputy Secretary, Planning Services, as a delegate of the Secretary have determined the application under clause 25(4)(a) of State Environmental Planning Policy (Housing for Seniors or People with a Disability) 2004 (the SEPP) by issuing a site compatibility certificate subject to satisfaction of certain requirements specified in the certificate (clause 25(7)). I have attached the Certificate of Site Compatibility.

In issuing this Certificate, I have determined that the site is suitable for more intensive development and that use of the site for seniors housing is compatible with the surrounding environment and land uses.

I note that the final layout and heights, building construction and onsite facilities in the proposed seniors housing development will be subject to the resolution of issues relating to bulk and scale, impacts on flora, landscaping, flooding, traffic, geotechnical hazards and potential contamination. The Certificate has been conditioned to confirm that these matters will need to be addressed through a development application process.

Should you have any further enquiries about this matter, please contact Ms Catherine Van Laeren, Director, Sydney Region West, at the Department of Planning and Environment on (02) 9860 1520.

Yours sincerely



Marcus Ray
Deputy Secretary
Planning Services
26/09/2017
Encl: SCC certificate