



11 October 2018

Mr Jeremy Gray
Director Regions, Northern
Planning Services
Department of Planning and Environment
Locked Bag 9022
GRAFTON NSW 2460

Dear Mr Gray

**Re: New Site Compatibility Certificate – Seniors Housing
Lot 239 DP 1201225, No. 67 Skennars Head Road, Skennars Head
(Your Reference: EF18/31618)**

I refer to Council's previous response of 20 August 2018 in relation to the abovementioned site compatibility certificate (SCC) matter and associated discussions between staff in our offices.

On 4 October 2018 the applicant provided a copy of the Department's letter of 3 October 2018 (reference: SCC_2018_BALLI_001_00) advising that the pending Site Compatibility Certificate (SCC) will now be forwarded to the Northern Joint Regional Planning Panel for determination.

Council is seeking clarification from the Department in relation to the roles of the Department of Planning and the JRPP and the expected timeframes and process for the consideration of the SCC. This information is of particular importance to Council and the applicant as Council has a pending Development Application 2016/524 which is reliant on, and directly relates to, the SCC matter. As you will be aware, the Northern Region JRPP is the determining authority for this development application.

Having regard for the above, and the time that has elapsed since the applicant's request was made for the issue of a new SCC, Council is also seeking confirmation as to whether the SCC and DA can be considered by the JRPP concurrently.

In relation to DA 2016/524, Council continued to progress the assessment of the application whilst the SCC was under the Department's consideration. The assessment has progressed to the point where the majority of key technical considerations have been addressed and resolved. Of note though is that related entomological, engineering and ecological matters associated with the address of mosquito impacts are still being examined, with further information provided by the applicant currently under assessment.

In summary, the assessment of the development application, based on the previous SCC, has been substantially completed. Council staff are close to being in a position to report the application to the JRPP for determination (subject to the issue of new SCC and the terms of any new SCC).

In relation to the Department's consideration of this matter, I understand that in discussions between Council and Departmental staff, cumulative impacts associated with SCCs has been raised. With respect to the subject SCC, Council is not aware of any other current or proposed applications for SCCs within a one kilometre radius of the land the subject of DA 2016/524. As such, Council does not raise any concerns relating to cumulative impacts arising as a consequence of the requested SCC in this instance.

Council will appreciate clarification from the Department regarding the new SCC process in the near future to assist in the completion of the assessment and determination of DA 2016/524.

If you have any enquiries in regard to this matter, or require any further information about Council's assessment of the development application to date, please contact Anthony Peters on telephone 1300 864 444.

Yours faithfully



Matthew Wood
Group Manager
Development and Environmental Health Group

cc. Regional Panels Secretariat, Joint Regional Planning Panel