

PENRITH

NEWS

CONTACT US

ADMINISTRATION

Penrith Office
Civic Centre, 601 High Street.

St Marys Office
Queen Street Centre,
207–209 Queen Street.

Contact Centre Open:
8.30am–4pm. Mon–Fri.

P: 4732 7777

F: 4732 7958

Write to: PO Box 60,
Penrith NSW 2751.

E: council@penrith.city
Council's services are
accessible via the online
portal at my.penrith.city

SERVICES

Waste Services: 4732 7777

Illegal Dumping:
Contact the EPA hotline
on 131 555 and ask for the
RID Squad (Regional Illegal
Dumping Squad).

Graffiti Hotline:
Freecall 1800 022 182

MEETING DATES

12 September – 7pm
Online via penrith.city
(Policy Review Meeting)

26 September – 7pm
Online via penrith.city
(Ordinary Meeting)

penrith.city
visitpenrith.com.au



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COUNCIL BRIEFS

- Penrith City Council congratulates the Penrith Panthers on their Minor Premiership win and is throwing our support behind the team as the NRL Finals series kicks off this weekend. Let's go Penrith Panthers, the entire community is backing you to take out the Premiership title once again in 2022!

- Expression of Interest (EOI) applications are open for community groups and businesses to secure a regular community facility booking for 2023–2024.

Penrith City Council has more than 40 community facilities across the City available for hire for a range of group sizes, with options to suit every budget including not-for-profit and business rates.

EOI applications close on Friday, 23 September 2022. To submit an application visit penrith.city/halls or call Council on 4732 8021.

- Do you have old, broken and unwanted electronic items you want to dispose of? Pack them into the boot of your car or trailer and bring your items down to our free E-waste Drop-off Day on Saturday, 17 September, to the new location at The Kingsway Playing Fields car park in Werrington.

Between 9am and 3.30pm, friendly staff will unpack boots and trailers and arrange for the day's e-waste to be recycled and disposed of safely and correctly. Residents are requested to remain in their vehicles when arriving at the event.

For more information, visit penrith.city/events

- Book your spot at our Habitat Restoration events! We have events all throughout 2022 where you can get your hands dirty with weeding, planting, and learn about our local wildlife and plant life from experts with special guided walks and talks and night tours.

Each event is capped as per the event series' COVID-19 safe plan. Register your spot today at penrith.city/events

PUBLIC EXHIBITIONS

Glenmore Park Stage 3 – Planning Proposal, draft Development Control Plan, draft Section 7.11 Contributions Plan and draft Voluntary Planning Agreement Letter of Offer

Council invites you to view and provide feedback on proposed changes to the planning controls applying to a 206-hectare area of land known as Glenmore Park Stage 3 (the site), or the rezoning area. The proposed changes are described in a Planning Proposal, draft Development Control Plan (draft DCP), draft Section 7.11 Development Contributions Plan (draft 7.11 Plan) and draft Voluntary Planning Agreement Letter of Offer (draft VPA Offer). The proponent for this project is Mirvac Homes (NSW) Pty Ltd.

The site consists of 25 land parcels and is located south of the existing suburb of Glenmore Park, bounded by The Northern Road, Chain-O-Ponds Road and Mulgoa Nature Reserve. The Planning

Proposal seeks to rezone the site under Penrith Local Environmental Plan 2010 (LEP 2010) from C3 Environmental Management and RU2 Rural Landscape to part R2 Low Density Residential, R3 Medium Density Residential, C4 Environmental Living, B2 Local Centre, RE1 Public Recreation, C2 Environmental Conservation and SP2 Infrastructure.

The Planning Proposal also proposes controls relating to minimum lot size, height of buildings, maximum dwelling yield, additional permitted uses, urban release area nomination, local provisions and land reservation acquisitions.

The intent of the proposed changes is to facilitate the development of the site for approximately 2,300 dwellings and provision for some shop top housing in the Local Centre, a mix of housing types, local open space, playing fields and environmental corridors.

A draft DCP has been prepared for the site, providing detailed planning and development controls and guidelines for specific types of development.

A draft 7.11 Plan has been prepared for the site to deliver the infrastructure required to support future development within the rezoning area.

Two draft VPA Offers have been submitted to Council from the major landowners. The Offers address how the proponent and Vianello seeks to deliver on its obligations under the draft 7.11 Plan and provide additional public benefits in addition to 7.11 contributions.

At its Ordinary Meeting of Monday, 25 July 2022, Council resolved to place the above documents on public exhibition. The Council report to this meeting identified risks to Council and the community, how these risks are intended to be mitigated, and outstanding matters to be resolved prior to future consideration to adopt the proposed plans and finalise the LEP. Resolution of outstanding matters may result in changes being made to the exhibited documentation following the exhibition.

Viewing the exhibition material and making a submission

The Planning Proposal and supporting information are on public exhibition until Friday, 16 September 2022.

The Planning Proposal, draft DCP, draft 7.11 Plan and draft VPA Offer, along with a Fact Sheet and supporting information, can be viewed online at yoursaypenrith.com.au and at Council's Civic Centre, Penrith Library and St Marys Library.

You are invited to provide feedback on the proposed changes by making a written submission to Council by Friday, 16 September 2022 via:

- **Email:** cityplanning@penrith.city

- **Post:** The General Manager
Penrith City Council
PO Box 60, Penrith NSW 2751

Please include 'Glenmore Park Stage 3 Planning Proposal' in the subject line of your submission. Council Officers will be available to answer questions throughout the public exhibition period.

For further enquiries, please contact Danielle Fox on 4732 8022 or Nicole Dukinfield on 4732 8511.

PENRITH
CITY COUNCIL

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www.penrith.city

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Public Exhibitions (cont.)

Draft Plan of Management for Regatta Park

The Draft Plan of Management (PoM) for Regatta Park is on Public Exhibition from now until Monday, 19 September 2022.

This Draft PoM is prepared by Penrith City Council as the next step in the development of the project, to provide direction and inform decisions as to the use and management of Council-owned Community Land and Council-managed Crown reserves, classified as 'Community Land' in the Regatta Park precinct.

The Draft PoM is a requirement of both the Local Government and Crown Land Management Acts. Consultation and feedback for the final designs of the Regatta Park precinct concluded in February 2020 and will not form part of this Public Exhibition.

To view the Draft Plan of Management for the Regatta Park precinct and submit comments, visit: yoursaypenrith.com.au/regatta-park

PUBLIC NOTICE

Deed of Variation to Voluntary Planning Agreement for Glenmore Park Stage 2

Penrith City Council is publicly notifying a draft Deed for Variation to the Glenmore Park Stage 2 Voluntary Planning Agreement (VPA). The proponent of this variation is Assunta Vianello, who is among six parties to the VPA.

The proposed variations relate to the timing for planting works that are required for the creation of a biodiversity corridor, on part of the land the subject of the VPA. A copy of the draft variation and explanatory note can be viewed online at yoursaypenrith.com.au

The notification period is from Thursday, 8 September 2022 to Thursday, 6 October 2022.

Please contact Natalie Stanowski, Principal Planner, on 4732 7403 or email natalie.stanowski@penrith.city for enquiries.

DEVELOPMENT APPLICATIONS

The following Development Applications have been received by Council:

- N. F. Billyard Pty Ltd Rev22/0005
40 Mamre Road, St Marys
Section 8.2 review of Refusal Determination of DA20/0860 involving the demolition of existing structures and construction of 12 x 2-storey town houses and associated works
Contact: Jane Hetherington on 4732 8078
Closing Date: Monday, 26 September 2022
- The Trustee for the Thornton DA22/0214
North Penrith Unit Trust
Lot 3003 DP 1184498, Lot 3004 DP 1184498 and Lot 3005 DP 1184498, 184 Lord Sheffield Circuit, Penrith
Proposed demolition of all structures, construction of 2 residential buildings (Towers C and D) over a Shared Commercial Podium, with 1 basement level. Shared Commercial Podium is 5 storeys with above-ground parking, ground floor retail and first floor commercial uses. Tower C is 8 storeys above the 5-storey podium, with 74 apartments. Tower D is 20 storeys above the 5-storey podium, with 163 apartments, total parking is 278 spaces (256 for residential, 22 for commercial). works include landscaping and site works. proposal is accompanied by a Letter of Offer for community infrastructure to contribute to works at City Park, Penrith. Development is associated with concurrent application DA22/0213.

In accordance with Section 2.12 of the *Environmental Planning and Assessment Act 1979*, the development application will be referred to the Sydney Western City Planning Panel (SWCPP) for determination.

The Development Application referred to in this notice and supporting documentation accompanying the subject application may be inspected at the locations listed below at any time during ordinary office hours, in the period from Monday, 12 September 2022 to Monday, 10 October 2022.

Any person may, during the exhibition period, make a submission in writing to Penrith City Council, in relation to the Development Application. Where a submission is made by way of an objection, the grounds of objection are to be specified in the submission. The submission is to include Council's reference number DA22/0214.

For any queries relating to the proposal, please contact Sandra Fagan on 4732 7992.

- The Trustee for the Thornton DA22/0213
North Penrith Unit Trust
Lot 3003 DP 1184498, 184 Lord Sheffield Circuit, Penrith

Proposed demolition of all structures, construction of 2 residential buildings (Towers A and B) over a Shared Commercial Podium, with 1 basement level. Shared Commercial Podium is 5 storeys with above-ground parking, ground floor retail tenancies and supermarket, and first floor child care centre and medical centre. Tower A is 26 storeys above the 5-storey podium, with 241 apartments. Tower B is 8 storeys above the 5-storey podium, with 75 apartments. Total parking proposed is 453 spaces (333 for residential and 120 for commercial). Other works include a pedestrian through-site-link, rooftop plant rooms, landscaping and associated site works. Application is accompanied by a Letter of Offer for community infrastructure to contribute to works at City Park, Penrith. Development is associated with concurrent application DA22/0214.

In accordance with Section 2.12 of the *Environmental Planning and Assessment Act 1979*, the development application will be referred to the Sydney Western City Planning Panel (SWCPP) for determination.

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For any queries relating to the proposal, please contact Sandra Fagan on 4732 7992.

DEVELOPMENT CONSENT/S DETERMINED

Pursuant to Section 4.59 of the *Environmental Planning and Assessment Act 1979*, the schedule below lists applications recently determined by Penrith City Council.

Approved Development Applications

- Daniel Anthony Briffa DA22/0397
Lot 78 DP 846098, 17 Bordeaux Place, Orchard Hills
Demolition of existing swimming pool, alterations and additions to existing dwelling including installation of an ossm system and solid fuel heater
- CAS Projects & Design DA22/0654
Lot 1096 DP 1215088, 40 Armoury Road, Jordan Springs
Construction of a single storey dwelling

- Warwick Paul Marturia DA22/0712
Lot 122 DP 1238043, 146 Forestwood Drive, Glenmore Park
Retaining walls
- The Trustee for Metricon Homes DA22/0710
Unit Trust
Lot 20 DP 201965, 26 Pyramid Street, Emu Plains
2-storey dwelling
- Ahmet Blako DA22/0699
Lot 203 DP 270417, 7 Doral Grove, Luddenham
In-ground swimming pool
- Medhat Nabih Attia Mod22/0137
Lot 20 DP 1197799, 6 Assisi Close, Cranebrook
Section 4.55 (1A) modification to DA21/0836 for an approved dual occupancy with brick veneer construction to double brick construction
- Chidiac Group Pty Ltd Mod22/0146
Lot 19 DP 31908, 97 Dunheved Circuit, St Marys
Section 4.55 (1A) modification to DA21/0566 for an industrial development involving the re-positioning of a shed
- Masterton Homes Pty Ltd DA22/0352
Lot 10 DP 233641, 31 Linksview Avenue, Leonay
Construction of a 2-storey dwelling with attached secondary dwelling and tree removal
- Claudia Luck DA22/0429
Lot 115 DP 975322, 20-26 Third Road, Berkshire Park
A secondary dwelling
- Tempo Living Pty Ltd DA22/0668
Lot 246 DP 1281686, 22 Major Tomkins Parade, Werrington
2-storey dwelling
- Firststyle Homes Pty Ltd DA22/0709
Lot 353 DP 1281686, 32 Major Tomkins Parade, Werrington
2-storey dwelling
- Who Pools & Excavations Pty Ltd DA22/0670
Lot 401 DP 262046, 2 Callisto Drive, Cranebrook
Swimming pool
- Woodford Homes DA22/0663
Lot 71 DP 261156, 6 Elk Place, Cranebrook
Alterations and additions to existing dwelling
- Mehul Babushankersinh Yadav DA22/0706
Lot 3007 DP 263158, 13 Yeelanna Place, Kingswood
Additions and alterations to existing dwelling
- New Edge Homes Pty Ltd DA22/0715
Lot 330 DP 1281686, 73 Major Tomkins Parade, Werrington
2-storey dwelling
- Wayne Wilson DA21/0492
Lot 420 DP 789115, 26 Camden Street, Penrith
Use of site as a truck depot
- Diamantina Designer Homes Pty Ltd DA22/0627
Lot 80 DP 270417, 34 Twin Creeks Drive, Luddenham
Detached studio/gym, attached garage and driveway addition

Viewing of Development Applications

The above development application/s may be viewed on Council's DA Tracker via penrithcity.nsw.gov.au/DATracker Officers of Council's Development Services Department will be able to assist with your enquiries.

Disclosure of Political Donations or Gifts

By law, reportable political donations or gifts must be disclosed by anyone lodging a planning application to Council. Call 4732 7649 or visit penrithcity.nsw.gov.au