



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 DATE

25 July 2022 – 7pm
Online via penrith.city
(Ordinary Meeting)

penrith.city
visitpenrith.com.au



COUNCIL BRIEFS

- Council is enhancing the heart of Kingswood! We're testing creative ideas for improvements in Wainwright Park and the Kingswood Neighbourhood Centre. These include new seating, shade structures, trees, garden pods, community events and even a Container Kitchen for use by not-for-profit community organisations. This project is funded by the NSW Department of Planning and Environment's, Streets as Shared Spaces program which provides opportunities for Councils to test ideas for improving local streets, footpaths and public spaces.

Find out more at penrith.city/events

- River Road, Emu Plains, will be temporarily closed between 6am-8pm from Saturday, 30 July-Sunday, 31 July 2022, and between 9am-2.30pm on Monday, 1 August 2022. Council will be installing stormwater drainage pipes under the road as part of the Regatta Park project.

The shared path on the eastern side of River Road and the amenities block on the western side of Regatta Park will remain available. Traffic controllers will provide access through the area during the scheduled works. Vehicular traffic in and out of River Road onto Great Western Highway will be diverted via York Street, while resident access will be maintained at all times.

For any enquiries please contact Council on 4732 7777. For more information on Regatta Park, visit penrith.city/regattapark

- Parker Street Reserve, Penrith, is undergoing an upgrade to improve infrastructure which will support sports and recreation opportunities for our community and enable the facility to be utilised to its maximum capacity.

This project is being funded by the NSW Government and Council. It includes a new amenities building for the upper fields with four modern change rooms, floodlighting upgrades for all fields, athletics amenities building and storage improvements, and irrigation, fencing and playing surface reconstruction for the southern fields.

This project forms part of Council's Sport and Recreation Strategy. Find out more at penrith.city/spros

PUBLIC EXHIBITION

Orchard Hills North - 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 151.9 hectare area of land known as Orchard Hills North (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 Legacy Property.

The site is located at Caddens Road, Kingswood Road, Frogmore Road and Castle Road in Orchard Hills and consists of 54 individual land parcels. The Planning Proposal seeks to rezone the site under

Penrith Local Environmental Plan 2010 (LEP 2010) from RU4 Primary Production Small Lots to part R1 General Residential, B2 Local Centre, RE1 Public Recreation, C2 Environmental Conservation and C3 Environmental Management, as well as include delineation of a Transport Investigation Area. The Planning Proposal also proposes controls relating to minimum lot size, height of buildings, scenic and landscape values, maximum lot yield, additional permitted uses, urban release area nomination, provide for flexible boundaries between certain zones, local provisions, and land reservation acquisitions.

The intent of the proposed changes is to facilitate the development of the site for approximately 1,729 residential lots, a mix of housing types, a village centre, local open space, playing fields, bushland and riparian corridors.

A draft DCP has been prepared for the site, which provides 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.

The proponent has submitted to Council a draft VPA Offer. The Offer addresses how the proponent 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 27 June 2022, Council resolved to place the above documents on public exhibition. The Council report to this meeting identifies several financial risks associated with the project which are to be addressed and resolved prior to the project being reported to and considered by Council post-exhibition. In response to these identified financial risks, the proponent recently submitted proposed mitigation measures and new information to Council which will be considered by Council officers throughout the public exhibition period. This new information also forms part of the exhibition material. Should the proposed mitigation measures be accepted, this 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 from Monday 25 July to Monday 22 August 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 Monday, 22 August 2022 to:

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

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

Please include a subject line indicating 'Orchard Hills North' in your submission.

Council officers will be available to answer questions throughout the public exhibition period.

For further enquiries please contact Joel Carson, Senior Planner on 4732 8098 or Nicole Dukinfield, Principal Planner on 4732 8511.

PUBLIC NOTICE

Public Meeting - Penrith Local Planning Panel

The Penrith Local Planning Panel will meet to determine the following:

- DA21/0667

24–27 Lambridge Place, Penrith

Expansion of an existing cold storage facility including new warehouse and storage shed, extension of hard stand areas and associated works

When: Wednesday, 27 July 2022 commencing at 2pm

Where: Online meeting

To enable access into the online meeting please contact the Development Services Department on 4732 7637 or email localpanel@penrith.city by 4pm on Monday, 25 July 2022. A meeting invitation with log in details will be provided upon request. Please also confirm if you wish to register to speak.

Any person joining the online meeting are informed that the meeting will be audio recorded, and a copy of that recording will be made publicly available following the meeting.

Relevant documents will be available on Penrith Council's website:

penrithcity.nsw.gov.au/Local-Planning-Panel/

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 Application

- Universal Property Group Pty Ltd DA22/0563
Lot 39 DP 1241192, 15 Gulshan Avenue, Claremont Meadows
Single storey dwelling on proposed lot

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

PENRITH
CITY COUNCIL

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