DEVELOPMENT APPLICATIONS ON PUBLIC EXHIBITION

We invite public comment on the following development proposals before making a decision.
The application and accompanying documents for each proposal (other than internal residential floor plans and some documents containing signatures or contact details of the applicant/owner) may be inspected, at:

(a) Council's website www.cityofparramatta.nsw.gov.au;
(b) Electronically at the Development Counter at Council's Administration Building (126 Church Street, Parramatta) during opening hours;
(c) Hard copy documents may be viewed at City of Parramatta Library and the Branch Library located nearest to the development during opening hours.

Submissions must be in writing and received by Council prior to 4.30pm on the closing day of the exhibition period. A submission by way of objection must set out the grounds of the objection. Please send your submissions to City of Parramatta, PO Box 32, Parramatta NSW 2124.
Any submission and respective reportable political donations made in regard to this Development Application may be publicly available at Council Offices subject to a request for access to information under the Government Information (Public Access) Act 2009 (GIPA). The release of the submission received will include the name(s) and address details provided. You may request for your personal information to be suppressed by Council. Council will consider this request. An objection is an opportunity for public involvement in the decision making process and does not constitute a complaint

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The exhibition period for the following applications is from Wednesday 26 April 2017 to Wednesday 17 May 2017.

HARRIS PARK
DA/925/2016
128A Alfred Street and 40-46 Alice Street (Lot 2 DP 209226, Lot 212 DP 1117339)
Applicant - Designcorp Architects Pty Ltd
Section 82A Review for the demolition of existing vacant building and construction of a 3 storey and recessed 4th storey Aged Care Centre comprising 90 residential care places, including 55 residential care beds, 19 dementia beds, 16 respite beds, plus basement parking for 39 vehicles and associated facilities.

NORTH PARRAMATTA
DA/632/2013/A
51-53 Albert Street (Lot 1 DP 1174563)
Applicant - F Primerano
S96(1a) Modifications to approval for alterations and additions to a commercial/retail complex for a twenty seat cafe fronting Buller Street. The proposed modifications include changes to display cabinet/serving bench, entry and planter box and installation of sliding bi-fold security shutters and retractable screen louvres.

PARRAMATTA
DA/467/2015/A
26 Marion Street (Lot 2 DP 909383)
Applicant - Think Planners
S96(1a) Retention of existing Heritage item and construction of a nine storey Residential Flat Building with 21 apartments. The proposed modification: removal of Condition 21 requiring the provision of motorcycle spaces.

DA/54/2017
58 Marsden Street (Lot 1 DP 547259)
Applicant - Mrs A Isler
Amended plans have been received for alterations and additions to the existing semi-detached dwelling identified as a Heritage item of local significance. The amendments relate to a minor increase in height, building configuration, and demolition of existing rear shed and hard surface areas.

TOONGABBIE
DA/594/2016
7 Station Road (Lot 48 DP 8408)
Applicant - Baini Design
Demolition and construction of a two storey building for the purpose of a child care centre. Amended plans have been submitted with changes to the building facades, side setback increase, additional transitional area, revised shadow impact diagrams and additional traffic assessment.

NOMINATED INTEGRATED DEVELOPMENT
Section 91 - Environmental Planning & Assessment Act 1979

The exhibition period for the following applications is from Wednesday 19 April 2017 to Tuesday 13 June 2017.

DA/1124/2016
1A, 1C, 5A Fleet Street North Parramatta and 130 O'Connell Street North Parramatta (Lot 1 DP 618753, Lot 3 DP 808447 and Lots 1 and 2 DP 862127)
Applicant - Urban Growth NSW
This proposal is a staged development application made in accordance with section 83(B) of the *Environmental Planning and Assessment Act 1979 (*EP&A Act), being an application that sets out a concept proposal for the development of the site, and a detailed proposal for the first stage of development.

The concept proposal comprises:
- An overall Indicative Layout Plan which shows the location of future development lots and public open spaces, a riverside park/riparian corridor, built heritage elements to be retained, the historic core, roads and primary pedestrian connections; and
- The allocation of a maximum gross floor area (GFA) to the future development lots.

The detailed proposal for the first stage of development (early works) comprises:
- Subdivision to create open spaces, Development Lots and roads;
- Demolition of certain existing structures and buildings;
- Tree removal and transplanting;
- Site works and management of potential site contamination;

- Reconstruction of existing roads within the site, construction of extensions to Factory and Dunlop Streets into the site, and an upgrade of the existing intersection of Fleet Street and Greenup Drive;
- Provision of utility services and stormwater infrastructure;
- Provision of pedestrian and cycleway connections through the site; and
- Landscaping of the public domain and open spaces

The application is Integrated Development and Nominated Integrated Development, under the following Acts:

- Heritage Act 1977
- National Parks and Wildlife Act 1974
- Water Management Act 2000
- Fisheries Management Act 1994

The application will be determined by the Sydney West Central Planning Panel.

NOMINATED INTEGRATED DEVELOPMENT
Section 91 - Environmental Planning & Assessment Act 1979

The exhibition period for the following applications is from Wednesday 27 April 2017 to Tuesday 29 May 2017.

DA/292/2017
8 Melville Street and 14 Gould Place, PARRAMATTA (Lots 1-4 DP228839)
Applicant - JACQST Pty Ltd

Demolition of an existing dwelling house on No.14 Gould Place, Stratum Subdivision to create three (3) lots, alterations and addition to Macarthur House including landscaping, swimming pool, cabana, carport and driveways, construction of an attached dual occupancy on both proposed Lot 2 and Lot 3 and enlargement of an existing basement to accommodate a gymnasium, games room, amenities, home cinema and car parking accessed from Gould Place. The proposed development is identified as Nominated Integrated Development as approval is required from the Office of Environment and Heritage for the purposes of the Heritage Act 1977.

DEVELOPMENT APPLICATIONS DETERMINED

Notice is given in accordance with Section 101 of the Environmental Planning and Assessment Act, 1979 of the determination of the following Development Consents and/or Complying Development Certificates. These consents/refusals are **electronically** available for public inspection without charge during ordinary office hours at the Development Unit Enquiry Counter on the ground floor of Council's Offices at 126 Church Street, Parramatta between 8.30am and 5.00pm – Monday to Friday – public holidays excluded.

DEVELOPMENT APPLICATION DETERMINATIONS

APPROVED

CARLINGFORD
DA/7/2017
84 Ebony Avenue (Lot 21 DP 236660)
Tree removal , demolition of existing structures and construction of a three storey dwelling house.

DA/1084/2016
7-13 Jenkins Road and 2-14 Thallon Street (Lots 26-28, 30, 33-36 DP 8001, Lots 1 & 2 DP 209917, Lots 1 & 2 DP 530832)
Stratum subdivision of one lot into three stratum lots and the staged strata subdivision of the residential units.

DA/1020/2016/A
7-13 Jenkins Road and 2-14 Thallon Street (Lots 26-28, 30, 33-36 DP 8001, Lots 1 & 2 DP 209917, Lots 1 & 2 DP 530832)
Section 96(1) the proposed modification is for the deletion of conditions 5 & 6.Subdivision of one (1) lot into a two (2) lot Torrens title subdivision.

DUNDAS VALLEY
DA/1000/2016
14-16 Dobson Crescent (Lots 7 & 8 DP 233076)
Staged development comprising demolition, tree removal, consolidation of two lots to one allotment, and subdivision into three allotments (Stage 1); construction of three double storey attached dual occupancies, and Torrens title subdivision into six allotments (Stage 2).

DA/135/2017
8 McKay Street (Lot 1296 DP 36698)
Alterations and additions to an existing dwelling to include a first floor addition.

DA/699/2016
36 Supply Street (Lot 1439 DP 36702)
Demolition of existing structures, tree removal and construction of a detached dual occupancy development with Torrens title subdivision.

EPPING
DA/6/2017
1 Bulkira Road (Lot 29 DP 6719)
Demolition of existing structures on site and Torrens title subdivision of one (1) lot into two (2).

DA/1275/2016
20-28 Cambridge Street (Lot 1 DP 1205413)
Change of use, fitout and signage for a childcare centre containing 57 places located on ground floor of Tower B. The proposal is Integrated Development under the Rural Fires Act 1997.

DA/712/2016/B

6 - 8 Carlingford Road and 1 - 5 Cliff Road (Lots 15-17 DP 12051, Lots 1 & 2 DP 865150, CP SP 35887, Lots 1 & 2 SP 35887, Lot 272 DP 854281)
Section 96(1a) Modification to an approval for the demolition of existing structures and construction of 2 x five storey residential flat buildings comprising 130 units with basement car parking. The proposed modifications include extending the size of the balconies on level 4 and Units 407 and 419, new balconies to units 409 and 421, and construction of a new door to units 409 and 421, privacy screens.

DA/140/2017
2 Hamer Street (Lot 42 DP 216607)
Section 96(1a) Modification to an approval for demolition and construction of a 2 storey house and swimming pool . The proposed modifications include deletion of Condition No 25 and amend Condition No. 20 and 21.

DA/1167/2016
8 Orchard Street (Lot 3 DP 29543)
Demolition and replacement of the incorrectly constructed slab/foundation and retaining wall as per previously approved development consent.

ERMINGTON
DA/1194/2016
62 Boronia Street (Lot 602 DP 16170)
Demolition of existing structures and construction of a 2 storey attached dual occupancy development with Torrens title subdivision.

DA/128/2017
144A Marsden Road (Lots C & D DP 28278)
Construction of metal awnings and walkway covers.

HARRIS PARK
DA/1096/2016
66 Wigram Street (Lot 1 DP 776184)
Installation of a retractable awning to the outdoor dining area.

NORTH PARRAMATTA
DA/886/2016
8 Burnside Street (Lot 16 DP 260135)
Demolition of existing dwelling and construction of a 2 storey dwelling with basement garage.

DA/41/2017
22 Jeffery Avenue (Lot 60 DP 35290)
Demolition of the existing dwelling.

DA/164/2017
22 Jeffery Avenue (Lot 60 DP 35290)
Construction of a new double storey dwelling.

NORTH ROCKS
DA/53/2017
54 New North Rocks Road (Lot 30 DP 236604)

Section 96(1a) Modifications to approval for alterations and additions to an existing dwelling. The proposed modifications include extensions to the existing approved dwelling by minor changes to the size of the landing, relocaation of sliding door opening to landing and reconfiguration of approved windows.

DA/141/2017
23 Statham Avenue (Lot 85 DP 225884)
Internal alterations to dwelling including driveway upgrade, demolition of existing carport and construction of a new carport.

DA/82/2017
43 Statham Avenue (Lot 82 DP 537173)
Extension of existing swimming pool deck and new pool fence to a dwelling house.

NORTHMEAD
DA/484/2015/A
46 Beamish Road (Lot 55 DP 28969)
Section 96(1) Modifications to approval for demolition, tree removal and construction of an attached two storey dual occupancy development with Torrens title subdivision. The proposed modifications include deletion of condition no. 50 .

DA/1280/2016
85 Windsor Road (Lot 100 DP 855042)
Alterations and additions to an existing dwelling house.

OLD TOONGABBIE
DA/1004/2016
1 Chircan Street (Lot 72 DP 225066)
Alterations and additions to existing dwelling with first floor addition.

DA/1207/2016
7 Reynolds Street (Lot 1 DP620796)
Demolition of existing dwelling with all associated structures and construction of a two storey dual occupancy (attached) with Torrens Title subdivision.

PARRAMATTA
DA/75/2017
21 Argyle Street (Lot 1 DP 537996)
Refurbishment to the external facade of an existing commercial building, internal fitout and business identification signage.

DA/1175/2016
23 Church Street (Lot 10 DP 707836)
Alterations and additions to an existing vehicle sales and hire premises and associated signage.

DA/126/2017
1156/142 Church Street (Shop 1156/142 Lvl 1)
Installation of an internally illuminated sign to substrate above entry to Westfield on Fitzwilliam street, Parramatta as a Business identification sign for Shop No 1156.

DA/854/2016/A
330 Church Street (CP SP 94469)
Section 96 (1A) Modifications to commencement of use as a food and drink premises and associated fit out (Tenancies 2, 3 & 4).
The proposed modifications include amending conditions 1 and 30 to correct an error and amending condition Nos. 35 ,66 ,69 and 72.

DA/72/2017
464 Church Street (Lot 9 DP 834791)
Installation of a container shop and an outdoor dining area on the southern forecourt of the site and use as a food and drink premises.

ROSEHILL
DA/87/2017
11 Short Street (Lot 33 SEC 4 DP 1775)
Proposed secondary dwelling

RYDALMERE
DA/69/2017
38-50 South Street (Lot 10 DP 774181)
Change of use of the existing premises to a recreation facility (indoor) as an indoor rock climbing/fitness centre

SILVERWATER
DA/1177/2016
92 Asquith Street (Lot 1 DP 206088)
Alterations and Additions, and Change of use to a commercial building with associated signage.

TELOPEA
DA/598/2012/A
52 Robert Street (Lot 4 DP 210045)
Section 96(1a) Modifications to approval for demolition of existing structures, tree removal and construction of a dual occupancy, front fence and Torrens Title subdivision. The proposed modifications include new windows and changes to size of windows and raising the finish floor level.

<u>REFUSED</u>

ERMINGTON
DA/11/2017
6 Dennis Street (Lot 1 DP 539685)
Torrens title subdivision of 1 lot into 2 lots, including proposed lot 1 for a dwelling house and proposed lot 2 for a dual occupancy.