

Our ref: Residential Flat Building - Carrington Rd, Castle Hill (SSD-83112728)

Mr. Aaron Sutherland

Director

ARADA DEVELOPMENT MANAGEMENT PTY LTD

PO Box 814

BOWRAL New South Wales 2576

11 June 2026

Subject: Amendment of Application

Dear Mr. Sutherland

I refer to the Amendment Report which was submitted on 5 June 2026 in accordance with the Environmental Planning and Assessment Regulation 2021 (the Regulation) for Residential Flat Building - Carrington Rd, Castle Hill (SSD-83112728).

The Amendment Report has requested the following changes:

- Reduction in building length along Middleton Avenue
- Increased separation between Buildings A and C
- Redistribution of floor space vertically within Building A with an increase of 5 storeys, reinforcing the Carrington Road corner
- Refinement and rationalisation of Building B massing, including stepping, setback and increased separation to Building A
- Reduction to the number of basement levels
- Amendments to building footprints to allow retention of trees 13 and 14
- Elevation of courtyard level by 3.2 metres to improve the interface with Sexton Ave arrival, increase its exposure to sunlight over the course of the year for improved solar access, and increased communal open space
- Refinement to architectural expression
- Reduction in GFA by 2350 square metres • Reduction in car parking from 740 cars to 674
- Amendments to apartment layouts and rebalance to apartment mix resulting in increase of 14 apartments
- Various public domain refinements in response to Council feedback

The department has reviewed the Amendment Report and is satisfied it is consistent with the information requested by the department on 22 December 2025.

Accordingly, I as delegate of the Minister for Planning and Public Spaces approve the application for the amendment.

If you have any questions, please contact Annabel Turner on 02 9995 5224 or via email at annabel.turner@dpie.nsw.gov.au.

A handwritten signature in black ink, appearing to be "Suzannah Byers".

Suzannah Byers

Team Leader Housing Delivery Assessments
as delegate for the Planning Secretary