

# Modification of Development Consent

Section 4.55(1A) of the *Environmental Planning and Assessment Act 1979*

As delegate of the Minister for Planning under delegation issued on 26 April 2021, I approve the modification of the development consent referred to in Schedule 1, subject to the conditions in Schedule 2.



Aditi Coomar  
Team Leader  
School Infrastructure Assessments

Sydney

27 January 2022

## SCHEDULE 1

<b>Development consent:</b>	<b>SSD 9227</b> granted by the Executive Director, Infrastructure Assessments on 14 July 2020
<b>For the following:</b>	Construction and operation of a new school (Amity College) in eight stages, to accommodate up to 1000 students, comprising: <ul style="list-style-type: none"><li>• Site preparation, demolition of existing structures, vegetation clearing, bulk earthworks and site remediation;</li><li>• Boundary adjustment to create the site boundaries;</li><li>• Construction of two - four storey buildings to accommodate:<ul style="list-style-type: none"><li>○ the primary and secondary school classrooms;</li><li>○ multipurpose halls;</li><li>○ library; and</li><li>○ administrative areas;</li></ul></li><li>• At grade / basement car parking and bicycle parking areas;</li><li>• Construction of bus bays on Byron Road;</li><li>• Landscaping, stormwater and public domain works;</li><li>• Construction of new local roads, on-street car parking spaces, drop-off / pick-up zones, drainage works and service connections.</li></ul>
<b>Applicant:</b>	Amity College
<b>Consent Authority:</b>	Minister for Planning and Public Spaces
<b>The Land:</b>	Lot 1 DP 525996, 85 Byron Road and Lot 2 DP 525996, 63 Ingleburn Road, Leppington NSW
<b>Modification:</b>	<b>SSD-9227-Mod-3:</b> Minor increase to the roof ridge height, minor extension to the Primary School building ground and first floors and improvements to the landscaping and outdoor accesses.

## SCHEDULE 2

The consent (SSD-9227) is modified as follows:

1. Schedule 2 Part A – Administrative Conditions – Condition A2 is amended by the deletion of the struckout words/numbers and adding the words/numbers in **bold and underline** as follows:
  - A2. The development may only be carried out:
    - (a) in compliance with the conditions of this consent;
    - (b) in accordance with all written directions of the Planning Secretary;
    - (c) generally in accordance with the EIS and Response to Submissions, **and the Modification Report and accompanying documents prepared by Outline Planning Consultants for SSD-9227-Mod-2 (dated July 2021) and SSD-9227-Mod-3 (dated November 2021)**;
    - (d) in accordance with the approved plans in the table below:

Survey plans prepared by Total Surveying Solutions			
Dwg No.	Rev	Name of Plan	Date
180370_C	-	Plan Showing Detail & Levels Over Lots 1 & 2 in DP 525996 Sheets 1 to 3	9/7/2019
Subdivision plan prepared by TSS Total Surveying Solution			
Dwg No.	Rev	Name of Plan	Date
191149-1	C	Plan of Proposed Subdivision of Lots 1&2 DP 525996	19/7/19
Architectural Plans prepared by Gran Associates			
Dwg No.	Rev	Name of Plan	Date
010	<del>DE</del>	Site Plan	31/7/19
	<del>F</del>		<b><u>16/4/21</u></b>
			<b><u>24/11/21</u></b>
100	<del>DE</del>	Ground Floor Plan	19/11/19
	<del>F</del>		<b><u>16/4/21</u></b>
			<b><u>24/11/21</u></b>
101	<del>BC</del>	First Floor Plan	31/5/19
	<del>D</del>		<b><u>16/4/21</u></b>
			<b><u>24/11/21</u></b>
102	B	Second Floor Plan	31/5/19
103	B	Third Floor Plan	31/5/19
104	<del>BC</del>	Roof Plan	31/5/19
	<del>D</del>		<b><u>16/4/21</u></b>
			<b><u>24/11/21</u></b>
105	<del>BC</del>	Basement Floor Plan	31/5/19
			<b><u>16/4/21</u></b>
110	A	Typical Home Base Plan Ground Floor 01	30/4/19
111	A	Typical Home Base Plan Ground Floor 02	30/4/19
112	A	Typical Home Base Plan First Floor 01	30/4/19
113	A	Typical Home Base Plan First Floor 02	30/4/19
200	<del>BC</del>	North & East Elevations	31/5/19
			<b><u>24/11/21</u></b>

201	<u>CD</u> <u>E</u>	South & West Elevations	19/11/19 <b><u>16/4/21</u></b> <b><u>24/11/21</u></b>
300	<u>BC</u>	Section AA & BB	31/5/19 <b><u>24/11/21</u></b>
301	<u>BC</u>	Section CC & DD	31/5/19 <b><u>24/11/21</u></b>
302	<u>BC</u>	Section EE & FF	31/5/19 <b><u>24/11/21</u></b>
303	<u>BC</u>	Section GG & HH	31/5/19 <b><u>24/11/21</u></b>
304	B	Section II	31/5/19
310	A	Typical Home Base Cross Section	30/4/19
320	A	Typical Home Base Section Detail	2/7/19
321	A	Typical Circulation Link (Lift/Stairway) Sectional Detail	2/7/19
600	<u>CE</u>	Staging Plan Stage 1	3/7/19 <b><u>16/4/21</u></b>
601	<u>CE</u>	Staging Plan Stage 2	3/7/19 <b><u>16/4/21</u></b>
602	<u>CE</u>	Staging Plan Stage 3	3/7/19 <b><u>16/4/21</u></b>
603	<u>CE</u>	Staging Plan Stage 4	3/7/19 <b><u>16/4/21</u></b>
604	<u>CE</u>	Staging Plan Stage 5	3/7/19 <b><u>16/4/21</u></b>
605	<u>CE</u>	Staging Plan Stage 6	3/7/19 <b><u>16/4/21</u></b>
606	G	<del>Staging Plan Stage 7</del>	3/7/19
607	G	<del>Staging Plan Stage 8</del>	3/7/19
800	A	Materials, Colours and Precedents	30/4/19
801	<u>AB</u>	Materials, Colours and Precedents	30/4/19 <b><u>16/4/21</u></b>
802	A	Materials, Colours and Precedents	30/4/19
803	A	Materials, Colours and Precedents	30/4/19
804	<u>AB</u>	Materials & Colour Schedule	30/4/19 <b><u>16/4/21</u></b>
<b>Landscape Plans prepared by Michael Siu</b>			
<b>Dwg No.</b>	<b>Rev</b>	<b>Name of Plan</b>	<b>Date</b>
<u>LC2/6 - K23503</u>	<u>AC</u> <u>D</u>	Landscape Master Plan	28/5/19 <b><u>13/4/21</u></b> <b><u>1/11/21</u></b>
<u>LC3/6 - K23503</u>	<u>AC</u> <u>D</u>	Landscape – Oval	28/5/19 <b><u>13/4/21</u></b> <b><u>1/11/21</u></b>
<u>LC4/6 - K23503</u>	<u>AC</u> <u>D</u>	Library Terrace & Plant Schedule	28/5/19 <b><u>13/4/21</u></b> <b><u>1/11/21</u></b>
LC5/6 –	<u>AC</u>	Landscape Staging Plan	28/5/19

K23503	<u>D</u>		<u>13/4/21</u> <u>1/11/21</u>
LC6/6 – K23503	<del>AC</del> <u>D</u>	Landscape Staging Plan	28/5/19 <u>13/4/21</u> <u>1/11/21</u>
<b>Civil Works Plans prepared by Martens &amp; Associates Pty Ltd</b>			
<b>Dwg No.</b>	<b>Rev</b>	<b>Name of Plan</b>	<b>Date</b>
PS04 <del>PS08</del> - A050	<u>HA</u>	Development Overview Plan	20/11/19 <u>28/4/21</u>
PS04 <del>PS08</del> - B100	<u>HB</u>	Stage 1 Overview Plan	20/11/19 <u>29/4/21</u>
PS01-B300	I	Sediment & Erosion Control and Clearing Plan (Ultimate Development)	24/4/20
PS04 <del>PS08</del> - B301	<u>GB</u>	Sediment & Erosion Control and Clearing Plan (Stage 1)	24/4/20 <u>29/4/21</u>
PS01-B305	B	Sediment & Erosion Control Rusle Calculation	11/7/19
PS01-B310	C	Sediment & Erosion Control Details Sheet 1	28/6/19
PS01-B311	B	Sediment & Erosion Control Details Sheet 2	28/6/19
PS04 <del>PS08</del> - C100	<u>HA</u>	Earthworks Grading Plan (Ultimate Development)	20/11/19 <u>28/4/21</u>
PS04 <del>PS08</del> - C101	<u>EA</u>	Earthworks Grading Plan (Stage 1)	20/11/19 <u>29/4/21</u>
PS04 <del>PS08</del> - C500	<u>FA</u>	Bulk Earthworks Cut-Fill Plan (Ultimate Development)	24/7/19 <u>28/4/21</u>
PS04 <del>PS08</del> - C501	<u>DB</u>	Bulk Earthworks Cut-Fill Plan (Stage 1)	24/7/19 <u>29/4/21</u>
PS04 <del>PS08</del> - C600	<u>EA</u>	Earthworks Section (Sheet 1)	11/7/19 <u>28/4/21</u>
PS04 <del>PS08</del> - C601	<u>CA</u>	Earthworks Section (Sheet 2)	11/7/19 <u>28/4/21</u>
PS04 <del>PS08</del> - C602	<u>CA</u>	Earthworks Section (Sheet 3)	11/7/19 <u>28/4/21</u>
<b>PS08-D101</b>	<b><u>A</u></b>	<b><u>Earthworks Section (Sheet 4)</u></b>	<b><u>28/4/21</u></b>
PS04 <del>PS08</del> - D100	<u>HB</u>	Roadworks Plan (Ultimate Development)	20/11/19 <u>29/4/21</u>
PS01-D101	E	Roadworks (Stage 1)	20/11/19
PS01-D200	D	Concept Future Byron Road (21-MRC01) Longitudinal & Typical Section	28/6/19
PS01-D201	F	Road 1 (21-MRC02) & Primary Drop-Off (21-MSC01) Longitudinal & Typical Sections	20/11/19
PS01-D202	C	Road 2 (21-MRC03) & Future Road (21-MRC03A) Longitudinal & Typical Sections	20/11/19
PS01-D300	F	Roadworks Details Plan	20/11/19

**End of modification**  
**(SSD-9227-Mod-3)**