

Bianca Thornton

From: Melissa Rassack
Sent: Monday, 6 December 2021 6:35 PM
To: Bianca Thornton
Cc: William Hodgkinson; Jane Grose
Subject: RE: Notification of Modification Application - Kemps Creek Mod 2 (SSD-9522-Mod-2)

Hi Bianca

Thank you for providing Central (Western) with the opportunity to comment on SSD-9522-Mod-2. The following comments are made for your consideration:

- Road widths and design proposed by SSD-9522-Mod-2 must comply with the Mamre Road Precinct Development Control Plan 2021.
- The proposed revised road widths should ensure that the buildings within the development comply with the landscape setbacks established within the Mamre Road Precinct DCP 2021.
- DPIE's Chief Engineer should be consulted with respect to road safety and the design of the north-south road.

It is further noted that the relationship between the SSDA approval requires an amendment to the Penrith DCP (condition A10). The recently made Mamre Road Precinct DCP 2021 now applies to the site. Therefore, consideration should be given to the application of condition A10. The Central(Western) team is currently consulting with Penrith Council on this matter and will provide you with an update as soon as possible.

Regards

Melissa Rassack
Manager, Place and Infrastructure (Central (Western))

Greater Sydney, Place and Infrastructure | Department of Planning, Industry and Environment
T 02 8837 6345 | **E** Melissa.Rassack@planning.nsw.gov.au
Level 18, 4 Parramatta Square, Parramatta NSW 2150
www.dpie.nsw.gov.au



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