

# Notice of decision

## Section 2.22 and clause 20 of Schedule 1 of the *Environmental Planning and Assessment Act 1979*

<b>Application type</b>	State significant development
<b>Application number and project name</b>	SSD-9794683 Oakdale West Estate Stage 3 Development
<b>Applicant</b>	Goodman Property Services (Aust) Pty Limited
<b>Consent Authority</b>	Minister for Planning and Public Spaces

### Decision

The Director under delegation from the Minister for Planning and Public Spaces has, under section 4.38 of the *Environmental Planning and Assessment Act 1979 (the Act)* granted consent to the development application subject to conditions.

A copy of the development consent and conditions is available [here](#).

A copy of the Department of Planning, Industry and Environment's Assessment Report is available [here](#).

### Date of decision

16 December 2021

### Reasons for decision

The following matters were taken into consideration in making this decision:

- the relevant matters listed in section 4.15 of the Act and the additional matters listed in the statutory context section of the Department's Assessment Report;
- the prescribed matters under the *Environmental Planning and Assessment Regulation 2000*;
- the objects of the Act;
- all information submitted to the Department during the assessment of the development application;
- the findings and recommendations in the Department's Assessment Report; and
- the views of the community about the project (see Attachment 1).

The findings and recommendations set out in the Department's Assessment Report were accepted and adopted as the reasons for making this decision.

The key reasons for granting consent to the development application are as follows:

- the project would provide a range of benefits for the region and the State through a capital investment of \$84 million in the Penrith local government area;
- the project would provide 450 jobs in western Sydney;
- the traffic and noise impacts on the community and the environment can be appropriately minimised, managed or offset to an acceptable level, in accordance with applicable NSW Government policies and standards;
- it would assist in delivering the strategic objectives of the Western Sydney Employment Area, to provide employment generating development in western Sydney;
- the issues raised by Council and public authorities during consultation have been considered and adequately addressed through the recommended conditions of consent;
- no issues were raised by the community; and
- weighing all relevant considerations, the development is in the public interest.

## **Attachment 1 – Consideration of Community Views**

The Department exhibited the Environmental Impact Statement for the development from 18 February 2021 to 17 March 2021 (28 days) and received advice from 5 government agencies and 2 submissions from special interest groups (utility providers). Key issues raised related to traffic, access, building height and landscaping. These issues are addressed in detail in the Department's Assessment Report.