

# Modification of Minister's Approval

## Section 75W of the *Environmental Planning & Assessment Act 1979*

As delegate of the Minister for Planning under delegation executed on 25 January 2010, I approve the modification of the project application referred to in schedule 1, subject to the conditions in schedule 2.



Heather Warton  
Director  
Metropolitan and Regional Projects North  
**DEPARTMENT OF PLANNING AND INFRASTRUCTURE**

Sydney **29 August**

2011

### SCHEDULE 1

#### Project Approval:

**MP08\_0116** granted under delegated authority by the Deputy Director-General, Development Assessment and Systems Performance on 4 September 2010.

#### For the following:

The Stage 2 civil and infrastructure works comprised:

- Three-staged subdivision of the subject site into 226 lots to accommodate a maximum of 450 future dwellings, including:
  - 217 low-density lots;
  - Two (2) medium-density residential lots;
  - Seven (7) lots for open space.
- Dedication of roads, stormwater infrastructure and public domain areas to Bankstown City Council at registration of the subdivision plans;
- Site establishment works, bulk earth works and striping and stockpiling works;
- Construction of roads and associated infrastructure;
- Embellishment and construction of all public domain areas and structures; and
- Establishment of all stormwater quality management and on-site detention facilities, to be dedicated to Bankstown City Council, including the provision of servicing infrastructure to residential lots.

#### Modification Number:

**MP08\_0166 MOD 1:**

#### Modification:

Relocation of overhead 132 KV electrical power lines from the rear of residential properties 15 to 33 Cooper Road, Birrong, to the existing overhead electrical power lines at the front of the residential properties, and associated replacement of power poles.

## SCHEDULE 2

### CONDITIONS

The above approval is modified as follows:

#### PART A – ADMINISTRATIVE CONDITIONS

Delete Condition A2 and replace with the following:

#### A2. Development in Accordance with Plans and Documentation

The development shall generally be in accordance with the following plans, documentation and recommendations made therein:

<b>A. Environmental Assessment report for Western Residential Precinct Potts Hill prepared by Architectus dated November 2009, including appendices and Preferred Project Report prepared by Architectus dated June 2010, including appendices</b>			
<b>B. Preliminary Construction Environmental Management Plan prepared by Cardno dated 11 May 2010</b>			
<b>C. Statement of Commitments prepared by Architectus contained in Schedule 3</b>			
<b>D. Subdivision plans prepared by Cardno and detailed as follows:</b>			
Drawing No	Revision	Name of Plan	Date
600246 SA - 101	B	Plan of proposed Stage 1 Subdivision	24 November 2009
600246 SA-102	B	Plan of proposed Stage 1 subdivision	24 November 2009
600246 SA-201	B	Plan of proposed Stage 2 subdivision	24 November 2009
600246 SA-202	B	Plan of proposed Stage 2 subdivision	24 November 2009
600246 SA-203	B	Plan of proposed Stage 2 subdivision	24 November 2009
600246 SA-301	B	Plan of proposed Stage 3 subdivision	24 November 2009
600246 SA-302	B	Plan of proposed Stage 3 subdivision	24 November 2009
600246 SA-303	B	Plan of proposed Stage 3 subdivision	24 November 2009
<b>D. Concept Civil Design plans prepared by Cardno and detailed as follows</b>			
600246-001	B	Cover Sheet and Drawing Schedule	2 December 2009
600246-002	A	General Notes	19 November 2009
600246-010	B	Site Plan	19 November 2009
600246-011	B	General Arrangement Plan 1 of 2	11 May 2010
600246-012	B	General Arrangement Plan 2 of 2	11 May 2010
600246-015	B	Typical Road Sections 1 of 3	11 May 2010
600246-016	B	Typical Road Section 2 of 3	11 May 2010
600246-017	B	Typical Road Section 3 of 3	11 May 2010
600246-020	B	Indicative Cut & Fill Plan & Existing Surface to Design Surface	11 May 2010
600246-024	A	Indicative Staging Plan	19 November 2009
600246-025	B	Indicative Lot Treatment Plan	11 May 2010



600246-026	B	Indicative Lot Treatment Details 1 of 3	11 May 2010
600246-027	B	Indicative Lot Treatment Details 2 of 3	11 May 2010
600246-028	B	Indicative Lot Treatment Details 3 of 3	11 May 2010
600246-030	B	Road Longitudinal Sections	11 May 2010
600246-031	B	Road Longitudinal Sections	11 May 2010
600246-032	B	Road Longitudinal Sections	11 May 2010
600246-033	B	Road Longitudinal Sections	11 May 2010
600246-034	B	Road Longitudinal Sections	11 May 2010
600246-035	B	Road Longitudinal Sections	11 May 2010
600246-036	B	Road Longitudinal Sections	11 May 2010
600246-037	A	Indicative Traffic Control Sections	19 November 2009
600246-040	B	Catchment Plan	11 May 2010
600246-041	A	Water Quality & Detention Basin No.1 Plan & Details	19 November 2009
600246-042	A	Water Quality & Detention Basin No.2 Arrangement Plan	19 November 2009
600246-043	A	Water Quality & Detention Basin No.2 Details	19 November 2009
600246-044	A	Water Quality & Detention Basin No.3 Plan	19 November 2009
600246-045	A	Water Quality & Detention Basin No.3 Details	19 November 2009
600246-050	A	Concept Sewer Layout Sheet 1 of 2	19 November 2009
600246-051	A	Concept Sewer Layout Sheet 2 of 2	19 November 2009
600246-052	A	Concept Potable & Recycled Water Layout	19 November 2009
600246-053	A	Concept Stormwater Layout Sheet 1 of 2	19 November 2009
600246-054	B	Concept Stormwater Layout Sheet 2 of 2	19 November 2009
600246-055	B	Erosion and Sedimentation Control Plan	26 June 2010
600246-056	B	Erosion and Sedimentation Control Details	19 November 2009
221465	Draft C	132kV Feeder 240 Overhead Mains Relocation Route Plan and Construction Schedule	11 February 2011

### Insert New Condition

#### **AN9 Energy Australia Network Standards**

The Proponent shall comply with Energy Australia Network Standards regarding the design, construction and safety provisions of the relocation of any electricity power lines, replacement poles or installation of new poles.