



DOC21/420091-1

Planning and Assessment Division
Department of Planning, Industry and Environment
Locked Bag 5022
PARRAMATTA NSW 2124

Email: Bruce.Zhang@planning.nsw.gov.au

27 May 2021

No Comment to Planning Advice Request

Dear Mr Zhang

I refer to your request for advice in relation to the proposed development for Oakdale West Estate Stage 4 Development (SEARs) for Building 4E located at 2 Aldington Road, Kemps Creek (Oakdale West Industrial Estate (OWE)).

The proposal is for construction, operation, use and fit-out of building 4E and associated office and hardstand/car parking areas (Appendix 1) including the warehouse and distribution use approval (tenancy, office and warehouse fit-out).

Based on the information provided, the proposal does not appear to require an environment protection licence under the *Protection of the Environment Operations Act 1997*. Furthermore, the EPA understands that the proposal is not being undertaken by or on behalf of a NSW Public Authority nor are the proposed activities or other activities for which the EPA is the appropriate regulatory authority.

In view of these factors, the EPA has no comments to provide on this project and no follow-up consultation is required. Penrith City Council and Liverpool City Council should be consulted as the appropriate regulatory authority for the *Protection of the Environment Operations Act 1997* in relation to the proposal.

If you have any questions about this request, please contact Environment Line on 131 555 and quote the above reference number.

Yours sincerely

A handwritten signature in black ink, appearing to read 'Steve Beaman'.

Steve Beaman PSM
Executive Director Regulatory Operations
NSW Environment Protection Authority

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(from outside NSW)

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