

Modification of Development Consent

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

As delegate of the Minister for Planning and Public Spaces, I approve the modification of the development consent referred to in Schedule 1, subject to the conditions in Schedule 2.



Cameron Sargent
Team Leader
Key Sites Assessments

Sydney

21 December 2021

SCHEDULE 1

Development consent:	SSD 8903 granted by the Minister for Planning and Public Spaces on 30 April 2020
For the following:	Stage 1 development application for the redevelopment of the Ivanhoe Estate, including: <ul style="list-style-type: none">• site preparation works, including removal of trees, demolition, bulk earthworks and excavation• construction of new roads, bridge over Shrimptons Creek and new road connection to Lyonpark Road• construction of two residential apartment buildings (Building A1 and Building C1) with basement car parking:<ul style="list-style-type: none">- Building A1 with 269 apartments, 233 car parking spaces and a child centre- Building C1 with 471 apartments and 346 car parking spaces• landscaping and public domain works• amalgamation and subdivision.
Applicant:	NSW Land and Housing Corporation
Consent Authority:	Minister for Planning and Public Spaces
The Land:	Ivanhoe Estate comprising Ivanhoe Place, Wilcannia Way, Nyngan Way, Narromine Way and Cobar Way (Lot 100 DP1262209), part of 2-4 Lyonpark Road (Lot 1 DP859537) and portions of Shrimptons Creek adjacent to Lot 1 DP859537 to the centre line of the creek, Macquarie Park
Modification:	MOD 3 - Removal of three trees that were approved for retention, and retention of two trees that were approved for removal.

SCHEDULE 2

1. Schedule 2 Part A – Administrative Conditions is amended by the deletion of ~~strike through~~ text and inclusion of **bold and underlined text** as follows:

TERMS OF CONSENT

A1. 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) in accordance with the EIS, Response to Submissions and additional information;
- (d) in accordance with the management and mitigation measures.
- (e) **Section 4.55(1A) modification application (SSD 8903 MOD 1) prepared by Ethos Urban dated 22 June 2020, as amended by additional information prepared by Ethos Urban dated 1 September 2020 and 26 October 2020.**
- (f) **Section 4.55(1A) modification application (SSD 8903 MOD 2) prepared by Ethos Urban dated 11 March 2021.**
- (g) **Section 4.55(1A) modification application (SSD 8903 MOD 3) prepared by Ethos Urban dated 3 November 2021, as amended by additional information prepared by EcoLogical dated 1 December 2021 and Ethos Urban dated 8 December 2021.**

Architectural Drawings prepared by Bates Smart (Building A1)			
Drawing No.	Revision	Name of Plan	Date
DA01.A1.001	E	Site Plan	31/01/20
DA03.A1.B4	D	Basement 04	31/01/20
DA03.A1.B3	D	Basement 03	31/01/20
DA03.A1.B2	D	Basement 02	31/01/20
DA03.A1.B1	D	Basement 01	31/01/20
DA03.A1.000L	F	Lower Ground Floor	31/01/20
DA03.A1.000U	F	Upper Ground Floor	31/01/20
DA03.A1.001	F	Level 01	31/01/20
DA03.A1.002	F	Level 02	31/01/20
DA03.A1.003	F	Level 03, 05, 07	31/01/20
DA03.A1.004	F	Level 04, 06	31/01/20
DA03.A1.008	F	Level 08, 10, 12, 14	31/01/20
DA03.A1.009	F	Level 09, 11, 13, 15	31/01/20
DA03.A1.016	F	Level 16, 18, 20	31/01/20
DA03.A1.017	F	Level 17, 19, 21	31/01/20

DA03.A1.022	G	Level 22	31/01/20
DA03.A1.023	G	Level 23	31/01/20
DA03.A1.024	E	Roof Level	31/01/20
DA07.A1.001	E	North Elevation	31/01/20
DA07.A1.002	E	East Elevation	31/01/20
DA07.A1.003	B	South Elevation	31/01/20
DA07.A1.004	B	West Elevation	31/01/20
DA08.A1.001	D	Section AA	31/01/20
DA08.A1.002	E	Section BB	31/01/20
DA12.A1.001	D	Adaptable Apartment – 1B	31/01/20
DA12.A1.002	D	Adaptable Apartment – 2B	31/01/20
DA12.A1.003	D	Adaptable Apartment – 3B	31/01/20
DA01.A1.010(1)	3	Stage 1 Staging Plan	09/09/19
DA01.A1.011(1)	3	Lot subdivision/Application Structure Plan	09/09/19
DA01.A1.012(1)	3	Stage 1 Ground Floor Plan	09/09/19
DA01.A1.013(1)	3	Stage 1 Roof Plan	09/09/19
Architectural Drawings prepared by Candalepas Associates (Building C1)			
Drawing No.	Revision	Name of Plan	Date
S4.55-1050	B	Site Plan	09/12/20
S4.55-1102	C	Basement 3	10/03/21
S4.55-1103	C	Basement 2	10/03/21
S4.55-1104	C	Basement 1	10/03/21
S4.55-1105	B	Lower Ground Floor	09/12/20
S4.55-1106	B	Upper Ground Floor	09/12/20
S4.55-1107	B	Level 1	09/12/20
S4.55-1108	B	Level 2	09/12/20
S4.55-1109	B	Level 3-4	09/12/20
S4.55-1110	B	Level 5-12	09/12/20
S4.55-1111	C	Level 13	24/02/21
S4.55-1112	B	Level 14-19	09/12/20

S4.55-1113	C	Roof	24/02/21
S4.55-1150	B	Adaptable Units Floor Plans	09/12/20
S4.55-1200	C	Section A	24/02/21
S4.55-1201	C	Section B	24/02/21
S4.55-1202	B	Section C	09/12/20
S4.55-1300	C	North East Elevation	24/02/21
S4.55-1301	C	North West Elevation	24/02/21
S4.55-1302	C	North West Internal Elevation	24/02/21
S4.55-1303	C	South East Elevation	24/02/21
S4.55-1304	C	South East Internal Elevation	24/02/21
S4.55-1305	C	South West Elevation	24/02/21
Landscape Drawings prepared by Hassell			
Drawing No.	Revision	Name of Plan	Date
L1_0002	I	Drawing Legends	05/11/18
L1_0003	J	Planting Schedule	08/02/19
L1_0101	J	Stage 1 Master Plan	02/09/19
L1_1101	J	General Arrangement (1 of 8)	02/09/19
L1_1102	K	General Arrangement (2 of 8)	16/12/20
L1_1103	J	General Arrangement (3 of 8)	15/12/20
L1_1104	J	General Arrangement (4 of 8)	02/09/19
L1_1105	J	General Arrangement (5 of 8)	02/09/19
L1_1107	J	General Arrangement (7 of 8)	02/09/19
L1_1108	I	General Arrangement (8 of 8)	02/09/19
L1_1801	I	A1 Roof Plan and Typical Internal Plan	05/11/19
L1_1802	J	C1 Roof Plan	15/12/20
L1_3001	J	Typical Streetscape Sections	02/09/19
L1_3010	I	A1 Open Space Sections	05/11/19
L1_3011	I	A1 Open Space Sections	05/11/19
L1_3020	I	C1 Open Space Sections	05/11/19
L1_3021	I	C1 Open Space Sections	05/11/19

<u>300001-ESK-213</u>	<u>C</u>	<u>Tree retention plan</u>	<u>19/10/21</u>
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End of modification
(SSD 8903 MOD 3)