



NOTICE OF STATE SIGNIFICANT DEVELOPMENT DETERMINATION

KEMPS CREEK WAREHOUSE, LOGISTICS AND INDUSTRIAL FACILITIES HUB

Application No	SSD-9522
Description	A warehouse, logistics and industrial facilities hub comprising: demolition of existing structures, site-wide earthworks, landscaping, stormwater and other infrastructure and an internal road network; construction and operation of eight warehouses comprising 162,355 m ² of floor space; intersection upgrade works in Mamre Road; 744 parking spaces; and 21-lot Torrens Title subdivision over two stages.
Location	657-769 Mamre Road, Kemps Creek (Lot 34 DP 1118173, Lot X DP 421633, Lot 1 DP 1018318, Lot Y DP 421633 and Lot 22 DP 258414)
Applicant	Frasers Property Australia Pty Ltd and Altis Bulky Retail Pty Ltd
Council Area	Penrith
Determination	Approved
Determination Date	21 December 2020
Registration Date	22 January 2021
Consent Authority	Executive Director – Energy, Industry and Compliance, as delegate of the Minister for Planning and Public Spaces

On 21 December 2020 the Executive Director – Energy, Industry and Compliance granted consent for the development application SSD-9522 for the Kemps Creek Warehouse, Logistics and Industrial Facilities Hub in accordance with Part 4 of the *Environmental Planning and Assessment Act 1979* (the Act).

The development consent is subject to conditions, which are available on the Department's website. The reasons for approval and conditions are provided in the assessment report and the Notice of Decision. These documents, including any endorsed plans can be found on the Department's Major Projects website at: <https://www.planningportal.nsw.gov.au/major-projects/project/10376>.

The consent has effect on and from 22 January 2021.

The consent lapses on 22 January 2026 unless the development has physically commenced before that date (in the case of development consent for the erection of a building, subdivision of land or the carrying out of a work) or if the use of land, building or work has actually commenced before that date.

The Independent Planning Commission hasn't conducted a public hearing in respect of the application.

The development consent is subject to a condition under section 7.12 which has been imposed under the *Penrith City Section 7.12 Development Contributions Plan* (August 2020). The contributions plan may be inspected at <https://www.penrithcity.nsw.gov.au/building-development/planning-zoning/planning-controls/development-contributions-plans>.

Reviews/Appeals

Certain appeal and review rights are available to applicants and objectors following determination of a development application.

The applicant has a right to request a review of the determination under section 8.3 of the Act.



Planning, Industry & Environment

If the applicant is dissatisfied with the determination of the application, the applicant has the right, under section 8.7 of the Act, to appeal to the Land and Environment Court within 12 months of the date the determination was notified or registered on the NSW planning portal.