

Modification of Minister's Approval

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

As delegate of the Minister for Planning, I approve the modification of the Concept Approval referred to in Schedule 1, subject to the future environmental assessment requirements referred to in Schedule 3.

**Executive Director
Infrastructure and Industry Assessments**

Sydney

2014

SCHEDULE 1

Application No.:

MP 10_0076

Proponent:

South Village Pty Ltd

Approval Authority:

Minister for Planning

Land:

Kirrawee Brick Pitt, 566-594 Princes Highway,
Kirrawee

Project:

Kirrawee Brick Pit Concept Plan for a mixed use development including:

- (a) use of the site for a mixed use development with associated public open space;
- (b) Indicative building envelopes for 9 buildings to a maximum height of 14 storeys;
- (c) 60,735m² of Gross Floor Area, comprising 45,505m² of residential (432 dwellings) and 15,230m² of retail/commercial floor space (including 3,900m² supermarket and 1,470m² discount supermarket);
- (d) basement level, ground level and above ground level car parking;
- (e) road layout to support the development;
- (f) public pedestrian and cycle pathway;
- (g) public park with lake and surrounding forest; and
- (h) landscaping areas throughout the site.

Modification:

MP 10_0076 MOD 4: Modification to Future Environmental Assessment Requirement relating to NSW Transport Roads & Maritime Services requirement 8j - Construction Certificate.

SCHEDULE 3 FUTURE ENVIRONMENTAL ASSESSMENT REQUIREMENTS

The above approval is modified as follows:

- a) Future Environmental Assessment Requirement 8j is deleted by struck-out words and replaced with the insertion of the **bold** and **underlined** words as follows:

8. NSW TRANSPORT – ROADS & MARITIME SERVICES

Future development applications shall demonstrate that the RMS requirements have been met in relation to:

8j. Construction Certificate

~~The Construction Certificate for any stage of the proposed development shall not be released until such time that the abovementioned WAD has been executed the detailed design drawings and geotechnical reports for the excavation of the site and support structures have been assessed by the RMS and all the detailed signal and civil road design plans have been approved by the RMS construction approval.~~

~~Further to the above, no Construction Certificate shall be approved for any stage of the development until such time that a detailed Construction Traffic Management Plan (CTMP) and associated Traffic Control Plan (TCP) is submitted to Council and the RMS for the review and acceptance. The CTMP and TCP shall be undertaken in accordance with the RMS's Traffic Control at Worksites Manual and the author shall be certified. The CTMP and TCP shall be undertaken in accordance with the Traffic Control at Worksites Manual and the author shall be certified.~~

The Construction Certificate for any stage (other than the Early Works stage as defined in Development Application No. 14/0368 submitted to Sutherland Shire Council) of the development shall not be released until such time that:

- **the WAD (required by future assessment requirement 8g) has been executed;**
- **the detailed signal and civil road design drawings have been approved by the RMS for construction approval; and**
- **a detailed Construction Traffic Management Plan (CTMP) and associated Traffic Control Plan (TCP) is submitted to Council and the RMS for the review and acceptance.**

Prior to any excavation of the subject site or release of any Construction Certificate relative to the Early Works DA 14/0368, the following plans/reports shall be approved:

- **a geotechnical report shall be prepared and submitted to RMS for review and approval to ensure that the Princes Highway is stabilised during excavation activities;**
- **a CTMP relevant to the early works shall be prepared and approved by Council; and**
- **a TCP relevant to the early works to be prepared by a certified practitioner and approved by RMS.**

Prior to any Construction Certificate being released for the erection of support structures associated with the proposed basement car park, a geotechnical report shall be submitted to RMS for review to ensure that the Princes Highway is stabilised during and post construction.

Notes: The CTMP and TCP shall be undertaken in accordance with the RMS' Traffic Control at Worksites Manual and the author shall be certified.

Any temporary road or lane closures will require a Road Occupancy Licence to be obtained from the Transport Management Service.

END OF MODIFICATIONS TO MP 10_0076 MOD 4