

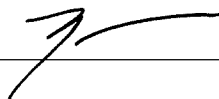
# Modification of Development Consent

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

The Independent Planning Commission, as the declared consent authority under clause 8A of the State Environmental Planning Policy (State and Regional Development) 2011 and section 4.5(a) of the *Environmental Planning and Assessment Act 1979*, approves the modification of the development consent referred to in Schedule 1, subject to the conditions in Schedule 2.

Mary O'Kane AC  
Chair of the Commission

Sydney



27 June 2018

File: EF18/1507

### SCHEDULE 1

<b>Application No:</b>	SSD 7719
<b>Applicant:</b>	Goodman Property Services (Aust) Pty Ltd
<b>Consent Authority:</b>	Minister for Planning
<b>Development:</b>	Construction, fitout and operation of a warehouse and distribution facility, comprising the following: <ul style="list-style-type: none"><li>• a warehouse building;</li><li>• ancillary office;</li><li>• 200 car parking spaces; and</li><li>• business identification and wayfinding signage.</li></ul>
<b>Date of Original Consent:</b>	28 July 2017
<b>Modification:</b>	SSD 7719 MOD 1 – Amendments to the facility layout and signage

### SCHEDULE 2

This consent is modified as follows:

1. Insert the following definition in alphabetical order:

MOD 1                      The modification as described in *Sigma Warehouse & Distribution Facility Oakdale South Estate Site 3A – SSDA 7719, Section 96(1A) Modification Application – MOD 1*, prepared by Urbis Pty Ltd, dated 16 February 2018 and as amended in the letter titled *Sigma Pharmaceutical Warehouse & Distribution Facility Modification – SSD 7719 MOD 1*, prepared by Urbis Pty Ltd, dated 9 May 2018.

Modification Assessments    The document assessing the environmental impact of a proposed modification of this consent submitted with the following modification applications made under the EP&A Act: MOD 1 dated 15 February 2018.

#### In Schedule 2 Part A: Administrative Conditions

2. Delete Condition A2 and replace with the following:

- A2. 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 Secretary;
  - (c) in accordance with the EIS and Response to Submissions;
  - (d) in accordance with Modification Assessments;
  - (e) in accordance with the Schedule of Drawings in Appendix A; and
  - (f) in accordance with the Management and Mitigation Measures in Appendix B.

**In Schedule 2 Part B: Environmental Performance Conditions**

3. Insert Condition B46A after Condition B46 as follows:

B46A. The Applicant must ensure signage is illuminated in accordance with **Table 2**.

**Table 2: Signage Illumination Limits**

<b>Sign</b>	<b>Location</b>	<b>Hours of Permitted Illumination</b>
S1	Entrance to car park	7am – 9pm
S2	Warehouse eastern facade	24 hours
S2	Warehouse western façade	7am – 9pm
S3	Ancillary office southern facade	7am – 9pm
S4	Warehouse northern facade	24 hours

**In the Appendices**

4. Delete Appendix A replace with new Appendix A.

## APPENDIX A – SCHEDULE OF APPROVED DRAWINGS

Drawing No.	Issue	Date	Title
<b>Architectural Drawings Prepared by SBA Architects</b>			
OAK 3A DA 00	J	2 May 2018	Cover Sheet
OAK 3A DA 01	P	19 April 2018	Site Plan
OAK 3A DA 02	Y	19 April 2018	Warehouse Plan
OAK 3A DA 03	M	19 April 2018	Roof Plan
OAK 3A DA 04	J	8 December 2017	Office Plan
OAK 3A DA 06	L	9 February 2018	Dock Office Plan
OAK 3A DA 07	F	27 September 2017	Office Elevations
OAK 3A DA 08	O	19 April 2018	Warehouse Elevations
OAK 3A DA 09	J	2 May 2018	Warehouse Sections
OAK 3A DA 10	G	19 April 2018	Signage Plan
FB 001	A	May 2017	Finishes Board Exterior
<b>Landscape Drawings Prepared by Site Image Landscape Architects</b>			
000	N	14 May 2018	Cover Sheet
001	N	14 May 2018	Landscape Site Plan
101	M	14 May 2018	Landscape Plan
102	N	14 May 2018	Landscape Plan
103	M	14 May 2018	Landscape Plan
104	N	14 May 2018	Landscape Plan
501	I	8 September 2016	Landscape Plan

