

## APPENDIX B: CONSIDERATIONS UNDER SECTION 79C

Section 79C of the EP&A Act requires the consent authority, when determining a development application, must take into consideration the following matters:

<p>(a) the provisions of:</p> <ul style="list-style-type: none"> <li>(i) any environmental planning instrument, and</li> <li>(ii) any proposed instrument is or has been the subject of public consultation under this Act and has been notified to the consent authority (unless the Director-General has notified the consent authority the making of the proposed instrument has been deferred indefinitely or has not been approved), and</li> <li>(iii) any development control plan, and</li> <li>(iv) any planning agreement has been entered into under Section 93F, or any draft planning agreement a developer has offered to enter into under Section 93F, and</li> <li>(v) the regulations (to the extent they prescribe matters for the purposes of this paragraph), and</li> <li>(vi) any coastal zone management plan (within the meaning of the <i>Coastal Protection Act 1979</i>) apply to the land to which the development application relates,</li> </ul>	<p>Detailed consideration of the provisions of all environmental planning instruments (including draft instruments subject to public consultation under this Act) apply to the proposed development is provided in <b>Appendix C</b> of this report.</p> <p>The Applicant has not entered into any planning agreement under Section 93F.</p> <p>The Department has undertaken its assessment of the proposed development in accordance with all relevant matters as prescribed by the regulations, the findings of which are contained within this report.</p> <p>The site is not located within a coastal zone and no coastal zone management plan applies to the development.</p> <p>The Department has considered the relevant provisions of the <i>Fairfield Citywide DCP 2013</i> in its assessment of the development in <b>Section 5</b> of this report.</p>
<p>(b) the likely impacts of that development, including environmental impacts on both the natural and built environments, and social and economic impacts in the locality,</p>	<p>The Department has considered the likely impacts of the development in detail in <b>Section 5</b> of this report. The Department concludes that all environmental impacts can be appropriately managed and mitigated through the recommended conditions of consent.</p>
<p>(c) the suitability of the site for the development,</p>	<p>The development is an expansion of an existing WTS located on industrial zoned land which is permissible with development consent.</p>
<p>(d) any submissions made in accordance with this Act or the regulations,</p>	<p>All matters raised in submissions have been summarised in <b>Section 4</b> of this report and given due consideration as part of the assessment of the proposed development in <b>Section 5</b> of this report.</p>
<p>(e) the public interest.</p>	<p>The development would contribute to the provision of local jobs by generating up to 12 jobs during construction and 16 jobs during operation. The proposal also has a considerable capital investment of \$3,279,506 which would bring socio-economic benefits to the local area.</p> <p>The development would contribute to additional waste capacity to support an increase in population growth within the Sydney Region which is also likely to result in an increased demand for processing of general solid waste (putrescible) within the Sydney metropolitan area.</p> <p>The environmental impacts of the development would be appropriately managed via the recommended conditions. On balance, the Department considers the development is in the public interest.</p>