


Development Consent

Section 80 of the *Environmental Planning and Assessment Act 1979*

I, the Chief Executive Officer, of the Sydney Olympic Park Authority, pursuant to section 80(1) and 80(A) of the *Environmental Planning and Assessment Act 1979*, Clause 22 of the *Sydney Olympic Park Authority Act 2001*, and in accordance with the delegations invested to my office by the Minister for Planning, grant development consent to the development referred to in **Schedule 1**, subject to the conditions in **Schedule 2**.

These conditions are required to prevent, minimise, and/or offset adverse environmental impacts.



David Young

A/Chief Executive Officer
Sydney Olympic Park Authority

Date: 6 January 2015

SCHEDULE 1

Development Application:	DA 13-12-2014
Application made by:	Jamie Stewart, Fitzpatrick Investments Pty Ltd
To:	Sydney Olympic Park Authority
In respect of:	Lot 131 in DP1189734, Site 4B, Sydney Olympic Park.
For the following:	Subdivision to create 5 Lots; including 3 residual Lots (Lots 2, 3 & 5).
Determination:	Consent granted subject to the conditions in the attached Schedule 2
Date of commencement of consent	This development consent commences on the date identified / signed above. The determination shall lapse 5 years from this date.
Advisory Notes	<p>The Applicant (or any persons acting on this consent) is solely responsible that all additional consents and agreements are obtained from other authorities as relevant</p> <p>The Applicant has right to appeal to the Land and Environment Court in the manner as set out in the <i>Environmental Planning and Assessment Act 1979</i>, and the <i>Environmental Planning and Assessment Regulations 2000</i> (as amended)</p>

SCHEDULE 2

**CONDITIONS OF CONSENT
DEVELOPMENT APPLICATION NO. 13-12-2014**

1 Development Description

Development Consent is granted only to carrying out of the development as described in, and on the land referred to, in **Schedule 1** above.

These conditions of this consent do not relieve the proponent of its obligations under the *Environmental Planning and Assessment Act 1979*, and any other Act.

2 Development in accordance with Plans

The development shall be generally in accordance with the Development Application, and in accordance with the supporting documentation submitted with that application, including, but not limited to, the following:

Plans prepared by Gregory K. Oxley (LandPartners Limited), titled "Plan of Subdivision of Lot 131 DP 1189734", Sheets 1 to 4 of 4, Ref SY73213.002

Statement of Environmental Effects prepared by Tim Bainbridge (Fitzpatrick Investments P/L) dated 2 December 2014.

Except for:

- (1) Any modifications as may be necessary for the purpose of compliance with the BCA and any Australian Standard incorporated in the BCA;
- (2) Otherwise provided by the Conditions of this Approval;
- (3) Otherwise as necessary to comply with other NSW and Commonwealth legislation.

3 Inconsistency between documents

In the event of any inconsistency between this consent and the drawings/documents referred to Condition No.2, the conditions of this consent prevail.

4 Section 109 Subdivision Certificate

A Subdivision Certificate is to be obtained from an accredited subdivision certifier and/or the Sydney Olympic Park Authority, in accordance with *Section 109C(1)(d)* and *Section 109D(1)(d)* of the *Environmental Planning and Assessment Act 1979*.

5 Section 88B Instrument

Prior to registration of the Subdivision Plan(s) with the NSW Land & Property Information Office, the person(s) acting on this consent must create all necessary documentary easements for access, services, drainage, encroaching structures, support and shelter, maintenance or any other encumbrances required for joint or reciprocal use of part or all of the proposed lots as a consequence of the subdivision pursuant to Section 88B of the Conveyancing Act, 1919.