



Professor Mary O'Kane AC  
Chair  
Independent Planning Commission  
GPO Box 3415  
Sydney NSW 2001

[ipcn@ipcn.nsw.gov.au](mailto:ipcn@ipcn.nsw.gov.au)

Dear Professor O'Kane

### **Mundamia Residential Subdivision Modification 1 (SSD 7169 MOD 1)**

The Department of Planning, Industry and Environment (the Department) has completed its merit assessment of Mundamia Residential Subdivision Modification 1 (SSD 7169 MOD 1), lodged by Allen Price and Scarratts Pty Ltd on behalf of Jemalong Mundamia Pty Ltd (the Applicant).

In accordance with the Clause 8A of the State Environmental Planning Policy (State and Regional Development) 2011 and Section 4.5 of the Environmental Planning and Assessment Act 1979, the application is referred to the Independent Planning Commission for determination as the Applicant disclosed a reportable political donation.

The Department did not exhibit the application and accompanying Modification Report, but it was made publicly available on the Department's website on 20 August 2021 and was referred to Council for comment.

In assessing the merits of the project, the Department considered the environmental impacts of the modification, Council's comments, relevant environmental planning instruments, and the public interest, in accordance with the EP&A Act.

Based on its assessment, the Department believes that the project is approvable subject to modified conditions.

I have attached a copy of the Department's assessment report and all other relevant documents for the Commission's consideration.

For any further information or to arrange a briefing, please contact Keiran Thomas, Director Regional Assessments, on (██████████) or at ██████████.

15/09/2021

David Gainsford

**Deputy Secretary  
Assessments and Systems Performance  
Planning and Assessment**