



Professor Mary O'Kane AC
Chair
Independent Planning Commission
Level 3, 201 Elizabeth Street
Sydney NSW 2001

ipcn@ipcn.nsw.gov.au

Dear Professor O'Kane

**Alterations and Additions to Carrington Hydraulic Engine House,
106 Bourke Street, Carrington (DA 22/6312)**

The Department of Planning and Environment (the Department) has completed its merit assessment of a Part 4 Development Application at 106 Bourke Street, Carrington (DA 22/6312), lodged by EJE Architecture on behalf of Port of Newcastle Operations Pty Limited. The site is owned by Port of Newcastle Lessor Pty Limited.

The Department has referred the application to the Independent Planning Commission for determination as the Applicant disclosed a reportable political donation.

The Department exhibited the application, accompanying SEE and associated documents for 42 days from 31 May 2022 to 11 July 2022. It was made publicly available on the NSW Planning Portal, notified to surrounding landowners and referred to City of Newcastle Council, Heritage NSW, EPA and TfNSW for comment.

In assessing the merits of the project, the Department considered the environmental impacts of the proposal, Council and agency 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 the recommended 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 (02) 9860 1578 or at keiran.thomas@planning.nsw.gov.au.

Yours sincerely

A handwritten signature in black ink, appearing to read "David Gainsford".

David Gainsford
Deputy Secretary
Development Assessment