



Statement of Environmental Effects

Tandara Children's Centre

217 Evan Street, South Penrith.
Lot 32, DP 739574

Alterations and Additions

Revision	Date	Approved by
D	11.01.2010	RMC

Company name: Penrith City Council
ACN/ABN: 43 794 422 563
Address details: 601 High Street, Penrith, NSW 2751

STATEMENT OF ENVIRONMENTAL EFFECTS
TANDARA CHILDREN'S CENTRE
Alterations and Additions

INTRODUCTION

This Statement of Environmental Effects has been to accompany a Development Application for Alterations and Additions to Tandara Children Centre, South Penrith.

The State of Environmental Effects has been prepared by Rosemarie Canales, BArch., M.Herit.Cons., (Registered Architect NSW #7769) Architectural Supervisor from Penrith City Council.

The Architectural drawings have been prepared by Complete Urban Pty Ltd.

SITE

Address:

Tandara Children's Centre, has a street address of 217 Evan Street, South Penrith. The land is identified as Lot 32, DP 739574 contained within a rectangle shaped pentagon with a site area of 1.852000 hectares. The land is contained to the north by a Shopping Centre, to the east by Evan Street, to the south by Trent Street and to the west by Birmingham Street.

The subject site is surrounded by a Shopping Centre to the north, a High School to the east, open park space to the south and a community centre to the immediate west.



Figure 1:
Aerial – Subject site
Source: Near map 11 10 2018



Figure 2:
Street view – Subject site
Source: Near map 11 10 2018

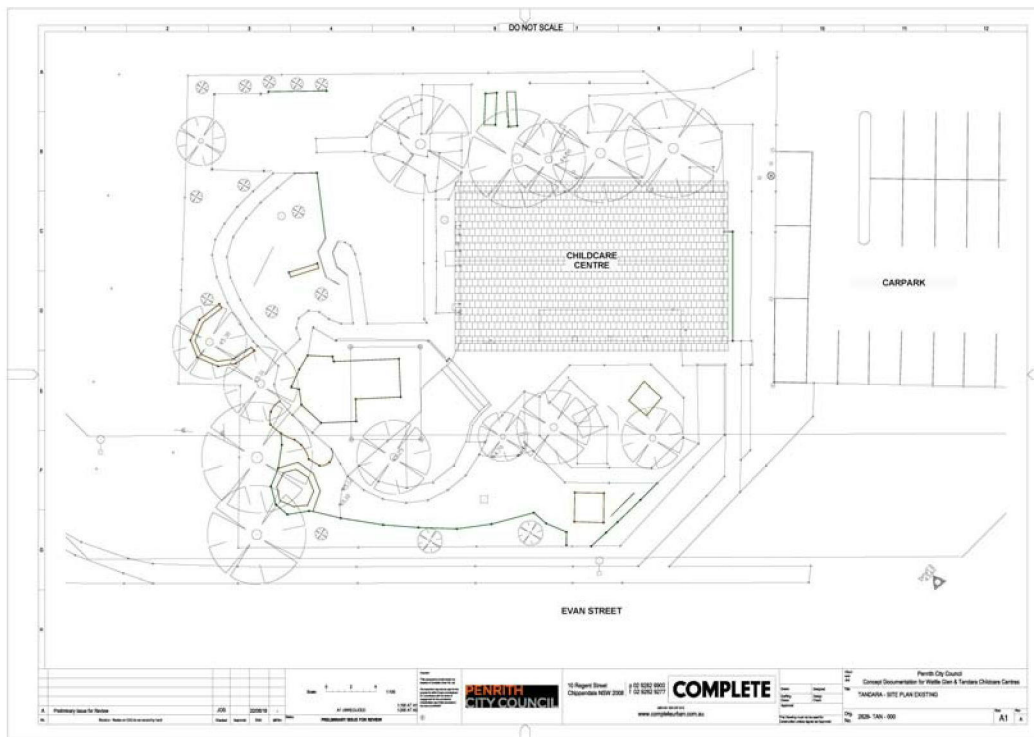


Figure 3:
Existing Site plan – Subject site
Source: Complete Urban Pty Ltd

SITE OWNERS

The site is owned by Penrith City Council.

SITE LAND ZONING

The site is zoned Public Recreation RE1

EXISTING BUILDING

The existing building was constructed in 1982. The building is a single storey face brick structure with a concrete tiled gable roof. The building has an east facing verandah set under the building roof leading into a central room with rooms to the north, west and south.

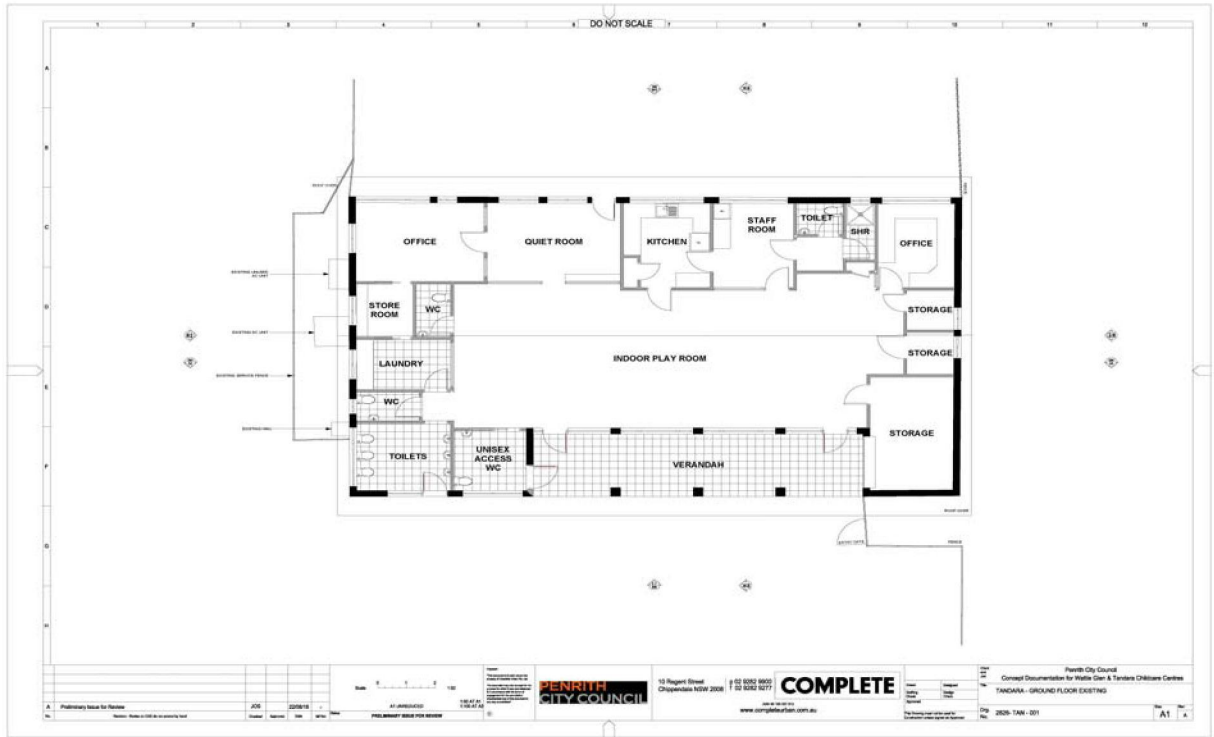


Figure 4:
Existing Floor plan – Subject site
Source: Complete Urban Pty Ltd



Figure 5:
Existing Elevations 01 – Subject site
Source: Complete Urban Pty Ltd

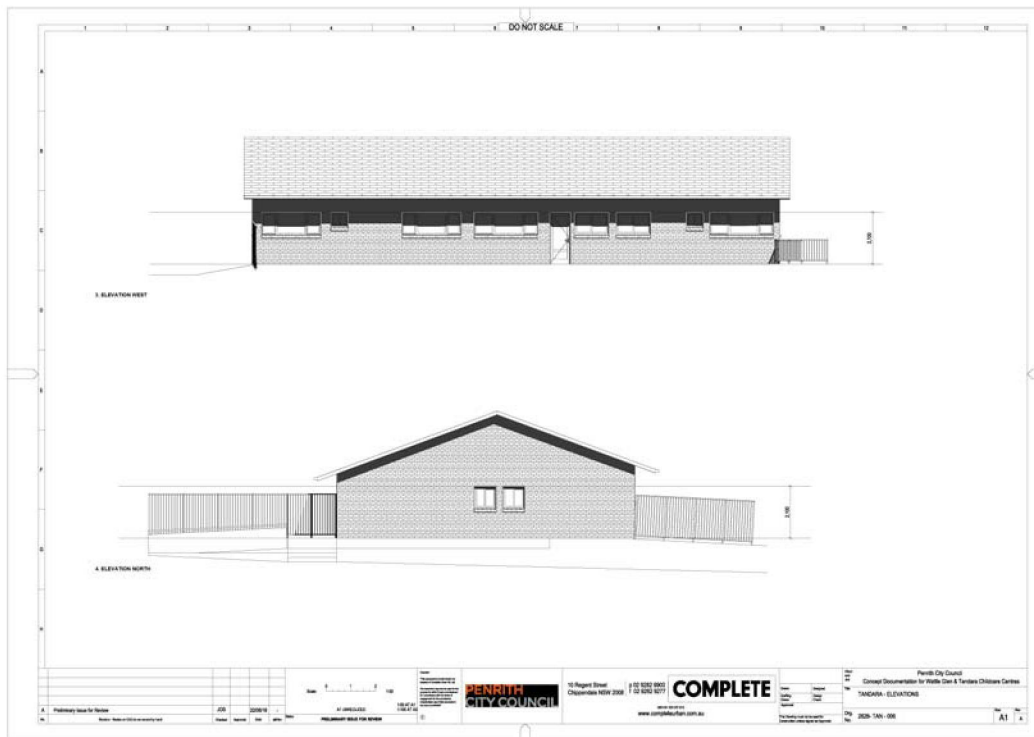


Figure 6:
Existing Elevations 02– Subject site
Source: Complete Urban Pty Ltd

EXISTING USE

Tandara Childcare Centre currently operates as a Childcare Centre, run by Penrith City Council Children Services.

The facility is licensed under NSW Education and Communities (Office of Education – Early Childcare and Care)

The centre current programs include:

- Preschool program for children aged 3-5 years
- Before and After School Care and Vacation Care for children aged 6-12 years (attending primary school)

CHILDREN NUMBERS

- The Centre has an approved maximum of children is 45 with 31 preschool aged children.

HOURS OF OPERATION

- Preschool: 9am-3pm (school terms)
- Before and After School Care: 6.30am – 9am and 3.15pm-6pm (school terms)
- Vacation Care: 6.30am-6pm

SERVICES PROVIDED

- breakfast and afternoon tea
- preschool parents are asked to provide morning tea, lunch, hats and a change of clothes
- vacation care parents are asked to provide lunch and snacks

STAFFING

- The centre operates with 6 educators + 1 Director (who works across 2 x sites)
- The required educators for this site:

Ages group	Children no#	Educators ratio	Required no#
36-preschool	31	1:10	4
B&A	14	1:15 1:10 (kindergarten)	2

Note: The Centre complies with the current child staff ratios.

PARKING

- The Centre has on-site parking facilities with the following spaces:

1 x Mini - Bus parking
1 x Accessible parking including shared space
34 x vehicle spaces including staff parking

Parking requirements	Ratio	Required No#
Children/parent	1:10	5
Staff	1:1	6
Total		11

Note: The Centre complies with the current parking requirements for the site.

BUILDING CLASSIFICATION

Under the National Construction Code, the building use defines the building as a Class9b.

FIRE CLASSIFICATION

The Fire Classification of the building under the National Construction Code defines it as a Type C.

PROPOSED WORKS

Tandara Children's Centre will continue to operate as a Childcare facility.

The proposed works will:

- Renew finishes and fixtures
- Update accessibility requirements to current requirements.
- Renew services to current requirements.
- Increase unencumbered space from 105sqm to 120sqm = permitting a total of 4.6 additional children based on 3.25sqm per unencumbered space.

DESIGN

The proposed Alteration and Addition will consist of:

- Accessible pedestrian ramped and stair entrance
- New covered entrance structure
- Cladding to Northern, part Eastern and Western Façade.
- Minor demolition to exterior
- Exterior alterations and additions, including new awning attached to the western elevation.
- Interior alterations and additions, including bathrooms, kitchens and laundries.

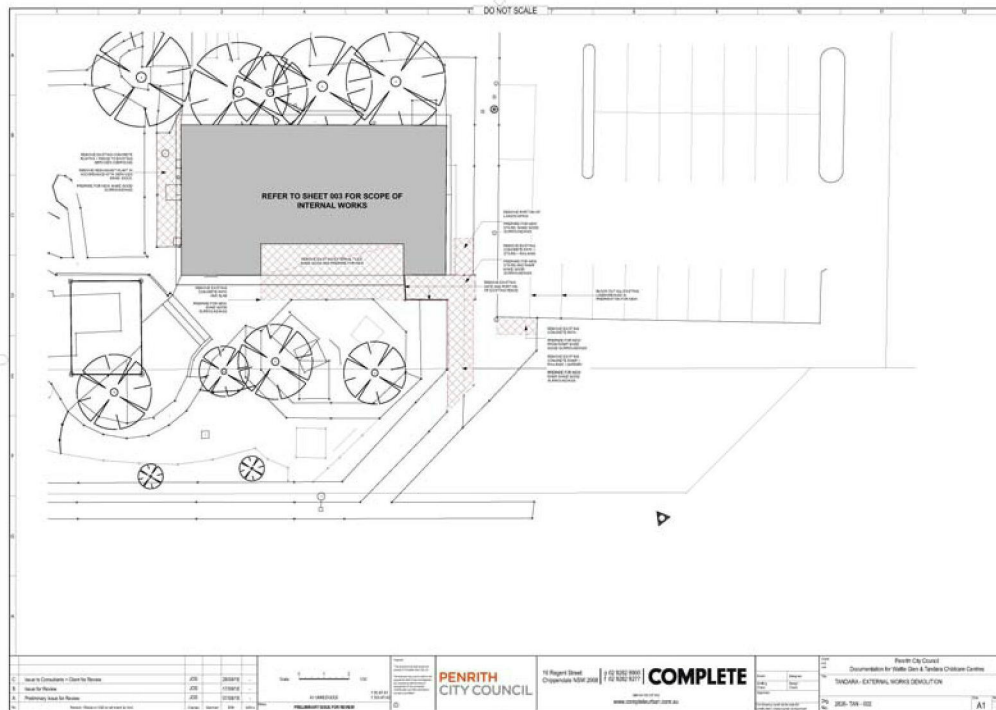


Figure 7:
Proposed Site Plan
Source: Complete Urban Pty Ltd

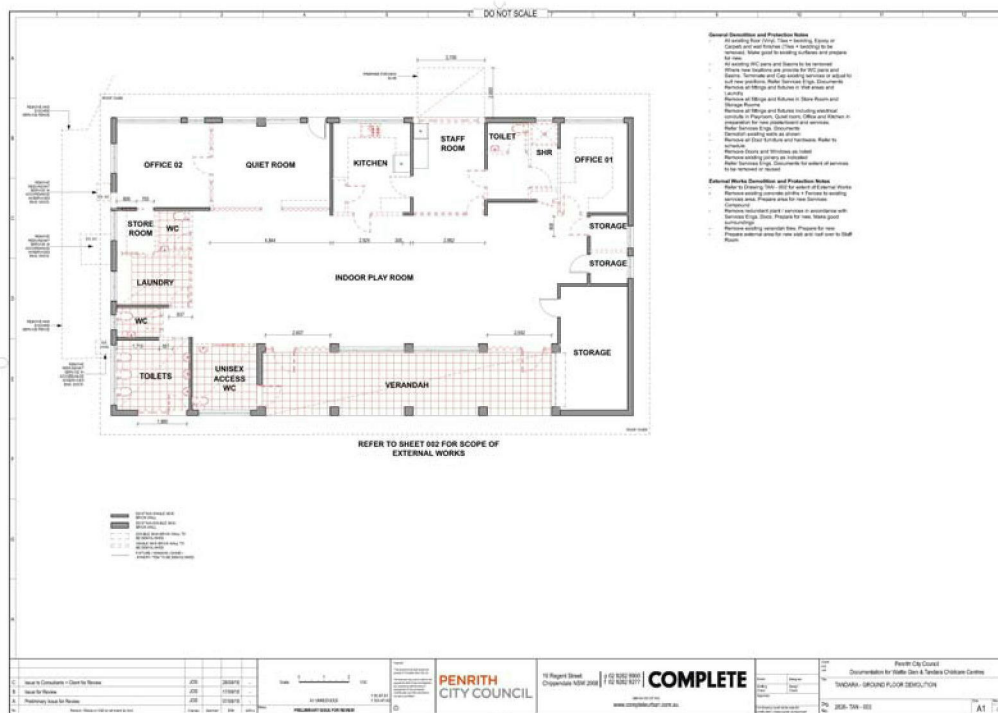


Figure 8:
Proposed Demolition Plan
Source: Complete Urban Pty Ltd

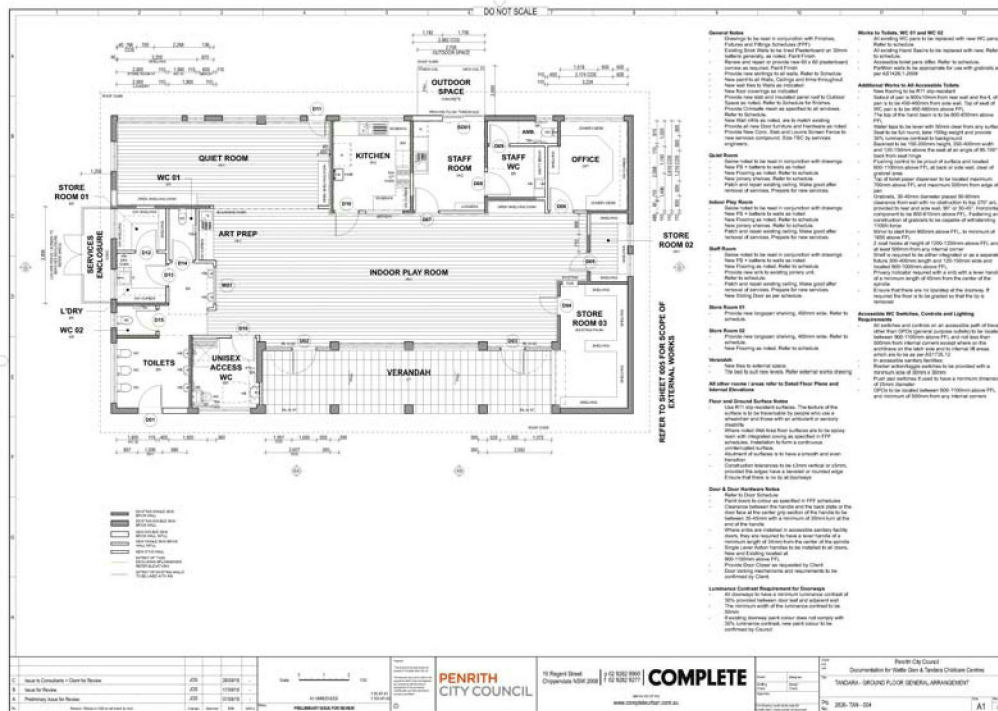


Figure 9:
Proposed Floor Plan
Source: Complete Urban Pty Ltd

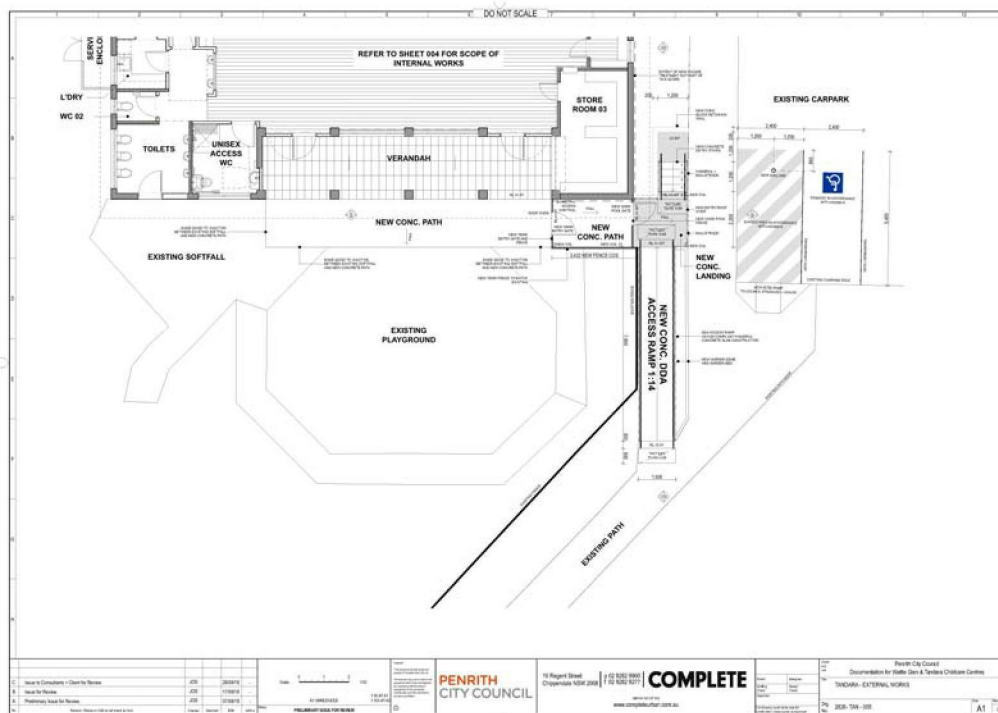


Figure 10:
Proposed Detail Plan (Exterior Works)
Source: Complete Urban Pty Ltd

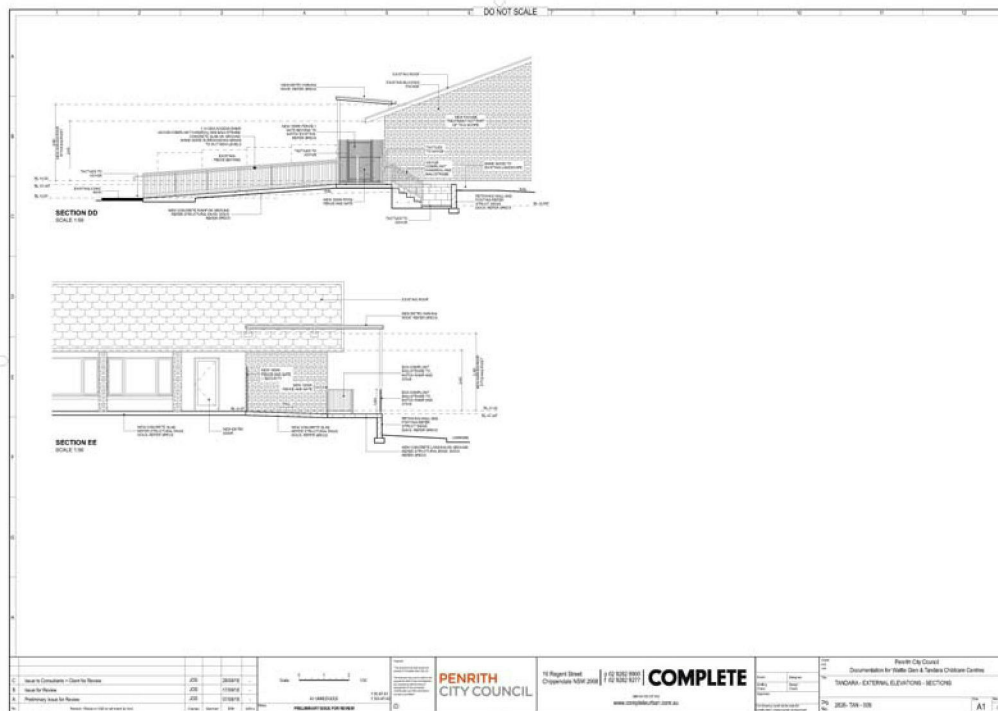


Figure 11:
Proposed Detail Elevations (Exterior Works)
Source: Complete Urban Pty Ltd

PLANNING POLICIES AND CONTROLS

The proposed development has been assessed in accordance with the matters for consideration under Section 79C of the Environmental Planning and Assessment Act 1979, and having regard to those matters, the following documents have been reviewed, with a number of matters addressed:

Penrith Local Environment Plan 2010

The Penrith Local Environmental Plan 2010 is now in force and applies to most of the City. It replaces most of the existing Local Environmental Plans and Interim Development Orders that applied to Penrith, along with the Penrith Planning Scheme.

The proposed work has been reviewed against the Penrith Local Environment Plan 2010 for compliance.

COMPLIANCE TABLE			
Penrith Local Environment Plan 2010			
ITEM	DESCRIPTION	COMMENT	COMPLIANCE Y/N
Part 1	Preliminary	Na	Na
Part 2	Permitted or Prohibited developments	Na	Na
2.1	Land use zone	Land is identified as RE1 Public Recreation	No change to existing
Land Use Table	<p>RE1 Public Recreation</p> <p>1. Objectives of zone</p> <ul style="list-style-type: none"> <input type="checkbox"/> • To enable land to be used for public open space or recreational purposes. <input type="checkbox"/> • To provide a range of recreational settings and activities and compatible land uses. <input type="checkbox"/> • To protect and enhance the natural environment for recreational purposes. <input type="checkbox"/> • To ensure that development is secondary and complementary to the use of land as public open space, and enhances public use, and access to, the open space. <input type="checkbox"/> • To provide land for the development of services and facilities by public authorities for the benefit of the community. <p>2. Permitted without consent Nil</p> <p>3. Permitted with consent Boat launching ramps; Boat sheds; Building identification signs; Business identification signs; Car parks; Charter and tourism boating facilities; Child care centres; Community facilities; Environmental facilities; Environmental protection works; Flood mitigation works;</p>	<p>No change to land use.</p> <p>Centre based Childcare facility permitted to operate on site.</p>	No change to existing.

	<p>Function centres; Information and education facilities; Jetties; Kiosks; Markets; Moorings; Public administration buildings; Recreation areas; Recreation facilities (indoor); Recreation facilities (outdoor); Respite day care centres; Restaurants or cafes; Roads; Water recreation structures; Water storage facilities</p> <p>4.. Prohibited Any other development not specified in item 2 or 3</p>		
Part 3	Exemption and Complying development	Na	Na
Part 4	Principle development standards	Na	Na
Part 5	Miscellaneous	Na	Na
Part 6	Urban release areas	Na	Na
Part 7	Additional Local Provisions	Na	Na
Part 8	Local Provisions - Penrith City Centre	Na	Na
Part 9	Penrith Panthers site	Na	Na

PENRITH DEVELOPMENT CONTROL PLAN 2014

The Penrith Development Control Plan 2014 was adopted by Council on 23 March 2015
The proposed work has been reviewed against the Penrith Development Control Plan 2014
for compliance.

COMPLIANCE TABLE PENRITH DEVELOPMENT CONTROL PLAN 2014			
ITEM	DESCRIPTION	COMMENT	COMPLIANCE Y/N
Part A	Introduction	Na	Na
Part B	Development Control Principles	Na	Na
Part C	City Wide Controls		
C1	Site planning and Design Principles	<p>The Childcare facility was originally constructed in 1982.</p> <p>The works will not alter the existing buildings siting, orientation or overall height.</p> <p>The works will not alter the existing parking arrangements.</p> <p>The works will address pedestrian access around and to the site.</p> <p>The works will also address building identification and security.</p>	<p>No change to existing</p> <p>Existing parking arrangements comply.</p> <p>Y DDA compliance</p> <p>Y (security into the site and building identification will also be upgraded)</p>
C2	Vegetation management	Na No change to existing	Na
C3	Water management	<p>The proposed works will incorporate water saving devices, such as dual flush toilets and taps with WELS ratings.</p> <p>The works will retain the rainwater tank currently used or garden irrigation and connect to the staff toilet only due to the distance between the children and staff toilets</p>	<p>Y</p> <p>Y (in part)</p>
C4	Land Management	<p>No change to existing</p> <p>Minor works to the exterior will require soil erosion measures which will be incorporated into the works.</p>	Y
C5	Waste Management	<p>No change to existing</p> <p>During the works construction waste will be separated and collected in a skip bin located within the site (west elevation) with direct access to an existing driveway and collection point.</p>	Na

C6	Landscape design	No Change to existing No existing soft landscaping will be affected. Proposed exterior works will be contained to hard landscaping which will make good existing.	Na
C7	Culture and Heritage	Na The subject site is not in the vicinity of any known heritage items or landscapes.	Na
C8	Public Domain	A new entrance element will be constructed within the building line. A new structure will clearly define the edge of the public domain. Access into to the site (ramp and stairs) will be located clear of the public domain pedestrian circulation.	Y
C9	Signage and Advertising	The proposed works will incorporate an existing building identification signage (flush wall sign)	Y
C10	Transport Access and Parking	The existing transport access and parking for the site will not be altered. The site is facilitated by an existing car park on the site with vehicular access from Evan Street. There is also an existing bus stop is located 200m north west. The existing carpark has 34 x car spaces, +1 x mini bus bay +1 x accessible space (+shared space). The Penrith City DCP2010 requires 10 x space per child and 1x employee. The existing facility caters for 45 children = 5 car spaces + 6 x educators = total of 11 car spaces. The existing parking area is well in-excess of the requirements. No bicycle parking will be been provided.	Y
C11	Subdivision	Na	Na
C12	Noise and Vibration	This proposal will increase children numbers by 5. The additional increase in numbers is marginal with little impact to the immediate surrounds (shopping centre, High School, open park land, and Community Centre)	Y
C13	Infrastructure services	Na	Na
D	Land use		
D1	Rural	Na	Na
D2	Residential	Na	Na
D3	Commercial and retail development	Na	Na

D4	Industrial	Na	Na
D5	Other Land uses - childcare		
Part A	Background	Na	Na
Part B	Objective	Na	Na
Part C	Controls		
C.1	Work based Child Care Centre	No change to existing	Na
C.2	Location	No change to existing	Na
C.3	Design, scale and site frontage	No change to existing	Na
C.4	Built form	Minor alterations to existing Centre including entrance and alterations and additions to interior.	Y
C.5	Vehicle Access, circulation and parking	No change to existing vehicular parking or access	Na
C.6	Noise	This proposal will increase children numbers by 5. The additional increase in numbers is marginal with little impact to the immediate surrounds (shopping centre, High School, open park land, and Community Centre)	Y
C.7	Shade	No change to existing.	Y
C.8	Landscaping	The existing secured entrance to the facility will be renewed, incorporate a childproof fence and gate.	Y
			Y
C.9	Private dwelling	Na	Na
C.10	Out of School Care	No change to existing	Na
C.11	Lifting the Bar	Update facility	Y
E	Key Precincts	Na	Na
F	Other relevant info	A compliance table has been prepared with regards to Educations and Care Services National Regulations	Y
F4.1	Plans and drawings	The architectural drawings for the alterations and additions have been prepared by Complete Urban Pty Ltd. Plans have been attached to this application.	Y
F4.2	Statement of Environmental Effects	Prepared	Y
F4.3	Building sustainability	Na	Na
F4.4	Landscape	Na No change to Landscape Plan	Na
F4.5	Erosion Sediment Control	Na No change to the ground	Na
F4.6	Stormwater Drainage	Na	Na
F4.7	Waste management	Na No change to existing , Plan attached.	Na
F4.8	Transport and Traffic Impact Assessment	No impact to parking , vehicular access or transport	Na
F4.9	Works to Trees	No impact to trees	Na
F4.10	Bush Fire Assessment	Na	Na
F4.11	Flood Study	Na	Na

F4.12	Visual Impact	<p>Signage - facade: The northern/part east and western façade will be clad, providing a modern and contemporary appearance. The north elevation faces the Carpark, no impact to the immediate area.</p> <p>External structures: The existing ramp and stairway will be renewed with a complying stair and accessible ramp.</p> <p>Entrance gateway: The new entrance gateway will define the entrance. Visual impact will be positive providing a clear entrance to the facility.</p> <p>External awnings New awning structures will ensure the entrance to the Centre is clearly defined. Visual impact will be positive providing a clear entrance to the facility.</p>	Y
F4.13	Heritage	Na No heritage items in the immediate vicinity	Na
F4.15	Contamination	Na	Na
F4.16	Noise Impact Statement	The proposal will increase child numbers, however due to the location of the site surrounded by Shopping Centre, High School, Open park land, and Community centre the impact to the immediate neighbours will be negligible.	Y
F4.17	Requirements relating to land stability, excavation and filling	No changes to building footprint	Na
F4.18	Water Management	Na No change to existing.	Na
F4.19	Dust Suppression	Na	Na
F4.20	Odour Suppression	Na	Na
F4.21	Social Impact	<p>Facade: The new façade will provide a new appearance to the Centre.</p> <p>External structures: The existing ramp and stairway provide accessibly access to all visitors to the site</p> <p>Entrance gateway: The new entrance gateway will clearly define the entrance.</p> <p>External awnings New awning structures will provide the staff a private outdoor space away from their daily tasks. – providing a positive benefit for mental health.</p>	Y

		Interior work: The work will improve the amenities addressing the current needs of the facility and departmental requirements.	
F4.22	Economic Impact	No impact to the sites economic impact of the facility or site.	Na
F4.23	Environmental Impact	Works will not impact the precinct or natural environment	Y
F4.24	Urban Design	Na	Na
F4.25	Infrastructure delivery	Na	Na
F4.26	3d Modelling	Na	Na

NATIONAL CONSTRUCTION CODE

The proposed work has been reviewed against the National Building Construction Code for compliance.

COMPLIANCE TABLE NATIONAL CONSTRUCTION CODE				
ITEM		NOTE	COMMENT	COMPLIANCE
Section A	Building Classification	Class 9b Childcare facility	Existing facility catering for Childcare facilities	Na No change to existing
Section B	Structural Provisions	Existing structure	Minimal changes to existing structure proposed.	Y No structural change to existing all cosmetic.
Section C	Fire Resistance and stability	Type of construction required Type C	Existing - Single storey structure with Building Class 9b	Na Retains a Type C construction Fire services will be upgraded
	Compartment and separation	Fire compartment well under 2000msq Existing car parking located within allotment	Changes are contained to new finishes and fixtures. No changes to existing carpark facilities	Y Well under 2000msq
	Protection of openings	n/a	No change to existing. Security screens will be renewed	Na
Section D	Provision for Escape	No change to existing.	Location of exits will remain; Emergency Evacuation plan will not change. Emergency Evacuation illustrated in Figure 12	Y
	Construction of Exits	New fabric and fittings and fixtures	All to comply with current requirements ie/ hardware and furniture	Y
	Access for people with a Disability	Exterior Existing Entrance ramp does not comply. Interior Existing Entrances and associated rooms access do not comply	New ramp and stair incorporated into works. Required entrances and access to required rooms incorporated into works. Assess report attached.	Y
Section E	Fire Fighting equipment	Existing firefighting	All firefighting equipment to be	Y

		location and equipment to previous regulations.	updated in works.	
	Smoke hazard management	Existing smoke hazard management to previous regulations.	All smoke management to be updated in works.	Y
	Smoke detection and alarm system	Existing smoke detection and alarm to regulations.	Smoke detection and alarm to be updated in works.	Y
	Lift Installation	Na	Na	Na
	Emergency lighting, exit signs and warning	Existing emergency light and exit signs and warning to regulations.	Emergency light and exit signs and warning to be updated in works.	Y
Section F	Damp and waterproofing	Waterproofing to new wet areas	Waterproof certificate to be provided	Y
	Sanitary and other facilities	Increase to 50 children will require 5 pans	Works provided a total of 5 pans. (3 child size pans + 2 standard pans)	Y
	Room size	No change to existing ceiling heights	Ceiling height 2700mm min	Y
	Light and ventilation	No change to existing natural light and ventilation.	Na Upgrade existing fixtures.	Na
	Sound transmission and insulation	No change to existing	Na	Na
Section G	Minor Structures and Components	No change to existing	Na	Na
	Heating Appliances, fire places, chimneys and Flues	Not applicable	Na	Na
	Atrium Construction	Not applicable	Na	Na
	Construction In Alpine Areas	Not applicable	Na	Na
	Construction in Bushfire prone areas	Not applicable	Na	Na
Section H	Theatres, Stages and Public Halls	Not applicable	Na	Na
	Public Transport Buildings	Not applicable	Na	Na
Section I	Equipment and safety installations	Not applicable	Na	Na
	Energy efficient installation	New equipment to current energy efficiency standards.	Wet areas fitting and fixtures to be WELS rating. Lights LED	Y
Section J	Energy Efficient	New equipment to current energy efficiency	Na	Na

		standards.		
	Building Fabric	No structural changes	Na .	Y
	Glazing	All new glazing to be safety glass	Certificate required.	Y
	Building Sealants	Na	Na	Na
	Air-conditioning and ventilation systems	Facility houses A/C system	A/C to be upgraded.	Y
	Artificial lighting and power	Facility houses artificial lighting and power	Artificial lighting and power to be upgraded.	Y
	Hot water supply and swimming pool and spa pool plant	Facility houses regulated hot water No swimming or spa on site.	Existing hot water system to be used.	Y
	Access for maintenance and facilities for monitoring	Current facility roof does not house safety access	New works to incorporate roof safety access.	Y

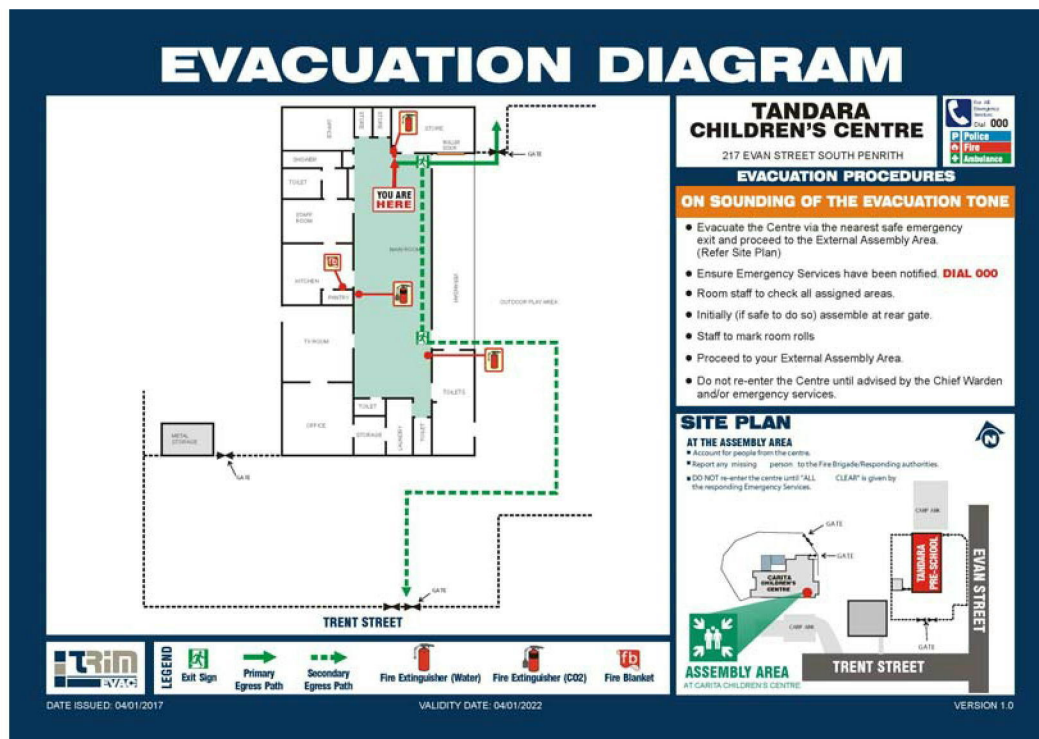


Figure 12:
Existing Evacuation Diagram– Subject site

EDUCATIONS AND CARE SERVICES NATIONAL REGULATIONS

The proposed work has been reviewed against the Education and Care Services National Regulations 2012 for compliance.

COMPLAINTS TABLE:				
Education and Care Services National Regulations				
ITEM	DESCRIPTION		COMMENT	COMPLIANCE Y/N
Chapter 1	Preliminary		No Change	Na
Chapter 2	Approvals and Certificates		No Change	Na
Chapter 3	Assessment and ratings		No Change	Na
Chapter 4 Operations Requirements				
Part 4.1	Educational program		No Change	Na
Part 4.2	Children's health and safety		No Change	Na
Part 4.3	Physical Environment		No Change	Na
Division 1	103	Premises, furniture	New	Na
Division 1	104	Fencing	Gated entrance to be renewed. Child proof gate to be incorporated into works.	Y
Division 1	105	Furniture	Renewed	Y
Division 1	106	Laundry	Renewed	Y
Division 1	107	Space – indoor	Total increase of 15sqm of unencumbered space.	Y (pending) Operator to apply for increase in numbers.
	108	Space-outdoor each child	No change	Na
	109	Toilet and hygiene	Equipment, fittings and fixtures to be renewed. No change to location or area.	Y
	110	Ventilation and natural light	No change	Y
	111	Administrative space	Work area to be renewed.	Y
	112	Nappy Change Facility	Not required	Na
	113	Outdoor natural environment	No change to existing.	Na
	114	Outdoor space - shade	No change to existing	Y
	115	Premises designed to facilitate supervision	Renewed , no change to location.	Y
	116	Assessment of family day care	Na	Na
	117	Glass	All existing to be retained, all new to be safety glass with certificate	Y
Part 4.4	Staffing arrangements		No Change	Na
Part 4.5	Relationships with Children		No Change	Na
Part 4.6	Collaborative partnerships with families and communities		No Change	Na

Part 4.7	Leadership and service management		No Change	Na
Chapter 5 Review, enforcement and compliance				
Part 5.1	Internal review		No Change	Na
Part 5.2	Enforcement and compliance		No Change	Na
Chapter 6 Administration				
Part 6.1	Australian Children's Education and Care Quality		No Change	Na
Part 6.2	Information, records and privacy		No Change	Na
Part 6.3	Fees		No Change	Na
Part 6.4	Delegations		No Change	Na
Chapter 7 Jurisdiction – specific and transitional and saving provisions				
Part 7.1	General Transitional and saving		No Change	Na
Part 7.2	ACT		Na	Na
Part 7.3	NSW			
Division 1	270	Application of Part 7.3	No Change	Na
Division 2	Minimum number of educators and qualifications and training required			
	271	Educator to child ratios	No change	Na
	272	Early childhood teachers	No Change	Na
Division 3	Additional ongoing requirements			
Division 3	273	Course in child protection	No Change	Na
Division 3	274	Swimming pools	Na	Na
Division 4	Transitional and savings provisions – staffing arrangements			
Division 4	275	Educator to child ratio – centre based service	Increase pre-school Ration 1:10 31 to 36 children (36 month +=4 educators)	Y 4 educators current
	276	Number of children ... family day care educator	Na	Na
	277	Qualifications for educators – centre based services	No Change	Na
	278	Qualifications for primary contact	Na	Na
	279	Early childhood teacher – centre based fewer than 30 children	Na	Na
Subdivision 2	280	Qualifications for family day-care educators	Na	Na
	281	Qualifications for family day care co-ordinators	Na	Na
Subdivision 5	282	Definition of early childhood teacher interim policy	Na	Na
	283	Early childhood interim policy approval	Na	Na
	284	Application for early childhood teacher interim policy approval	Na	Na
Subdivision 6	285	Space Requirements	Na	Na
	286	School based children's services before 1 July 2008	Na	Na
	287	Declaration out of scope	Na	Na

		service		
Part 7.5	Queensland		Na	Na
Part 7.6	South Australia		Na	Na
Part 7.7	Tasmania		Na	Na
Part 7.8	Victoria		Na	Na

IMPACTS

Site Suitability

The site is an existing Childcare Centre. The proposed works will retain the site as a Childcare Centre. There will be no impacts with regards to the Suitability of the site.

Access and Traffic

The site is accessed from Evans Street through to an existing carpark. The location of the carpark and number of car spaces will not alter.

The proposed alterations and additions will increase child numbers however there is no need to increase the car space numbers due to excess capacity currently provided in the car park. Hence there will be no impact to access or traffic as a result of the proposed works.

Streetscape and Design

The site is an existing Childcare Centre, with a purpose built structure setback from the front building alignment (Evan Street). The building is a single structure face brick structure, with a tiled gable roof.

The proposed works will address the building presentation to the street. This building incorporates the north elevation as the principle entrance address. This façade will incorporate an entrance structure (setback behind the building setback) to improve security, access and incorporate building signage to address the building address and building identification.

These two elements will provide a positive impact to the streetscape and enhance the existing building design.

Privacy Views and Overshadowing

The proposed works will not alter the privacy, views or overshadowing of the existing site.

Social and Economic Effects

The existing Childcare Centre provides child care facilities for the local area to a maximum of 45 children. The centre assist with the children's and families and staff social and economic development providing a safe education centre for children.

The proposed alterations and additions will improve the facilities amenities for the existing children and staff and increase in child numbers will provide a positive impact to the social and economic development of the children, parents and staff and locality.

Flora and Fauna

The proposed works will not alter the Flora or Fauna of the site.
There will be no impact as a result of the work to the flora and fauna.

CONCLUSION

The proposed development has been considered in light of Penrith City Council's planning controls (LEP and DCP), NSW Education Department and National Construction Code.

The proposed alterations and additions to the facility both externally and internally will have a positive impact to the existing structure and positive impact the use of the building.

The works will modernise the centre and allow to increase the unencumbered interior space. Both the existing exterior (outdoor space and parking) and the proposed interior will have ample capacity for the minor increased activity providing a positive social and economic impact to the community.

The exterior minor alterations and additions will provide a positive impact to the pedestrian activity to and from the facility increasing accessibility for all and clearly identify the building with an upgrade to the building identification branding and wayfinding.

The increase in children numbers is marginal providing a negligible impact on the surrounding environment as a result of the noise and activity already generated from the immediate neighbourhood mix (Shopping Centre, High School, Open park land, and Community Centre).

Hence the Environmental Impact of the proposed development is negligible and will provide a positive impact and contribute to the growth of Penrith City.

Rosemarie Canales



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