

DEVELOPMENT APPLICATIONS ON ADVERTISING

We invite public comment on the following development proposals before making a decision.

The application and accompanying documents for each proposal (other than internal residential floor plans and some documents containing signatures or contact details of the applicant/owner) may be inspected via [Online Services](#) (Track an Application) on Council's website cityofparramatta.nsw.gov.au

If you do not have access to the internet or are having difficulties perusing the documents, please attend your nearest City of Parramatta Library where computers are available for use.

Submissions must be in writing and received by Council prior to 4.30pm on the closing day of the notification period. A submission by way of objection must set out the grounds of the objection.

Please send your submissions to:

- Submit online via cityofparramatta.nsw.gov.au/business-development/submissions
- City of Parramatta, PO Box 32, Parramatta NSW 2124
- E-mail to council@cityofparramatta.nsw.gov.au

Any submission and respective reportable political donations made in regard to these Development Applications may be publicly available subject to a request for access to information under the *Government Information (Public Access) Act 2009* (GIPA). The release of submissions received will include the name(s) and address details provided.

You may request for your personal information to be suppressed by Council. Council will consider this request. An objection is an opportunity for public involvement in the decision-making process and does not constitute a complaint.

*Note: Development Applications are listed by Suburb in alphabetical order ****

Application No.:	DA/93/2025
Property:	40-46 Alice Street, HARRIS PARK (Lot 100 DP 1288190)
Applicant's Name:	Designcorp Architect Pty Ltd
Proposal:	Construction of a 3-level basement car park with piazza above at ground level and associated works. The application is Nominated Integrated Development under the Water Management Act 2000.
Notification Period:	6 March 2025 to 3 April 2025

Application No.: DA/95/2025
Property: 33 Hope Street, MELROSE PARK (Lot 200 DP 1265603)
Applicant's Name: Deicorp Projects (MPTC) Pty Ltd
Proposal: Fit-out and use of a tenancy within the Melrose Park Town Centre as a 148-place centre-based childcare facility with 37 nominated car parking spaces in the basement.
Notification Period: 7 March 2025 to 28 March 2025

Application No.: DA/94/2025
Property: 89 Fennell Street, NORTH PARRAMATTA (Lot 417 DP 1167391)
Applicant's Name: CITY OF PARRAMATTA
Consent Authority: Sydney Central City Planning Panel
Proposal: Change of use from a depot to a waste or resource transfer station and associated alterations for the purposes of operating as a Community Recycling Centre. Includes installation of business identification signage, fit out of existing warehouse and the erection of a structure for a tool library and repair workshop. The proposal is designated development under Schedule 3 of the Environmental Planning and Assessment Regulation 2021. The application is to be determined by the Sydney Central City Planning Panel.
Notification Period: 7 March 2025 to 4 April 2025

Application No.: DA/91/2025
Property: Commonwealth Bank, 235 Church Street, PARRAMATTA (Lots 1 & 2 DP 205570)
Applicant's Name: SLR Consulting Australia
Proposal: Removal of some of the existing shopfront ATMs and surrounds, replacement signage and one ATM, installation of one wall sign and facade alterations. The site is identified as a local heritage item (473) pursuant to (Clause 5.10 of PLEP 2023).
Notification Period: 6 March 2025 to 20 March 2025

Application No.: DA/87/2025
Property: 168 Windsor Road, WINSTON HILLS (Lot 4 DP 239271)
Applicant's Name: Baini Design
Proposal: Demolition of all existing structures and construction of a 2 storey 61 place centre-based childcare facility with a total of 16 car parking spaces within the basement. The application is Nominated Integrated Development under Section 138 of the Roads Act 1993.
Notification Period: 5 March 2025 to 2 April 2025

DEVELOPMENT APPLICATION DETERMINATIONS

Notice is given in accordance with Section 4.59 of the *Environmental Planning and Assessment Act, 1979* of the determination of the following Development Consents and/or Complying Development Certificates. These determinations are **electronically** available for public inspection via [Online Services](#) (Track an Application) on Council's website cityofparramatta.nsw.gov.au

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DEVELOPMENT APPLICATION DETERMINATIONS

APPROVED – CITY OF PARRAMATTA

CARLINGFORD

DA/189/2024/A

19 Lyndelle Place (Lot 51 DP 1217719)

Section 4.55(1) modification of DA/189/2024 for the construction of a two storey dwelling house. The modifications include the deletion of Conditions 77 and addition of Condition 77A.

Decision Date: 05/02/2025

DUNDAS VALLEY

DA/682/2024

101 Evans Road (Lot 868 DP 36700)

Construction of a double storey dwelling.

Decision Date: 07/02/2025

EASTWOOD

DA/484/2020/C

81 Eastwood Avenue (Lot 5 DP 13555)

Section 4.55(1A) modification of DA/484/2020 for demolition of existing dwelling and construction of a new two storey dwelling with attic, driveway and vehicular cross over. The modifications include a change to the height of the rear deck and construction of a retaining wall.

Decision Date: 05/02/2025

EPPING

DA/314/2024

54 Somerset Street (Lot 1 DP 1290240)

Construction of a two storey dwelling with a swimming pool and retaining walls.

Decision Date: 05/02/2025

ERMINGTON

DA/486/2024

101 Spurway Street (DP 76936)

Alterations and additions to an existing dwelling house on the ground floor, retrospective approval of the existing attached garage for the partial use as a secondary dwelling and the construction of a first-floor addition to the unauthorised secondary dwelling. The property is identified as a local heritage item.

The application is being re-notified due to amendments to the proposed development, including the addition of retrospective approval of the secondary dwelling.

Decision Date: 06/02/2025

GRANVILLE

DA/716/2020/B

42 East Street (Lot 1 DP 996285)

Section 4.55(1a) modification to DA/716/2020 for Lot consolidation, demolition and construction of a 26-storey mixed-use development comprising 2 retail tenancies on the ground floor, 3 levels of podium car parking comprising 76 car spaces and 108 residential units above. The application is Nominated Integrated development under the provisions of the Water Management Act 2000. The application was determined by the Sydney Central City Planning Panel.

The modification seeks removal of the basement level, internal layout changes including removal of staircase connecting the basement with ground floor level, addition of storage areas, bicycle parking, reduction in parking spaces from 69 spaces to 63 along with changes to conditions of consent 1 and 115 in relation to parking space requirements.

Decision Date: 04/02/2025

DA/2127/2003/D

1 Harris Street (Lot 51 DP 793460)

Section 4.55(1A) modification of DA/2127/2003 to convert existing dwelling at rear of site to a double garage and workshop and erect a two storey dwelling house at the front of the site. The modification includes external alterations to the façade, carport and rear patio.

Decision Date: 07/02/2025

OATLANDS

DA/660/2024

16 Kerrie Road (Lot 11 DP 28280)

Demolition of existing dwelling and construction of a single storey dwelling.

Decision Date: 06/02/2025

RYDALMERE

DAR/11/2024

18 Milton Street (Lot 6 DP 35702)

Section 8.3 Review of the Determination of DA/160/2024 for construction of a concrete driveway with associated landscaping.

Decision Date: 07/02/2025

DA/1124/2021/B

8 Nowill Street (Lot 458 DP 15160)

Section 4.55(1) modification of DA/1124/2021 for construction of a double storey dwelling with an attached double garage. The modification seeks to delete condition No's 60 & 61 relating to flooding requirements.

Decision Date: 06/02/2025

APPROVED – SYDNEY CENTRAL CITY PLANNING PANEL (SCCPP)**EPPING**

DA/1/2022/D

37-41 Oxford Street (Lot 2 DP 1205413)

Section 4.56 modification to Court approved 30-storey mixed use building; specifically the modification seeks amendments to the internal layout of the Level 1 commercial office space. This modification will be determined by the Sydney Central City Planning Panel unless delegated back to Council.

Decision Date: 04/02/2025

REFUSED – CITY OF PARRAMATTA**RYDALMERE**

DA/468/2024

41 Park Road (Lot 3 DP 16517)

Construction of a detached secondary dwelling including alterations and additions to the existing dwelling to add an awning to rear, attached carport and removal of a tree.

Decision Date: 05/02/2025
