

Statutory Compliance Table – MOD 1 SSD-15788005

Instrument	Comment
<p><i>State Environmental Planning Policy (Planning Systems) 2021</i> (Planning Systems SEPP)</p>	<p>The proposed modification results in no changes to the approved development's relationship with the Planning Systems SEPP.</p>
<p><i>State Environmental Planning Policy (Transport and Infrastructure) 2021</i> (TI SEPP)</p>	<p>There is no statutory provision which requires the 7 design quality principles in Schedule 8 of the TI SEPP to be considered in the assessment of modification applications. Nonetheless, we have considered the 7 principles have found the development will remain consistent with the principles.</p> <p>Regarding clause 2.48 of the TI SEPP, the proposed modification does not involve any works within or immediately adjacent to an easement for electricity purposes, any works immediately adjacent to an electricity substation or any works within 5m of an exposed overhead electricity power line. A future easement is required to be created for the approved substation along the internal school road where approval is to be sought from Essential Energy as part of the approved works.</p> <p>As such, written notice to the electricity supply authority is not required under this clause.</p> <p>Regarding clause 3.58 of the TI SEPP, the proposed modification does not result in the educational establishment increasing the number of students to be accommodated on site and therefore proposal is not considered to be a traffic generating development and does not require concurrence from Transport for New South Wales.</p>
<p><i>State Environmental Planning Policy (Resilience and Hazards) 2021</i> (Resilience and Hazards SEPP)</p>	<p>The proposed modifications result in no changes to the development's relationship to the Resilience and Hazards SEPP. There are no proposed changes to site area or land use.</p>
<p><i>Snowy River Local Environmental Plan 2013</i> (SRLEP)</p>	<p>The proposed modifications result in no changes to the development's compliance with the relevant provisions of SRLEP, with the exception of maximum height.</p> <p>The development was approved with a maximum building height of 18m (Building D), which does not comply with the maximum height control of 9m. The proposed modification increases the height breach at Building D by +295mm. This increase is considered acceptable as it is minor in extent, is set back significantly from Barry Way, is shielded by other built form when viewed from Barry Way and results in no additional overshadowing of adjoining properties or buildings.</p>

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<i>State Environmental Planning Policy (Precincts – Regional) 2021</i>	<p>The approved Jindabyne Education Campus was classified and assessed as state significant development (SSD) in accordance with Schedule 1 of <i>State Environmental Planning Policy (State and Regional Development) 2011</i>.</p> <p>On 1 July 2022, the Snowy Mountains Special Activation Plan (SAP) was gazette that removed the subject site from the Snowy River Local Environmental Plan 2013, with the applicable environmental planning instrument becoming the State Environmental Planning Policy (Precincts Regional) 2021 (Regional SEPP).</p> <p>The school site is located within the Jindabyne Catalyst Precinct, within the Sports and Education Sub-Precinct. The specific location of the development is identified for a school.</p> <p>Consideration was given to the Snowy Mountains SAP in preparation of the approved Jindabyne Education Campus as SINSW consulted the SAP team to ensure consistency between the preparation of the SAP and the proposal.</p> <p>The Department found the proposal to be consistent with the SAP Master Plan and its vision to create a year-round sustainable and thriving regional economy.</p> <p>The proposed modification has been assessed against the Snowy River SAP and is found to remain consistent with the SAP Master Plan and its vision.</p>