



**UNDER SEPARATE COVER
ATTACHMENTS**

**ORDINARY MEETING
9 APRIL 2024**

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DA/2023/398 - EXTRACTIVE INDUSTRY (SANDSTONE QUARRY & ASSOCIATED SITE WORKS) AT 156 QUARRY ROAD FARLEY NSW 2320

Assessment Report (Under Separate Cover)

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DEVELOPMENT APPLICATION ASSESSMENT REPORT

Version 1: Comprehensive

Application No:	DA/2023/398
Proposal:	Extractive Industry (Sandstone Quarry & Associated Site Works)
Address:	156 Quarry Road FARLEY NSW 2320
Lot & DP No:	152/1189168
Property No:	50334
Applicant:	Department of Regional NSW
Owner:	Warren Stephen John Taranto and Helen Margaret Taranto and Michael James Hilton and Jessica Lee Hilton
Author:	Brian Gibson
Site Inspection:	10 July 2023

INTRODUCTION

The purpose of this report is to provide a detailed discussion and assessment of Development Application No. DA/2023/398 proposing Extractive Industry (Sandstone Quarry & Associated Site Works). The assessment will provide consideration of the proposal under the Environmental Planning and Assessment Act 1979, the Maitland Local Environmental Plan 2011, the Maitland Development Control Plan 2011 and any other relevant legislation, guidelines and policies of the Council.

Description of Proposed Development

The proposal involves the extraction of sandstone from the former Ravensfield Quarry to provide material for the Ministers Stoneworks Program (MSP) for heritage restoration works of heritage listed public buildings within the Hunter region and for other private purposes. The proposal seeks to extract a maximum of 6000m³ of sandstone within the works area to a depth of approximately 5m below existing levels.

The footprint of the works/extraction area will be 2000m² in size (approximately 80m x 25m) which includes material stockpiling, with an additional vehicle manoeuvring area of 396m² (approximately 22m x 18m). The size of the works area is to provide the quarry operators with flexibility to cease extracting from unproductive areas and chase the heritage grade dimension stone of suitable colour and free from defects.

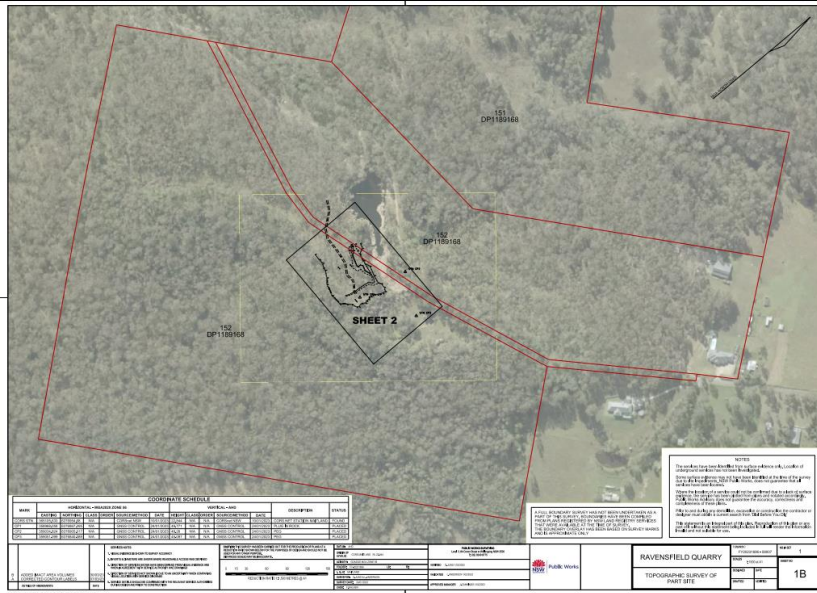
The life of the development is dependent on the demand for the sandstone, however, the operations will cease once 6000m³ of sandstone has been extracted. The total amount of sandstone extracted would be monitored through invoicing records. It is anticipated that the quarry would be utilised on a project-by-project based demand for the sandstone. Between projects, the quarry would remain inactive.

Machinery such as a 30T excavator, frontend loader or dozer would be hired and moved to and from the site as required using a 19m Semi-trailer at a maximum of one to two movements per week. The machinery will extract the stone with a waterfed cutting wheel. Material will be transported from the site using a 12.5m Heavy Rigid Vehicle at a maximum of two per day. The delivery/removal of large plant and the haulage of sandstone material will not occur on the same day.

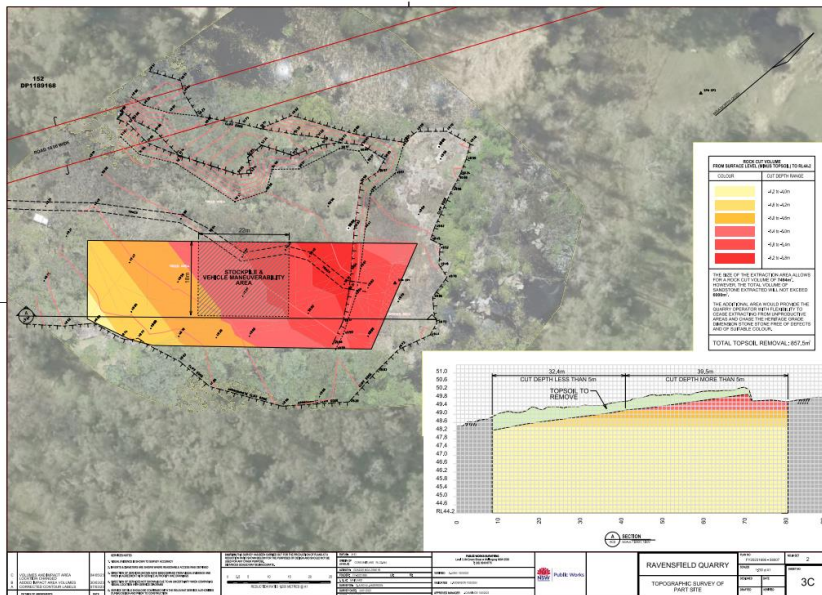
It has been confirmed the development is not 'Crown Development' as the quarry will be extracting and selling some of the material on a private commercial basis.

Plans for the proposed extractive industry are provided at Figure 1 below. Details of the land are provided at Figures 2 & 4, with photos of the development site provided at Figure 3.

Figure 1 – Extractive Industry Site Plans



Site Plan



Bulk Earthworks Plan

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DA/2023/398 - EXTRACTIVE INDUSTRY (SANDSTONE QUARRY & ASSOCIATED SITE WORKS) AT 156 QUARRY ROAD FARLEY NSW 2320

Recommended Conditions of Consent (Under Separate Cover)

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DA/2023/398 - EXTRACTIVE INDUSTRY (SANDSTONE QUARRY & ASSOCIATED SITE WORKS) AT 156 QUARRY ROAD FARLEY NSW 2320

Public Submissions (Under Separate Cover)

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APPROVAL OF WORKS IN KIND AGREEMENT - STORMWATER BASIN AND ROAD WORKS - SPRINGFIELD DRIVE, LOCHINVAR - LOCHINVAR DOWNS PTY LTD

**Works in Kind Agreement - Road Works
and Stormwater Basin, Springfield Drive,
Lochinvar (Under Separate Cover)**

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City Planning

**DA/2023/906 FOR DEMOLITION OF
EXISTING STRUCTURES, ONE (1) INTO FOUR
(4) LOT TORRENS TITLE SUBDIVISION,
CONSTRUCTION OF THREE (3) NEW
DWELLINGS AT 52 GLENROY STREET,
THORNTON**

**Planners Assessment Report (Under
Separate Cover)**

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City Planning

**DA/2023/906 FOR DEMOLITION OF
EXISTING STRUCTURES, ONE (1) INTO FOUR
(4) LOT TORRENS TITLE SUBDIVISION,
CONSTRUCTION OF THREE (3) NEW
DWELLINGS AT 52 GLENROY STREET,
THORNTON**

**Recommended Conditions of Consent
(Under Separate Cover)**

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