

## Pre-Lodgement Application Form

Portal Application number:  
PAN-75835

### Applicant contact details

Title	Mr
First given name	Michael
Other given name/s	
Family name	Hanisch
Contact number	
Email	
Address	Level 10, 170 Pitt Street, Sydney, 2000
Application on behalf of a company, business or body corporate	Yes
Company, business or body corporate name	Lendlease Communities (Werrington) Pty Ltd
ABN / ACN	635 502 082
Is the nominated company the applicant for this application?	Yes

### Owner/s of the development site

Owner/s of the development site	A company, business, government entity or other similar body owns the development site
Owner #	1
Company, business or body corporate name	Lendlease Communities (Werrington) Pty Ltd
ABN / ACN	635 502 082

I declare that I have shown this document, including all attached drawings, to the owner(s) of the land, and that I have obtained their consent to submit this application. - Yes

Note: It is an offence under Section 10.6 of the Environmental Planning and Assessment Act 1979 to provide false or misleading information in relation to this application.

### Development details

Application type	Development Application	
Site address #	1	
Street address	16 CHAPMAN STREET WERRINGTON 2747	
Local government area	PENRITH	
Lot / Section Number / Plan	1 / - / DP1226122	
Primary address?	Yes	
	Land Application LEP	Penrith Local Environmental Plan 2010
	Land Zoning	SP2: Infrastructure
	Height of Building	15 m
	Floor Space Ratio (n:1)	NA
	Minimum Lot Size	2000 m <sup>2</sup>
	Heritage	NA

Planning controls affecting property	Land Reservation Acquisition	Local Open Space (RE1)
	Foreshore Building Line	NA
	Local Provisions	Wind Turbine Buffer Zone
	Obstacle Limitation Surface	230.5-230.5
	Bushfire Prone Land	Vegetation Category 2
	Sydney Trains Corridor Protection Zone	Clause 86/Concurrence
	1.5 m Buffer around Classified Roads	Classified Road Adjacent

#### Proposed development

Proposed type of development	<b>Dwelling</b>
Description of development	<b>Establishment of an exhibition village consisting of five (5) exhibition homes and car parking.</b>
<b>Dwelling count details</b>	
Number of dwellings / units proposed	5
Number of storeys proposed	2
Number of pre-existing dwellings on site	0
Number of dwellings to be demolished	0
Number of existing floor area	
Number of existing site area	
Do you have one or more BASIX certificates?	Yes
BASIX Certificate Number	1171164S_02 1168688S 1168721S 1064700S_4 1064693S_4
<b>Subdivision</b>	
Number of existing lots	1
Is subdivison proposed?	No
<b>Proposed operating details</b>	
Number of staff/employees on the site	0
Number of parking spaces	11
Number of loading bays	0
Is a new road proposed?	No
<b>Concept development</b>	
Is the development to be staged?	No, this application is not for concept or staged development.
<b>Crown development</b>	
Is this a proposed Crown development?	No

## Related planning information

Is the application for integrated development?	No
Is your proposal categorised as designated development?	No
Is your proposal likely to significantly impact on threatened species, populations, ecological communities or their habitats, or is it located on land identified as critical habitat?	No
Does the application propose a variation to a development standard in an environmental planning instrument (eg LEP or SEPP)?	No
Is the application accompanied by a voluntary planning agreement (VPA) ?	No
<b>Section 68 of the Local Government Act</b>	
Is approval under s68 of the Local Government Act 1993 required?	No
<b>10.7 Certificate</b>	
Have you already obtained a 10.7 certificate?	No
<b>Tree works</b>	
Is tree removal and/or pruning work proposed?	No
<b>Local heritage</b>	
Does the development site include an item of environmental heritage or sit within a heritage conservation area.	No
Are works proposed to any heritage listed buildings?	No
Is heritage tree removal proposed?	No
<b>Affiliations and Pecuniary interests</b>	
Is the applicant or owner a staff member or councillor of the council assessing the application?	No
Does the applicant or owner have a relationship with any staff or councillor of the council assessing the application?	No
<b>Political Donations</b>	
Are you aware of any person who has financial interest in the application who has made a political donation or gift in the last two years?	No
Please provide details of each donation/gift which has been made within the last 2 years	

## Payer details

The Environmental Planning and Assessment Regulation 2000 and council's adopted fees and charges establish how to calculate the fee payable for your development application. For development that involves building or other works, the fee for your application is based on the estimated cost of the development. If your application is for integrated development or requires concurrence from a state agency, additional fees will be required. Other charges may be payable based on the council's adopted fees and charges. If your development needs to be advertised, the council may charge additional advertising fees.

Once this application form is completed, it and the supporting documents will be submitted to the council for lodgement, at which time the fees will be calculated. The council will contact you to obtain payment. Note that the application may be rejected if the fees are not paid.

Fee payment will be made by:

First name	Daniel
Other given name(s)	
Family name	Nay

Billing address	Lendlease, Level 2, 88 Phillip Street, Parramatta, NSW 2150
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### Application documents

The following documents support the application.

Document type	Document file name
Acoustic report	Appendix F - Noise Impact Assessment
Architectural Plans	Appendix C - Highlighted elevations (Colours) - Lot 1006 Appendix C - Architectural Plans - Lot 1004 Appendix C - Architectural Plans - Lot 1006 Appendix C - Architectural Plans - Lot 1007 Appendix C - Architectural Plans - Lot 1008 Appendix C - Architectural Plans - Lot 1005 Appendix C - Highlighted elevations (Colours) - Lot 1005
BASIX certificate	Appendix C - BASIX Certificate - Lot 1006 Appendix C - BASIX Certificate - Lot 1005 Appendix C - BASIX Certificate - Lot 1004 Revised BASIX Certificate - Lot 1008 Revised BASIX Certificate - Lot 1007
Bushfire report	Appendix D - Bushfire Impact Assessment
Civil Engineering Plan	Appendix B - Civil Plans
Cost estimate report	Cost Summary Estimate
Erosion and sediment control plan	Appendix C - Sediment Control Plan - Lot 1008 Appendix C - Sediment Control Plan - Lot 1007
Landscape plan	Appendix C - Landscape plan - Lot 1005 Appendix C - Landscape plan - Lot 1006 Appendix C - Landscape plan - Lot 1004 Appendix C - Landscape plan - Lot 1007
Other	Appendix A - Stamped Approved Plans for DA19 0704_PAN-4745 Appendix C - Energy Report - Lot 1008 Appendix C - Energy Report - Lot 1007 Appendix C - Landscape plan - Lot 1008 Appendix C - NatHERS Certificate - Lot 1004 Appendix C - NatHERS Certificate - Lot 1005 Appendix E - RFS General Terms of Approval Appendix C - NatHERS Certificate - Lot 1006 Development Application Form
Owner's consent	Power of Attorney - LL Werrington (Exp. 2024) Land Owners Consent - executed
Schedule of colours, materials and finishes	Appendix C - External Finishes - Lot 1004 Appendix C - External Colour schedule - Lot 1005 Appendix C - External Colour schedule - Lot 1006
Shadow diagrams	Appendix C - Shadow Diagrams - Lot 1008 Appendix C - Shadow Diagrams - Lot 1007
Statement of environmental effects	Statment of Environmental Effects - Werrington Display Village
Stormwater drainage plan	Appendix C - Stormwater Plan - Lot 1008 Appendix C - Stormwater Plan - Lot 1007
Waste management plan	Appendix C - Waste Management Plan - Lot 1005 Appendix C - Waste Management Plan - Lot 1006 Appendix C - Waste Management Plan - Lot 1004 Appendix C - Waste Management Plan - Lot 1008 Appendix C - Waste Management Plan - Lot 1007

### Applicant declarations

I declare that all the information in my application and accompanying documents is , to the best of my knowledge, true and correct.	Yes
I understand that the application and the accompanying information will be provided to the appropriate consent authority for the purposes of the assessment and determination of this application, and may be provided to other State agencies.	Yes

I understand that if incomplete, the consent authority may request more information , which will result in delays to the application.	Yes
The information and materials provided may be used for notification and advertising purposes, and may be made available to the public for inspection.	Yes
I acknowledge that copies of this application and supporting documentation may be provided to interested persons in accordance with the Government Information (Public Access) 2009 (NSW) (GIPA Act).	Yes
I have read and agree to the collection and use of my personal information as outlined in the Privacy Notice.	Yes
I agree to the appropriately delegated assessment officers attending the site for the purpose of inspection.	Yes
I confirm that the change(s) entered is/are made with appropriate authority from the applicant(s).	