



Pre-Lodgement Application Form

Portal Application number:
PAN-168576

Applicant contact details

Title	Mr
First given name	Warwick
Other given name/s	
Family name	Stimson
Application on behalf of a company, business or body corporate	Yes
Company, business or body corporate name	
ABN / ACN	
Is the nominated company the applicant for this application?	Yes

Developer details

ABN	
ACN	
Name	
Trading name	
Address	
Email Address	

Development details

Application type	Development Application
Site address #	1
Street address	89-115 O'Connell Street, Caddens
Local government area	PENRITH
Lot / Section Number / Plan	
Primary address?	Yes

Planning controls affecting property	Land Application LEP
	Land Zoning
	Height of Building
	Floor Space Ratio (n:1)
	Minimum Lot Size
	Heritage
	Land Reservation Acquisition
	Foreshore Building Line

Proposed development

Proposed type of development	Subdivision of land
Description of development	PROPOSED SUBDIVISION OF CADDENS HILL (STAGES 8 AND 9), INCLUDING DEMOLITION OF EXISTING STRUCTURES, STREETScape LANDSCAPING, UTILITY INFRASTRUCTURE AND REMEDIATION
Dwelling count details	
Number of dwellings / units proposed	0
Number of storeys proposed	
Number of pre-existing dwellings on site	
Number of dwellings to be demolished	
Number of existing floor area	
Number of existing site area	
Cost of development	
Estimated cost of work / development (including GST)	\$7,460,000.00
Do you have one or more BASIX certificates?	No
Subdivision	
Number of existing lots	2
Is subdivision proposed?	Yes
Type of subdivision proposed	Torrens Title
Number of proposed lots	121
Proposed operating details	
Number of staff/employees on the site	
Number of parking spaces	
Number of loading bays	
Is a new road proposed?	
Concept development	
Is the development to be staged?	
Crown development	
Is this a proposed Crown development?	

Related planning information

Is the application for integrated development?	Yes
Acts under which licences or approvals are required	Rural Fires Act 1997
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
Section 68 of the Local Government Act	
Is approval under s68 of the Local Government Act 1993 required?	No
10.7 Certificate	
Have you already obtained a 10.7 certificate?	
Tree works	
Is tree removal and/or pruning work proposed?	No
Local heritage	
Does the development site include an item of environmental heritage or sit within a heritage conservation area.	
Are works proposed to any heritage listed buildings?	
Is heritage tree removal proposed?	
Affiliations and Pecuniary interests	
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
Political Donations	
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	

Application documents

The following documents support the application.

Document type	Document file name
Acoustic report	211117 5. Acoustic report- Caddens Stages 8 & 9
Bushfire report	211117 14. Bushfire report- Caddens Stages 8 & 9
Civil Engineering Plan	211118 8-10 & 13. Engineering pack - Caddens Stages 8 &9
Cost estimate report	211117 Caddens 89-115 O'Connell St DA QS Letter- Caddens Stages 8 & 9
Landscape plan	211117 12. Landscape pack- Caddens Stages 8 & 9
Other	211117 11a. Detailed site investigation- Caddens Stages 8 & 9 211117 11b. Remediation action plan (RAP)- Caddens Stages 8 & 9 211111 6. Stage 2 Road Safety Audit- Caddens Stages 8 & 9 211117 2. Salinity report (geotech)- Caddens Stages 8 & 9 211117 15a. Building Envelope Plan masterplan- Caddens Stages 8 & 9 211117 15b. Building Envelope Plans- Caddens Stages 8 & 9
Owner's consent	211109 Owners Consent 1 - Caddens Stages 8 & 9 211118 Owners Consent 2 Caddens Stage 8-9
Proposed Subdivision plan	211117 7a. Subdivision Plan - Stage 8- Caddens Stages 8 & 9 211117 7c. Street infrastructure plan- Caddens Stages 8 & 9 211117 7b. Subdivision Plan - Stage 9- Caddens Stages 8 & 9
Statement of environmental effects	01. SEE- Caddens - Stages 8 & 9
Survey plan	211117 1. Site survey drawing- Caddens Stages 8 & 9
Traffic report	211117 4. Traffic Assessment Report- Caddens Stages 8 & 9

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 development application and the accompanying information will be provided to the appropriate consent authority for the purposes of the assessment and determination of this development application.	Yes
I understand that if incomplete, the consent authority may request more information, which will result in delays to the application.	Yes
I understand that the consent authority may use the information and materials provided for notification and advertising purposes, and materials provided may be made available to the public for inspection at its Offices and on its website and/or the NSW Planning Portal	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) under which it may be required to release information which you provide to it.	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 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).	

