

Pre-Lodgement Application Form

Portal Application number:
PAN-167140

Applicant contact details

Title	
First given name	SLR Consulting
Other given name/s	
Family name	Pty Ltd
Contact number	0249400442
Email	reception@kdc.com.au
Address	2/125 Bull Street, Newcastle West NSW 2303
Application on behalf of a company, business or body corporate	

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 #		
Company, business or body corporate name		
ABN / ACN		

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.

Developer details

ABN	
ACN	
Name	
Trading name	
Address	
Email Address	

Development details

Application type	Development Application	
Site address #	1	
Street address	1 RENSHAW STREET CRANEBROOK 2749	
Local government area	PENRITH	
Lot / Section Number / Plan	13/-DP286568 <input checked="" type="checkbox"/>	
Primary address?	Yes	
	Land Application LEP	

Planning controls affecting property	Land Zoning
	Height of Building
	Floor Space Ratio (n:1)
	Minimum Lot Size
	Heritage
	Land Reservation Acquisition
	Foreshore Building Line
	Additional Permitted Uses
	Local Provisions
	Scenic Protection Land
	Bushfire Prone Land

Proposed development

Proposed type of development	Mixed use development
Description of development	The construction and use of a Mixed Use Development containing a centre based child care facility, recreation facility (indoor), service station with car wash, and 3 x take away food and drink premises
Provide the proposed hours of operation	
Proposed to operate 24 hours on Monday	
Monday	-
Proposed to operate 24 hours on Tuesday	
Tuesday	-
Proposed to operate 24 hours on Wednesday	
Wednesday	-
Proposed to operate 24 hours on Thursday	
Thursday	-
Proposed to operate 24 hours on Friday	
Friday	-
Proposed to operate 24 hours on Saturday	
Saturday	-
Proposed to operate 24 hours on Sunday	
Sunday	-
Dwelling count details	
Number of dwellings / units proposed	6
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)	\$7,884,393.00
Do you have one or more BASIX certificates?	No
Subdivision	
Number of existing lots	1
Is subdivision proposed?	Yes
Type of subdivision proposed	Torrens Title
Number of proposed lots	4
Proposed operating details	
Number of additional jobs that are proposed to be generated through the operation of the development	
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)?	
Is the application accompanied by a voluntary planning agreement (VPA) ?	
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?	Yes
Please provide a description of the proposed tree removal and/or pruning work	Clearing of some juvenile trees, shrubs and overgrown grasses.
Number of trees to be impacted by the proposed work	12
Land area to be impacted by the proposed work	
Units	
Approximate area of canopy REQUESTED to be removed	12
Units	Square metres
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	

Payer details

Provide the details of the person / entity that will make the fee payment for the assessment.

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: When submitting documents via the NSW Planning Portal, credit card information should not be displayed on documents attached to your development application. The relevant consent authority will contact you to seek payment.

The application may be cancelled if the fees are not paid:

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Family name	Pty Ltd
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Billing address	2/125 Bull Street, Newcastle West NSW 2303

Application documents

The following documents support the application.

Document type	Document file name
Access report	BCA Compliance Marked Up Plans - 1 Renshaw Street Cranebrook BCA Compliance Report - 1 Renshaw Street Cranebrook

Acoustic report	Noise Impact Assessment - 1 Renshaw Street Cranebrook
Architectural Plans	Development Plans - 1 Renshaw Street Cranebrook
Bushfire report	Bushfire Assessment Report - 1 Renshaw Street Cranebrook
Civil Engineering Plan	Civil Plans - 1 Renshaw Street Cranebrook
Contamination / remediation action plan	Due Diligence Environmental Site Assessment - 1 Renshaw Street Cranebrook
Cost estimate report	Quantity Surveyors Report - 1 Renshaw Street Cranebrook
Landscape plan	Landscape Plan - 1 Renshaw Street Cranebrook
Other	SEPP 33 Risk Screening Report - 1 Renshaw Street Cranebrook Crime Risk Assessment - 1 Renshaw Street Cranebrook National Quality Framework Assessment Checklist - 1 Renshaw Street Cranebrook SEPP 33 Risk Screening Childcare Letter - 1 Renshaw Street Cranebrook
Plan of management	Take Away Food & Drink Premises POM - 1 Renshaw Street Cranebrook Service Station POM - 1 Renshaw Street Cranebrook Centre Based Childcare Facility POM - 1 Renshaw Street Cranebrook
Statement of environmental effects	Statement of Environmental Effects - 1 Renshaw Street Cranebrook
Stormwater drainage plan	Stormwater Management Plan - 1 Renshaw Street Cranebrook
Traffic report	Traffic Impact Assessment - 1 Renshaw Street Cranebrook
Waste management plan	Waste Management Plan - 1 Renshaw Street Cranebrook

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).	