

### Applicant contact details

Title	Ms
First given name	Tania
Other given name/s	
Family name	Shephard
Contact number	
Email	
Address	
Application on behalf of a company, business or body corporate	Yes
Company, business or body corporate name	Richard Hogan & Co Surveying & Development Consultants
ABN / ACN	59 082 453 165
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 #	
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.

### Development details

Application type	Development Application	
Site address #	1	
Street address	77 LETHBRIDGE STREET PENRITH 2750	
Local government area	PENRITH	
Lot / Section Number / Plan	15B / - / DP344265	
Primary address?	Yes	
Planning controls affecting property	Land Application LEP	Penrith Local Environmental Plan 2010
	Land Zoning	R4: High Density Residential
	Height of Building	18 m
	Floor Space Ratio (n:1)	NA
	Minimum Lot Size	400 m <sup>2</sup>
	Heritage	NA

	Land Reservation Acquisition	NA
	Foreshore Building Line	NA
	Local Provisions	Wind Turbine Buffer Zone
	Obstacle Limitation Surface	230.5-230.5

### Proposed development

Proposed type of development	Health services facilities
Description of development	Conversion of an existing dwelling to a health services facility including demolition of the existing garage.
Provide the proposed hours of operation	
Proposed to operate 24 hours on Monday	No
Monday	8:00 AM - 6:30 PM
Proposed to operate 24 hours on Tuesday	No
Tuesday	8:00 AM - 6:30 PM
Proposed to operate 24 hours on Wednesday	No
Wednesday	8:00 AM - 6:30 PM
Proposed to operate 24 hours on Thursday	No
Thursday	8:00 AM - 6:30 PM
Proposed to operate 24 hours on Friday	No
Friday	8:00 AM - 6:30 PM
Proposed to operate 24 hours on Saturday	No
Saturday	8:00 AM - 4:00 PM
Proposed to operate 24 hours on Sunday	
Sunday	-
<b>Dwelling count details</b>	
Number of dwellings / units proposed	0
Number of storeys proposed	1
Number of pre-existing dwellings on site	1
Number of dwellings to be demolished	0
Number of existing floor area	
Number of existing site area	558
<b>Cost of development</b>	
Estimated cost of work / development (including GST)	\$149,710.00
Do you have one or more BASIX certificates?	No
<b>Subdivision</b>	
Number of existing lots	
Is subdivision proposed?	
<b>Proposed operating details</b>	

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?	
<b>Concept development</b>	
Is the development to be staged?	
<b>Crown development</b>	
Is this a proposed Crown development?	

#### 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

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:

Company Name	
ABN	
ACN	
Trading Name	
Email address	
Billing address	

### Application documents

The following documents support the application.

Document type	Document file name
Access report	77 Lethbridge Street, Penrith - health consulting rooms - Acces
Architectural Plans	77 Lethbridge St, Penrith - architectural plans
Car parking and vehicle access	77 Lethbridge St, Penrith - architectural plans
Civil Engineering Plan	77 Lethbridge St, Penrith - stormwater drainage plan
Cost estimate report	77 Lethbridge St, Penrith - Cost Summary Report
Elevations and sections	77 Lethbridge St, Penrith - architectural plans
Floor plans	77 Lethbridge St, Penrith - architectural plans
Landscape plan	77 Lethbridge St, Penrith - landscape plan
Owner's consent	owner's consent - 77 Lethbridge Street, Penrith
Site plans	77 Lethbridge St, Penrith - architectural plans
Statement of environmental effects	77 Lethbridge St, Penrith - SoEE - May 20201
Stormwater drainage plan	77 Lethbridge St, Penrith - stormwater drainage plan
Structural engineers report	77 Lethbridge St, Penrith - specification
Waste management plan	77 Lethbridge St, Penrith - waste management plan

### 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
If the consent authority is a Council, that Council 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 the Council's Customer Service areas and on the Council's website.	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).	