



# Pre-Lodgement Application Form

Portal Application number:  
PAN-155770

## Applicant contact details

Title	Mr
First given name	Dael
Other given name/s	
Family name	Palte
Contact number	
Email	
Address	
Application on behalf of a company, business or body corporate	Yes
Company, business or body corporate name	Maryland Development Company Pty Ltd
ABN / ACN	45 069 368 896
Is the nominated company the applicant for this application?	Yes

## Owner/s of the development site

Owner/s of 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	196 CHRISTIE STREET ST MARYS 2760
Local government area	PENRITH
Lot / Section Number / Plan	196-/DP31912 <input checked="" type="checkbox"/>

Primary address?	Yes	
Planning controls affecting property	Land Application LEP	Penrith Local Environmental Plan 2010
	Land Zoning	SP2: Infrastructure
	Height of Building	12 m
	Floor Space Ratio (n:1)	NA
	Minimum Lot Size	20 ha
	Heritage	St Marys Railway Station Significance: State
	Land Reservation Acquisition	NA
	Foreshore Building Line	NA
	Additional Permitted Uses	Refer to Schedule 1
	Local Provisions	Wind Turbine Buffer Zone Map
	Scenic Protection Land	Scenic & Landscape Values
	Bushfire Prone Land	Vegetation Category 2
	Sydney Trains Corridor Protection Zone	Clause 86/Concurrence
	Sydney Trains Infrastructure Protection Zone	Clause 45/Referral
1.5 m Buffer around Classified Roads	Classified Road Adjacent	

### Proposed development

Proposed type of development	Subdivision of land
Description of development	The DA seeks to subdivide the existing Lot 196 DP31912 into two allotments to facilitate the operation of the St Marys Intermodal Freight Hub (SSD-7308). It does not propose any physical works.
<b>Dwelling count details</b>	
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	
<b>Cost of development</b>	
Estimated cost of work / development (including GST)	\$0.00
Do you have one or more BASIX certificates?	No
<b>Subdivision</b>	
Number of existing lots	1
Is subdivison proposed?	Yes
Type of subdivision proposed	Torrens Title
Number of proposed lots	2

<b>Proposed operating details</b>	
Number of staff/employees on the site	
Number of parking spaces	
Number of loading bays	
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

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
Owner's consent	Lot 196 DP31912 - Subdivison DA - Landowners Consent SMLL
Proposed Subdivision plan	PR138258-DP3-001b-P PR138258 - DP3 - 001b-AS
Statement of environmental effects	17532_196_Christie_Street_SEE_FINAL

## 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).	

