



Application for Development and/or Construction

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D/MGT
20 MAY 2013
PENRITH CITY COUNCIL

Planning and/or Building Construction Applications/Certificates under the Environmental Planning and Assessment Act 1979, or Local Government Act 1993

Type of Application

Please tick the type/s of applications required

Development Application

Please also nominate below (if applicable)

- Designated Development
- Integrated Development
- Advertised Development
- Other
- Modification (S96) DA No
- Extension of Consent DA No
- Review of Determination DA No

Subdivision

Number of lots

Existing

Proposed

Road Yes No

Subdivision Certificate

Strata

Land/Torrens Title

Community Title

Related DA No

Does the Subdivision include works other than a road? Yes No

Construction Certificate

Related DA No

Complying Development Certificate

Please select the Planning Policy you are applying under

- State Environmental Planning Policy (Name and Number)
- Penrith Council Local Environmental Plan (Policy Name)

Install a Sewerage Management System

(Section 68 Local Government Act 1993)

- Aerated (Brand and Model)
- On Site Disposal
- Irrigation
- Trench Disposal
- Pump Out

Other Approvals (Section 68 Local Government Act 1993)

Office Use Only	Receipt Date	Fees Paid
	15/5/12	3402-
Application Number	Receipt Number	
DA13/0444		

Property Details

Lot No/Sec No. DP/SP No. Land No (Office Use)
 315

Street No Street Name
 Faintree Street

Suburb Post Code
 Claremont Meadows 2747

Description of Current and Previous and Use/s of the Site
 vacant

Is this use still operating? If no, when did the use cease?
 Yes No

Description of the Proposal

Construction of a double storey
 Dwelling with attached double
 garage

Value of Work Proposed

Must include materials, labour costs and GST. Subdivision applications are to provide details of costs of construction. Major developments are to provide Capital Investment Value (CIV) where required.
 \$349,683

Applicant Details

First Name/s Surname/s
 Katherine Pedres

Company Name (if applicable)
 Eden Brae Homes


Street No Street Name
 PO Box 7210

Suburb Post Code
 Baukham Hills BC 2153

Contact Phone Number Email Address
 8860 9222 kpedres@edenbraehomes.com.au

Declaration

I declare that all particulars supplied are correct and all information required has been supplied. I also certify that all information supplied digitally/electronically is a true copy of all plans and documents submitted with this application and that electronic data is not corrupted and does not contain any viruses.

Signature/s Date
 17.4.13

Owners Details

This must be completed to include details of ALL owners. If there are more than two owners please attach a separate authority.

Owner 1
Surname

First Name

See attached Authority to Lodge

See attached Authority to Lodge

Owner 2
Surname

First Name

Company Name (if applicable)

Investa Residential Holding Pty Limited

Name of signatory for company

Cameron Holt

Position held by signatory

Director

Postal Address

Street Number Street Name

Suburb

Post Code

Contact Phone Number

Email Address

This must be completed to include signatures of ALL owners (see above note). If the property is subject to strata or community title the application must have consent from the Body Corporate.

Owners Consent

As owner/s of the property the subject of this application I/we consent to the application. I/we grant permission for Council Officers to enter the premises for the purpose of assessment of this application and to conduct inspections relative to this application.

Owner 1/Company Signatory

Print

Signature

Date

see attached Authority to Lodge

Owner 2

Print

Signature

Date

see attached

Details of any pecuniary interest to be disclosed here.

Pecuniary Interest

Is the applicant an employee of Penrith City Council, or is the application being submitted on behalf of an employee of Penrith City Council?

Yes No

Does the applicant have a relationship to any staff or Councillor of Penrith City Council or is the application being submitted on behalf of someone who has such a relationship?

Yes No

If the answer is yes to any of the above the relationship must be disclosed

Builder/Owner Builder Details

Please Nominate

Licenced Builder

Owner Builder

First Name

Surname/Company Name

Licence No

Eden Brae

Homes

1203000

Postal Address

Street No.

Street Name

PO Box 7210

Suburb

Post Code

Baulkham Hills BC

2153

Contact Phone Number

Email Address

8860 9222

epedra@edenbraehomes.com.au

Materials to be used

Please Nominate

Floor

Frame

Walls

Roof

Concrete

Timber

Brick Veneer

Tiles

Timber

Steel

Double Brick

Fibre Cement

Other

Aluminium

Concrete

Aluminium

Other

Fibre Cement

Steel

Curtain Glass

Other

Steel

Aluminium

Other

This is required to be completed for the Australian Bureau of Statistics

Gross Floor Area of Proposal (if applicable)

Existing

Proposed

Total

0

+

360.2

=

360.2

Integrated Development

If the development is Integrated and requires approval under another Act, please nominate which approvals are required.

If the Application is for Integrated Development Please indicate under which Act/s the Licences/Permits are required.

Fisheries Management Act

Heritage Act

National Parks and Wildlife Act

Roads Act

Protection of the Environment Operations Act

Rural Fires Act

Water Management Act

Other

Pre Lodgement/Urban Design Review Panel

Have you attended a Prelodgement/UDRP meeting regarding this application?

Yes

No

Reference No.

All political donations must be disclosed

Political Donations

It is required to disclose the following reportable donations and gifts (if any) made by any person with a financial interest in the application within the period commencing two (2) years before the application is made and ending when the application is determined:

- all reportable donations made to any Councillor of Penrith City Council, and
- all gifts made to any Councillor or employee of Penrith City Council.

If required, a disclosure is to be made in a statement accompanying the relevant application by the person who makes the application. If a further donation or gift is made after the lodgement of the application a further statement is required to be provided within seven days after the donation or gift is made.

Is a disclosure statement required? Yes No
 If yes, has it been attached to the application? Yes No

Privacy Notice

All information contained in your application including plans and supporting documents may be available for public access or disclosure under the Government Information (Public Access) Act 2009 (GIPA) and other legislation.

Acceptance of Application

The form must be completed correctly and all required information and copies of plans/ documents provided before the application can be accepted.

Council will not process applications that are incomplete or non-complying with lodgement requirements. These will not be accepted or may be returned to applicants within fourteen (14) days. A guide to application requirements is contained on the next page. Certain applications may require the submission of additional information not listed in the guide.

(Office Use)

Satisfactory to Lodge? Yes No

Additional Information required before the application will be accepted

lot not yet registered - use patent lot.

Responsible Officer

[Signature]

Date

13/5/13

Submission Requirements

**MATRIX OF
INFORMATION
TO ACCOMPANY
APPLICATION**
(see separate
information sheet)

	Residential Dwellings	Alterations or Additions to Residential Dwellings	Garage, Outbuilding, Awning Carport, etc	Farm Building	Swimming Pool	Dual Occupancy	Multi Unit Housing	Commercial / Industrial Building	Alteration and Additions to Commercial / Industrial	Demolition	Subdivision of Land	Septic Tank (Sewage Management)	Advertising Sign	Home Business
Site plan	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Floor Plan	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Elevation Plan	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Section Plan	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Specifications	✳	✳	✳	✳	✳	✳	✳	✳	✳	✓	✓	✓	✓	✳
Statement of Environment Effects	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
BASIX	✓	✳	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Shadow Diagrams	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Notification Plan (A4)	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Lanscaping	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Erosion/Sediment Control	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Drainage Plan (Stormwater)	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Drainage Plan (Effluent)	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Waste management	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
External Colour Schedule	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

Applicant Checklist
Council Checklist - supplied with

Requirements for submission of applications, plans and documentation.

- A minimum of 6 complete sets of all plans and documentation.
- Please fold all plans to A4 size. Rolled plans will not be accepted (originals of subdivision certificates may be rolled).
- Notification plans are to be A4 size and are to be kept separate from other plans.
- Notification plans should not include any floor plans that may affect your right to privacy
- An electronic copy is also to be provided in PDF format. One file is to be submitted for each document or plan. File names are to include: document name, plan type, description, and number (including version and date). Exemptions from this requirement may apply to proposals of a minor nature. Digital files must be virus free.

(Where applications for minor development do not provide an electronic copy a scanning fee may apply.)

NB Additional types or copies of plans/documents may be required for major developments. Please contact the Development Services Department on 4732 7991 to confirm documentation required.

Applications for major developments: (including advertised and integrated development). An appointment is required for lodgement of these applications. Please contact the Development Services Duty Planner on 4732 7991 to arrange an appointment for the lodging of your application.

Contact Us

STREET ADDRESS
Penrith City Council
601 High Street
PENRITH NSW 2750

POSTAL ADDRESS
PO Box 60
PENRITH NSW 2751, or
DX 8017 PENRITH

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FACSIMILIE: (02) 4732 7958
EMAIL: council@penrithcity.nsw.gov.au
WEB: www.penrithcity.nsw.gov.au