

APPLICATION FOR DEVELOPMENT AND/OR CONSTRUCTION

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)

- | | | | |
|---|--|-------|----------------------|
| <input type="checkbox"/> Designated Development | <input type="checkbox"/> Modification (S96) | DA No | <input type="text"/> |
| <input type="checkbox"/> Integrated Development | <input type="checkbox"/> Extension of Consent | DA No | <input type="text"/> |
| <input type="checkbox"/> Advertised Development | <input type="checkbox"/> Review of Determination | DA No | <input type="text"/> |
| <input type="checkbox"/> Other | <input type="text"/> | | |

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 or Pump Out
- Irrigation Trench Disposal

Other Approvals (Section 68 Local Government Act 1993)

RECEIVED
D/MGT
20 SEP 2013
PENRITH CITY COUNCIL

Office Use Only

Receipt Date

17/9/13

Fees Paid

\$6675-

Application Number

DA13/1043

Receipt Number

2487887

Property Details

Lot No/Sec No. DP/SP No. Land No (Office Use)
1343 1171493 88163

Location of the proposal.
All details must be provided.

Street No Street Name
LORD SHEFFIELD CIRCUIT

Suburb Post Code
THORNTON (NORTH PENRITH) 2750

Provide details of the current use of the site and any previous uses.
Eg vacant land, farm, dwelling, car park.

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

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

Include all work associated with the application. Eg construction of single dwelling, landscaping, garage, demolition.

Description of the Proposal

Staged construction of 7 attached terrace houses, each on separate Torrens title lots plus 3 lot strata subdivision of one lot & construction of 3 multi dwellings houses on that lot with associated landscaping & parking

Estimated or contract value of the works.
Council may request verification through builders quote or by a Quantity Surveyor.

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.
\$2,100,000

All correspondence relating to the application will be directed to the applicant.
The applicant may be, but is not necessarily, the owner.

Applicant Details

First Name/s Surname/s
PAUL JUTIKIS

Company Name (if applicable)
THATCHER HOMES PTY. LTD.

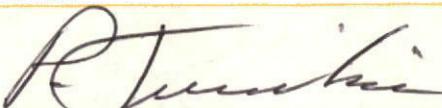
Street No Street Name / PO Box / DX
109 PALMER STREET

Suburb Post Code
Woolcockdale 2011

Contact Phone Number Email Address
0411 614 112 paul@thatcherhomes.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
 17.9.13

Owner's 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
First Name

LANDCOM

Surname

Owner 2
First Name

Mike

Surname

Williams

Postal Address

Street Number Street Name

44,60 Station St

Suburb

Parramatta

Post Code

2150

Contact Phone Number

9841 8600

Email Address

mwilliams@urbangrowth.gov.au

Company Name (if applicable)

LANDCOM

Name of signatory for company

Mike Williams

Position held by signatory

Assistant Development Director

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.

Owner's 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

See attached

Signature

Consent

Date

Owner 2

Print

Signature

Date

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

Thatchler Homes P/L 215661

Postal Address

Street No.

Street Name

109 Palmer St

Suburb

Post Code

Woolloomooloo 2011

Contact Phone Number

Email Address

0911614112 pad@thatchlerhomes.com.au

Materials to be used

Please Nominate

Floor

Concrete

Timber

Other

Frame

Timber

Steel

Aluminium

Other

Walls

Brick Veneer

Double Brick

Concrete

Fibre Cement

Curtain Glass

Steel

Aluminium

Other

Roof

Tiles

Fibre Cement

Aluminium

Steel

Other

Gross Floor Area of Proposal (if applicable)

Existing

0

+

Proposed

1290m²

=

Total

1290m²

Integrated Development

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

Fisheries Management Act

National Parks and Wildlife Act

Protection of the Environment Operations Act

Water Management Act

Heritage Act

Roads Act

Rural Fires Act

Other

Pre Lodgement/Urban Design Review Panel

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

Yes No

Reference No.

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

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

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

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.

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

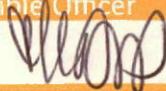
(Office Use)

Additional Information required before the application will be accepted

8 lot forrens title subdivision approved by Council. (w/lot) lots not yet registered. Landcom approval included.

Satisfactory to Lodge? Yes No

Responsible Officer



Date

17/9/13

Submission Requirements

MATRIX OF INFORMATION TO ACCOMPANY APPLICATION
(see separate information sheet for meanings of symbols)

	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	Applicant Checklist	Council Checklist - supplied Y/N
Site plan	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		✓
Floor Plan	✓	✓	✓	✓		✓	✓	✓	✓		◇	✓		✓		✓
Elevation Plan	✓	✓	✓	✓	✓	✓	✓	✓	✓				✓	◇		✓
Section Plan	✓	✓	✓	✓	✓	✓	✓	✓	✓			✓	◇	◇		✓
Specifications	◇	◇	◇	◇	◇	◇	◇	◇	◇	✓		✓	◇	◇		✓
Statement of Environment Effects	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		✓
BASIX	✓	◇			◇	✓	✓									✓
Shadow Diagrams	◇	◇				◇	◇	◇	◇							✓
Notification Plan (A4)	✓	✓	✓	✓	✓	✓	✓	◇	◇					✓		✓
Landscaping	◇	◇	◇	✓		✓	✓	✓	◇			✓				✓
Erosion/Sediment Control	✓	✓	◇	◇	◇	✓	✓	✓	◇	✓	◇	◇	◇			✓
Drainage Plan (Stormwater)																✓
Drainage Plan (Effluent)	✓	✓	✓	✓	✓	✓	✓	✓	✓	◇	◇	✓				✓
Waste management	✓	◇		◇	✓	✓	✓	✓	◇	✓				◇		✓
External Colour Schedule	✓	✓		✓		✓	✓	✓	✓							✓

The matrix identifies the minimum information (plans and supporting documents) required for the most common types of developments.

- ✓ Indicates this information must be provided.
- ◇ Indicates this additional information must be provided if applying for a Construction Certificate or Complying Development Certificate.

Indicates this information may also be required (refer to the relevant policies or contact Council for further details before lodging your application).

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

TELEPHONE: (02) 4732 7991
FACSIMILIE: (02) 4732 7958
EMAIL: council@penrithcity.nsw.gov.au
WEB: www.penrithcity.nsw.gov.au