

Pre-Lodgement Application Form

Portal Application number:
PAN-176432

Applicant contact details

| | |
|--------------------|----------|
| Title | Mr |
| First given name | noel |
| Other given name/s | |
| Family name | billyard |

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|--|--------------------------|
| Application on behalf of a company, business or body corporate | Yes |
| ABN | 50064013458 |
| ACN | 064013458 |
| Name | NF BILLYARD PTY. LIMITED |
| Trading name | N F BILLYARD PTY LTD |
| Is the nominated company the applicant for this application? | No |

Developer details

| | |
|---------------|------------------------------|
| ABN | 92 643 975 311 |
| ACN | 643 975 311 |
| Name | LAPD INVESTMENTS NO2 PTY LTD |
| Trading name | |
| Address | 11 york st Oatlands |
| Email Address | noel@nfbillyard.com |

Development details

| | |
|------------------|-------------------------|
| Application type | Development Application |
| Site address # | 1 |

| | |
|--------------------------------------|---|
| Street address | 82-84 stafford st kingswood nsw 2747 |
| Local government area | PENRITH |
| Lot / Section Number / Plan | |
| Primary address? | Yes |
| Planning controls affecting property | Land Application LEP Land Zoning Height of Building Floor Space Ratio (n:1) Minimum Lot Size Heritage Land Reservation Acquisition Foreshore Building Line |

Proposed development

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| Proposed type of development | Multi-dwelling housing |
| Description of development | Demolish all structures and construct 10 multi unit dwellings SEPP2009 dwellings |
| Dwelling count details | |
| Number of dwellings / units proposed | 10 |
| Number of storeys proposed | 3 |
| Number of pre-existing dwellings on site | 2 |
| Number of dwellings to be demolished | 2 |
| Number of existing floor area | 250 |
| Number of existing site area | 1,745 |
| | |
| Cost of development | |
| Estimated cost of work / development (including GST) | \$2,300,000.00 |
| Do you have one or more BASIX certificates? | Yes |
| BASIX Certificate Number | 1186100M-02 |
| | |
| Subdivision | |
| Number of existing lots | 2 |
| Is subdivison proposed? | No |
| | |
| Proposed operating details | |
| Number of staff/employees on the site | 0 |
| Number of parking spaces | 15 |
| Number of loading bays | 0 |
| Is a new road proposed? | No |
| | |
| Concept development | |
| Is the development to be staged? | No, this application is not for concept or staged development. |
| | |
| Crown development | |
| Is this a proposed Crown development? | No |

Related planning Information

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|--|----------------|
| 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 |
| 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? | No |
| Tree works | |
| Is tree removal and/or pruning work proposed? | Yes |
| Please provide a description of the proposed tree removal and/or pruning work | remove 3 trees |
| Number of trees to be impacted by the proposed work | 3 |
| Land area to be impacted by the proposed work | |
| Units | |
| Approximate area of canopy REQUESTED to be removed | 20 |
| Units | Square metres |
| Local heritage | |
| 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 |
| 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 | |

Application documents

The following documents support the application.

| Document type | Document file name |
|---|--|
| Architectural Plans | Architectural plans |
| BASIX certificate | 4328A.01 Stafford Kingswood Billyard FINAL UPDATED BASIX SET 14OCT21 |
| Cost estimate report | cost estimate |
| Landscape plan | 1920lan2A 1920lan1A 1920lan3A |
| Other | Bus stop distance SF.3.0-EMC-M 210336 Stafford A musicLink Report 210336 Stafford A BUS service 10-770-Mount-Druitt-to-Penrith-via-St-Marys-20210129 (1) |
| Owner's consent | Owners consent |
| Schedule of colours, materials and finishes | External finishes schedule |
| Statement of environmental effects | Statement of Environmental effects |
| Stormwater drainage plan | U21108 - SW REV B 22 OCT2021 |

Applicant declarations

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| 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 | Yes |

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| (NSW) (GIPA Act) under which it may be required to release information which you provide to it. | |
| 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). | |