

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, eg DA, subdivision, construction certificate. You can select more than one.

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

Please note, applications for Construction Certificates or Complying Development must be accompanied by a contract for undertaking of certification work.

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 SEWAGE 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)

OFFICE USE ONLY

Receipt Date

25/3/15

Fees Paid

\$2689

Application Number

CC15/0104

Receipt Number

2550953

PROPERTY DETAILS

1184497

Location of the proposal. Please provide all details.

Lot No./Sec No.

DP/SP No.

Land No. (Office use)

2343

1171491

91059.

Street No.

Street name

23

Walshaw Street

Suburb

Post code

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 Land

Is this use still operating?

Yes No

If no, when did the use cease?

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

DESCRIPTION OF THE PROPOSAL

Construction of new double storey dwelling

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

VALUE OF WORK PROPOSED

Please include materials, labour costs and GST. Subdivision applications must provide details of costs of construction. Major developments must provide Capital Investment Value (CIV) where required.

\$289,220.00

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

APPLICANT DETAILS

Name/Company name

Firststyle Homes Pty Ltd

Street No.

Street name / PO Box / DX

P.O BOX 171

Suburb

Post code

Hoxton Park

2171

Contact name

Elizabeth

Contact phone number

Email address

9731 9600

elizabeth@firststyle.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.

I am authorised by the copyright owner of any material submitted with this application to provide this material to Council. In doing so I understand and the copyright owner acknowledges that this material may be made publicly available at Council's offices, on Council's website and to third parties on request both during and after the assessment is completed.

Signature/s

Date

23/3/15

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

Yin

Surname

Tong

Owner 2

First name

Surname

Postal address

Street No.

129/48

Street name

Belvoir Street

Suburb

Surry Hills

Post code

2010

Contact phone number

0469 168 941

Email address

mlx9@hotmail.com

Company name (if applicable)

Name of signatory for company

Position held by signatory

OWNER'S CONSENT

.....
This must 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.

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 relating to this application.

Owner 1/Company Signatory

Print

Yin tong

Signature

Yin tong

Date

22/01/2015

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.

Firststyle Homes Pty Ltd

113412C

Postal address

Street No.

Street name

P.O BOX 171

Suburb

Post code

Hoxton Park

2171

Contact phone number

Email address

9731 9600

elizabeth@firststyle.com.au

This must be completed
for the Australian Bureau
of Statistics

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

Gross floor area of proposal m² (if applicable)

Existing

Proposed

Total

+

215.59m²

=

215.59m²

INTEGRATED DEVELOPMENT

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.

SUBMISSION REQUIREMENTS

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).

MATRIX OF INFORMATION TO ACCOMPANY APPLICATION	Residential Dwellings	Alterations or Additions to Residential Dwellings	Garage, Outbuilding, Awning Carport, etc	Farm Building	Swimming Pool	Dual Occupancy / Secondary Dwelling	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 Environmental Effects	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓			
BASIX	✓	✦			✦	✓	✓									
Shadow Diagrams	✦	✦				✦	✦	✦	✦							
Notification Plan (A4)	✓	✓	✓	✓	✓	✓	✓	✦	✦					✓		
Landscaping	✦	✦	✦	✓		✓	✓	✓	✦			✓				
Erosion / Sediment Control	✓	✓	✦	✦	✦	✓	✓	✓	✦	✓	✦	✦	✦			
Drainage Plan (Stormwater) Drainage Plan (Effluent)	✓	✓	✓	✓	✓	✓	✓	✓	✓	✦	✦	✓				
Waste Management Plan	✓	✦		✦	✓	✓	✓	✓	✦	✓				✦		
External Colour Schedule	✓	✓		✓		✓	✓	✓	✓							
Survey / Contour Plans	✓			✦		✓	✓	✓			✓					

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 of all plans and documentation 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.)

MAJOR DEVELOPMENTS

- **Additional types or copies of plans/documents may be required for major developments. Please contact the Development Services Team on 4732 7991 to confirm documentation required.**
- **For applications, including advertised and integrated development, an appointment is required for lodgement. Please contact the Development Services Duty Planner on 4732 7991 to arrange an appointment to lodge your application.**

CONTACT US

Penrith City Council
601 High Street
PENRITH NSW 2750

PO Box 60
PENRITH NSW 2751, or

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

17 March 2014

Penrith City Council
PO BOX 60
Penrith, NSW 2750

Owner's Consent to Lodge Application – Thornton, DP No. 1171491

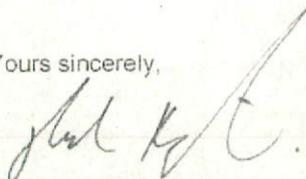
Landcom (now trading as UrbanGrowth NSW) is the registered owner of the lots listed below at Thornton.

I am duly authorised to grant owner's consent on behalf of Landcom and accordingly hereby confirm consent to the lodging development applications and construction certificate applications for the following lots.

Builder	Lots
Rawson Homes	2333, 2334, 2335, 2336, 2337, 2338, 2349, 2350, 2351, 2352, 2353, 2354
Champion Homes	2201, 2202, 2203, 2204, 2205, 2206, 2207, 2208, 2209, 2210, 2211, 2212
Thatcher Homes	2213, 2214, 2215, 2216, 2217
Zac Homes	2218, 2219, 2220, 2221, 2222, 2223, 2224, 2225, 2240, 2241, 2242, 2243, 2244, 2366, 2367, 2368, 2369, 2370, 2371, 2372, 2373, 2374, 2375, 2245
Eden Brae Homes	2324, 2325, 2326, 2327, 2328, 2329, 2330, 2331, 2332
Firststyle Homes	2226, 2227, 2228, 2229, 2230, 2231, 2232, 2233, 2234, 2235, 2236, 2237, 2238, 2239, 2339, 2340, 2341, 2342, 2343, 2344, 2345, 2346, 2347, 2348
Wisdom Homes	2389 (147, 148, 149, 150, 151)

Please don't hesitate to contact me if you have any queries in regards to the above.

Yours sincerely,



Paul Kingston
Development Manager

OWNERS CONSENT TO LODGE C.C APPLICATION

TO: **Firststyle Homes Pty Ltd**
PO Box 171, Hoxton Park NSW 2171

PROPERTY ADDRESS: LOT: 2343 DP: 1184497
STREET: Walshaw SUBURB: penrith

OWNERS NAME: Yin tong

POSTAL ADDRESS 129/48 Belvoir St Surry Hills NSW 2010

I/We give Firststyle Homes Pty Ltd authority to lodge and communicate
With PENRITH City Council for all Construction Certificate Applications
and associated Applications / Dealings on our behalf for the above property.

	PERSON 1	PERSON 2
OWNER/S NAME	<u>Yin tong</u>	
OWNERS SIGNATURE	<u>Yin tong</u>	
DATE	<u>16/3/2015</u>	<u>1/2015</u>