



# Pre-Lodgement Application Form

Portal Application number:  
PAN-111698

## Applicant contact details

Title	Ms
First given name	Tessa
Other given name/s	
Family name	Benjamin
Contact number	
Email	
Address	
Application on behalf of a company, business or body corporate	No

## Owner/s of the development site

Owner/s of the development site	There are multiple owners of the development site and I am one of them
Owner #	1
Title	Ms
First given name	Theresa
Other given name/s	
Family name	Benjamin
Contact number	
Email	
Address	

## Development details

Application type	Development Application
Site address #	1
Street address	14 MOUNT VERNON ROAD MOUNT VERNON 2178
Local government area	PENRITH
Lot / Section Number / Plan	1 / - / DP1221353
Primary address?	Yes

Planning controls affecting property	Land Application LEP	Penrith Local Environmental Plan 2010
	Land Zoning	E4: Environmental Living
	Height of Building	NA
	Floor Space Ratio (n:1)	NA
	Minimum Lot Size	1 ha
	Heritage	NA
	Land Reservation Acquisition	NA
	Foreshore Building Line	NA
	Airport Noise	20 - 25
	Local Provisions	Wind Turbine Buffer Zone
	Obstacle Limitation Surface	190-200
	Scenic Protection Land	Scenic & Landscape Values

#### Proposed development

Proposed type of development	Dwelling Pools / decks / fencing Garages, carports and car parking spaces
A pool or spa of 40,000 litres or greater proposed	Yes
Description of development	Demolition of existing building and outbuildings and construction of new single storey dwelling with basement and swimming pool
<b>Dwelling count details</b>	
Number of dwellings / units proposed	1
Number of storeys proposed	2
Number of pre-existing dwellings on site	0
Number of dwellings to be demolished	0
Number of existing floor area	
Number of existing site area	
<b>Cost of development</b>	
Estimated cost of work / development (including GST)	;
Do you have one or more BASIX certificates?	Yes
BASIX Certificate Number	1188558S
<b>Subdivision</b>	
Number of existing lots	1
Is subdivision proposed?	No
<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?	

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

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?	Yes
Please provide a description of the proposed tree removal and/or pruning work	Remove 11 trees
Number of trees to be impacted by the proposed work	11
Land area to be impacted by the proposed work	
Units	
Approximate area of canopy REQUESTED to be removed	10
Units	Square metres
<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:

## Application documents

The following documents support the application.

Document type	Document file name
Acoustic report	Acoustic Report-14 Mt Vernon Road, Mt Vernon
Arborists report	Arborist Report-14 Mt Vernon Road, Mt Vernon
BASIX certificate	Basix Stamped Plans-14 Mt Vernon Road, Mt Vernon Basix NatHERs Certificate-14 Mt Vernon Road, Mt Vernon BASIX Certificate-14 Mt Vernon Road, Mt Vernon
Bushfire report	Bush Fire Assessment Report-14 Mt Vernon Road, Mt Vernon
Cost estimate report	Cost Summary Report-14 Mt Vernon Road, Mt Vernon
Elevations and sections	A04b Sections & Roof Plan-14 Mt Vernon Road, Mt Vernon A03b Elevations & Window Schedule-14 Mt Vernon Road, Mt Vernon
Erosion and sediment control plan	A05b Erosion & Sediment Control Plan-14 Mt Vernon Road, Mt Vernon
Floor plans	A02b Floor Plans-14 Mt Vernon Road, Mt Vernon
Other	WASTEWATER REPORT- 14 MOUNT VERNON ROAD, MOUNT VERNON
Owner's consent	Owners Consent-14 Mt Vernon Road, Mt Vernon
Schedule of colours, materials and finishes	Schedule of Finishes-14 Mt Vernon Road, Mt Vernon
Site plans	A01b Site Plan-14 Mt Vernon Road, Mt Vernon
Statement of environmental effects	SEE- 14 Mount Vernon Road, Mount Vernon
Stormwater drainage plan	A06b Stormwater Concept Plan-14 Mt Vernon Road, Mt Vernon
Survey plan	Survey-14 Mt Vernon Road, Mt Vernon
Waste management plan	WMP-14 Mt Vernon Road, Mt Vernon

## 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
If the consent authority is a Council, that Council 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 the Council's Customer Service areas and on the Council's website.	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).	