

Pre-Lodgement Application Form

Portal Application number:
PAN-20108

Applicant contact details

Title	Mrs
First given name	Kristy
Other given name/s	Kristy
Family name	Hodgkinson
Contact number	
Email	
Address	
Application on behalf of a company, business or body corporate	Yes
Company, business or body corporate name	Hamptons Property Services
ABN / ACN	66 141 622 433
Is the nominated company the applicant for this application?	Yes

Owner/s of the development site

Owner/s of the development site	There are multiple owners of the development site and I am NOT one of them
Owner #	
Title	
First given name	
Other given name/s	
Family name	
Contact number	
Email	
Address	

I declare that I have shown this document, including all attached drawings, to the owner(s) of the land, and that I have obtained their consent to submit this application. - Yes

Note: It is an offence under Section 10.6 of the Environmental Planning and Assessment Act 1979 to provide false or misleading information in relation to this application.

Development details

Application type	Development Application
Site address #	1
Street address	121-133 BLAIKIE ROAD JAMISONTOWN 2750
Local government area	PENRITH
Lot / Section Number / Plan	111 / - / DP1035909
Primary address?	Yes
	Land Application LEP Penrith Local Environmental Plan 2010 Land Zoning B5: Business Development

Planning controls affecting property	Height of Building	12 m
	Floor Space Ratio (n:1)	NA
	Minimum Lot Size	1000 m ²
	Heritage	NA
	Land Reservation Acquisition	NA
	Foreshore Building Line	NA
	Local Provisions	Clauses of LEP Apply
	Scenic Protection Land	Scenic & Landscape Values
	Bushfire Prone Land	Vegetation Buffer

Proposed development

Proposed type of development	Demolition Subdivision of land Earthworks / change in levels Industrial development
Description of development	Subdivision of land into Torrens Title and, subsequent strata title allotment, including road works and civil works
Provide the proposed hours of operation	
Proposed to operate 24 hours on Monday	No
Monday	-
Proposed to operate 24 hours on Tuesday	No
Tuesday	-
Proposed to operate 24 hours on Wednesday	No
Wednesday	-
Proposed to operate 24 hours on Thursday	No
Thursday	-
Proposed to operate 24 hours on Friday	No
Friday	-
Proposed to operate 24 hours on Saturday	No
Saturday	-
Proposed to operate 24 hours on Sunday	No
Sunday	-
Dwelling count details	
Number of dwellings / units proposed	15
Number of storeys proposed	0
Number of pre-existing dwellings on site	0
Number of dwellings to be demolished	0
Number of existing floor area	0

Number of existing site area	22,500
Cost of development	
Please provide the estimated cost of the development	\$1,625,000.00
Do you have one or more BASIX certificates?	No
Subdivision	
Number of existing lots	1
Is subdivision proposed?	Yes
Type of subdivision proposed	Strata Title Torrens Title
Number of proposed lots	15
Proposed operating details	
Number of additional jobs that are proposed to be generated through the operation of the development	
Number of staff/employees on the site	0
Number of parking spaces	112
Number of loading bays	
Is a new road proposed?	Yes
Description of the proposed roadworks	Construction of a new internal road to service proposed allotments, entering at Pattys Place and existing at Blaikie Road (two-way system)
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?	Yes
Acts under which licences or approvals are required	Roads Act 1993 Rural Fires Act 1997 Water Management Act 2000
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
Is approval under s68 of the Local Government Act 1993 required?	No
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	

Payer details

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 that the application may be rejected if the fees are not paid.

Fee payment will be made by:

First name	Kristy
Other given name(s)	Kristy
Family name	Hodgkinson
Contact number	
Email address	
Billing address	

Application documents

The following documents support the application.

Document type	Document file name
Bushfire report	Bushfire Impact Assessment - 121-133 Blaikie Road, Jamisontown
Contamination / remediation action plan	Geotechnical & Contamination Report - 121-133 Blaikie Road, Jamis
Cost estimate report	Development Application Form - 121-133 Blaikie Road, Jamisontown
Floor plans	Indicative Building Envelope Plan - 121-133 Blaikie Road, Jamiso
Landscape plan	Landscape Plan - 121-133 Blaikie Road, Jamisontown
Owner's consent	Change of Name - 121-133 Blaikie Road, Jamisontown Power of Attorney - 121-133 Blaikie Road, Jamisontown Development Application Form - 121-133 Blaikie Road, Jamisontown
Proposed Subdivision plan	Plan of Subdivision - 121-133 Blaikie Road, Jamisontown
Statement of environmental effects	Statement of Environmental Effects-121-123 Blaikie Road, Jamison
Stormwater drainage plan	Civil Works Plan - 121-133 Blaikie Road, Jamisontown Civil Design Report - 121-133 Blaikie Road, Jamisontown
Survey plan	Survey - 121-133 Blaikie Road, Jamisontown
Traffic report	Traffic Impact Assessment - 121-133 Blaikie Road, Jamisontown

Applicant declarations

I declare that all the information in my development 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 NSW Planning Portal Privacy Notice.	Yes
I agree to the appropriately delegated assessment officers attending the site for the purpose of inspection.	Yes