

## Council Notification - Scope of Works

We wish to advise that Wollongong City Council is receiving a referral via the NSW Planning Portal. Please provide any of Council's comments via the NSW Planning Portal.

The proposal is considered 'development without consent' under the *State Environmental Planning Policy (Housing) 2021*. Homes NSW is seeking feedback from Council for consideration before deciding whether the development should proceed. Homes NSW will notify neighbours separately.

The notification period of 21 days commences when Homes NSW (Land and Housing Corporation) has completed the submission through NSW Planning Portal.

**Property:** 5-9 Alexander Street, Fairy Meadow  
Lot 125, 126 and 127 of DP 234877

**Proposal:** Consolidation of 3 lots into 1 lot, tree removal, and construction a 3 storey Residential Flat Building comprising 21 dwellings (9 x 1-bedroom and 12 x 2-bedroom units), 17 parking spaces and landscaping.

The scope of works are detailed in the following plans and documents, which have been uploaded to the NSW Planning Portal for your information and review.

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|--------------------------------------|---------------------------------------|--|
| • Architectural plans                | • Arborist report                     | • Certificate of Title                       |
| • Landscape plan                     | • BASIX Certificate                   | • Waste Management Plan                      |
| • Stormwater plan                    | • BCA Report                          | • Traffic report                             |
| • Survey Plans                       | • Design Compliance Certificates      | • Flood Report                               |
| • Notification Plans                 | • NatHERS Certificate                 | • ADG Compliance table                       |
| • Section 10.7 Planning Certificates | • SARM Architectural Design Statement | • Structural analysis for cantilevered balcs |
| • Access report                      | • Geotechnical investigation          |  |
| • AHIMS                              |                                       |  |

For general enquiries our Community Engagement team can be contacted on 1800 738 718 (voicemail) or by email at [communityEngagement@homes.nsw.gov.au](mailto:communityEngagement@homes.nsw.gov.au).

For specific Planning enquiries, please email Rajlaxmi Kshirsagar, Senior Planner, Homes NSW at [rajlaxmi.kshirsagar@homes.nsw.gov.au](mailto:rajlaxmi.kshirsagar@homes.nsw.gov.au) or 0447 437 764.

Homes NSW brings together the housing and homelessness services of the NSW Department of Communities and Justice (DCJ) with NSW Land and Housing Corporation (LAHC), the NSW Aboriginal Housing Office (AHO) and key worker housing all under one roof – making the system more efficient and accessible.