



ACN	
Name	
Trading name	
Address	
Email Address	

#### Development details

Application type	Development Application
Site address #	1
Street address	22 FERNDAL CLOSE CONSTITUTION HILL 2145
Local government area	CITY OF PARRAMATTA
Lot / Section Number / Plan	3/-/DP229006 <input checked="" type="checkbox"/>
Primary address?	Yes
Planning controls affecting property	Land Application LEP Parramatta Local Environmental Plan 2023 Land Zoning R2: Low Density Residential Height of Building 9 m Floor Space Ratio (n:1) 0.5:1 Minimum Lot Size 550 m² Heritage NA Land Reservation Acquisition NA Foreshore Building Line NA Local Provisions SEPP (Western Sydney Aerotropolis) 2020 Wind Turbines Map

#### Proposed development

Selected common application types	Subdivision
Description of development	Demolition of existing dwelling and garage, and subdivision into two torrens title lots
<b>Dwelling count details</b>	
Number of dwellings / units proposed	
Number of storeys proposed	
Number of pre-existing dwellings on site	
Number of dwellings to be demolished	
Number of proposed occupants	0
Existing gross floor area (m2)	0
Proposed gross floor area (m2)	0
Total site area (m2)	0
Total net lettable area (m2)	0
What is the estimated development cost, including GST?	
Estimated development cost	
Do you have one or more BASIX certificates?	
<b>Climate Zone</b>	
What climate zone/s is the development in?	Climate zone 8 - alpine
Has the climate zone impacted the design of the development?	No

<b>Subdivision</b>	
Number of existing lots	1
Type of subdivision proposed	Torrens Title
Number of proposed lots	2
<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?	No
<b>Concept development</b>	
Is the development to be staged?	No, this application is not for concept or staged development.
<b>Crown development</b>	
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
Is this application for biodiversity compliant development?	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 Planning Agreement ?	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?	
<b>Tree works</b>	
Is tree removal and/or pruning work proposed?	No
<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	No

application?	
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	

Sustainable Buildings

Is the development exempt from the <a href="#">State Environmental Policy (Sustainable Buildings) 2022</a> Chapter 3, relating to non-residential buildings?	Yes
Provide reason for exemption. Is the development any of the following:	Development that is wholly residential

Application documents

The following documents support the application.

Document type	Document file name
Arborists report	Arborist Report - 22 Ferndale Close, Constitution Hill
Demolition Management Plan	Site Context and Demolition Plans - 22 Ferndale Rd, Constitution Hill
DrivewayAccessPlan	Indicative Vehicular Crossing Plan - 22 Ferndale Close, Constitution Hill Indicative Vehicular Crossing Plan - 22 Ferndale Close, Constitution Hill
Fee estimate	DL Accepted Fees Required - DL 375 2024 - 22 Ferndale Close, CONSTITUTION HILL
Generated contributions form	Contributions_form_1719053502.pdf
Generated Pre-DA form	Pre-DA form_1719053522.pdf
Notification Plan	Notification Plan - 22 Ferndale Rd, Constitution Hill

Other	24-07-22 City of Parramatta \$1341.58 Receipt Letter to Council - 22 Ferndale Close, Constitution Hill DL Returned - DL 375 2024 - 22 Ferndale Close, CONSTITUTION HILL NSW 2145
Owner's consent	Owner's Consent - 22 Ferndale Rd, Constitution Hill
Preliminary Engineering Drawings	Stormwater Design Plans - 22 Ferndale Rd, Constitution Hill
Proposed Subdivision plan	Draft Deposited Plan Administration Sheets - 22 Ferndale Rd, Constitution Hill Draft 88B Instrument - 22 Ferndale Rd, Constitution Hill Draft Deposited Plan of Subdivision - 22 Ferndale Rd, Constitution Hill
Statement of environmental effects	Statement of Environmental Effects - 22 Ferndale Rd, Constitution Hill
Survey plan	Detail and Level Survey - 22 Ferndale Rd, Constitution Hill
Title Documentation / Certificate of Title	Certificate of Title - 22 Ferndale Rd, Constitution Hill
Waste management plan	Waste Management Plan - 22 Ferndale Rd, Constitution Hill

#### 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
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 (NSW) (GIPA Act) under which it may be required to release information which you provide to it.	Yes
I agree to appropriately delegated assessment officers attending the site for the purpose of inspection.	Yes
I have read and agree to the collection and use of my personal information as outlined in the Privacy Notice	Yes
I confirm that the change(s) entered is/are made with appropriate authority from the applicant(s).	

#### Lodgement details

Outcome of the pre-lodgement review	Application was lodged
Applicant paid the fees?	Yes
Total fee paid	\$1,341.58
Council unique identification number	DA/395/2024
Date on which the application was lodged into Council's system	22/07/2024