

## Applicant contact details

Title	Mr
First given name	Sushil
Other given name/s	
Family name	Kamble
Contact number	0424771133
Email	shayne@councilapproval.com.au
Address	35B JILLAMATONG STREET JINDABYNE 2627
Application on behalf of a company, business or body corporate	No

## Owner/s of the development site

Owner/s of the development site	I am located in an Alpine Resort to which Schedule 6 of the EP&A Reg applies
	I am a lessee of the building (Perisher lodge works DA)

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.

## Site access details

Are there any security or site conditions which may impact the person undertaking the inspection? For example, locked gates, animals etc.	No
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## Development details

Application type	Development Application
Which Environmental Planning Instrument (EPI) applies to your development application?	State Environmental Planning Policy (Kosciuszko National Park—Alpine Resorts) 2007.
Site address #	1
Street address	7693 KOSCIUSZKO ROAD WILSONS VALLEY 2624
Local government area	SNOWY MONARO REGIONAL
Lot / Section Number / Plan	30/-/DP725492 <input checked="" type="checkbox"/>
Primary address?	Yes
Planning controls affecting property	<p>Land Application LEP</p> <p>Land Zoning</p> <p>Height of Building</p> <p>Floor Space Ratio (n:1)</p> <p>Minimum Lot Size</p> <p>Heritage</p> <p>Land Reservation Acquisition</p> <p>Foreshore Building Line</p>

Riparian Lands and Watercourses

Terrestrial Biodiversity

Bushfire Prone Land

1.5 m Buffer around Classified Roads

Land near Electrical Infrastructure

**Proposed development**

Selected common application types	Alterations or additions to an existing building or structure
Selected development types	Ancillary commercial development Tourist and visitor accommodation
Description of development	Installation of boom gates and minor building alterations to part of an existing building to be used for staff accommodation
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	
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?	\$25,366.00
Do you have one or more BASIX certificates?	
Subdivision	
Number of existing lots	
Is subdivison proposed?	
Proposed project details	
Number of additional jobs that are proposed to be generated through the operation of the development	

Proposed construction staff/employees	
Proposed operational staff/employees	

#### Number of parking spaces

Number of loading bays	
Is a new road proposed?	No
Concept development	
Are you intending to submit a concept application?	No
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	Rural Fires Act 1997
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
Section 68 of the Local Government Act	
Is approval under s68 of the Local Government Act 1993 required?	No
10.7 Certificate	
Have you already obtained a 10.7 certificate?	
Tree works	
Is tree removal and/or pruning work proposed?	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 of the organisation assessing the application?	No
Does the applicant or owner have a relationship with any staff of the organisation 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	

**Fee estimates**

Works	
What is the estimated development cost, including GST?	\$25,366.00
Staged DAs: What is the estimated cost of any staged DA component?	
The DA is to be referred to a SEPP65 design review panel	No
The DA is Designated Development	No
Subdivision	
The DA proposes subdivision	
Does the DA involve the opening of a new road?	No
Advertisement	
The DA is for an advertisement (e.g. signage)	No
Concurrence	
Number of concurrence authorities	
Integrated Development	
Number of integrated approval agencies	1
Other Development	
The development does not involve the erection of a building, the carrying out of a work, the subdivision of land or the demolition of a building or work	No
Total Fee Payable to the Department	\$466.00

**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 on land wholly in RU1, RU2, RU3, E5, IN3, C1, C2, C3, W1, W2, W3 or W4

**Payer details**

The *Environmental Planning and Assessment Regulation 2021* and consent authority'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 consent authority's adopted fees and charges. If your development needs to be advertised, the consent authority may charge additional advertising fees.

Once this application form is completed, it and the supporting documents will be submitted to the consent authority for lodgement, at which time the fees will be calculated. The consent authority 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	Sushil
Other given name(s)	
Family name	Kamble
Contact number	0424771133
Email address	stay@kosipark.com.au
Billing address	35B JILLAMATONG STREET JINDABYNE 2627

**Application documents**

The following documents support the application.

Document type	Document file name
Architectural Plans	Appendix D - Development Plans - Staff Building
Bushfire report	Appendix E - Bushfire Report February 2025
Cost estimate report	Kosciuskzo EVA 5 estimated development costs
Generated Pre-DA form	Pre-DA form_1742454723.pdf Pre-DA form_1741867725.pdf Pre-DA form_1741243006.pdf
Other	Appendix C - Boom Gate Installation Instructions Appendix B - Development Plans - Boom Gate
Site Plans	Appendix A - Site survey - Site Plan
Statement of environmental effects	SoEE2 1400 Kosciuszko Road, Jindabyne

#### 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
Description provided for return reason	
Date on which the application was returned	1/01/1970
Applicant paid the fees?	Yes
Total fee paid	\$466.00
Invoice number	4000003153
Date of payment	19/03/2025
Consent authority's unique identification number	DA 25/4026
Date the application was accepted by the consent authority	19/03/2025