



MA STEEL

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Tuesday, 15 April 2025

Hilltops Council
Building Services
Locked Bag 5
Young NSW 2594

**RE: Development Application for Samantha Olive
18 Hazelton Place, Murringo NSW 2586
7m x 7m x 3m all Colorbond Garage with a 4m leanto on LHS & RHS
STATEMENT OF ENVIRONMENTAL EFFECTS**

To Whom It May Concern:

In accordance with the submitted development application we provide the following information:

Site Suitability

- The land is rural residential
- The present land use is rural residential and the surrounding blocks are rural and rural residential.
- There are no known site constraints
- The proposed development will be compatible with the surrounding buildings

Current and previous uses

- Rural
- The adjoining blocks are rural and rural residential
- It is not expected that there will be any contamination on the block

Access and traffic

- There are sealed roads accessing the block
- Increased traffic movements are not anticipated

Visual impacts

- There will be minimal impact of the building on views of neighbouring properties
- There will be no overshadowing of neighbouring properties

Other environmental considerations

- There will be minor earthworks and excavation for small footings – materials will be disposed of on site
- Increased run off from clad building will be stored in water storage tanks
- Construction will be completed during daylight hours only with a staff of a maximum of 5 people
- Construction materials from on site will be recycled where possible
- the development is deemed to comply with the relevant NSW Environment Policies
- No constraints are envisaged and the site has been deemed suitable for the proposed development
- The environmental impacts have been identified by the completion of a site inspection by myself.

The environmental impact of the proposed development has been minimised due to limiting the working hours during construction.

Should you require any further information please contact either myself or the owner.

Regards,

Lauren Russell
MA Steel