



## Planning & Environment

### SEPP (HOUSING FOR SENIORS OR PEOPLE WITH A DISABILITY) 2004 SITE COMPATIBILITY CERTIFICATE APPLICATION

Date received: \_\_\_\_/\_\_\_\_/\_\_\_\_

Site compatibility application no. \_\_\_\_\_

#### FOURTH EDITION

#### Instructions to users

A site compatibility certificate is required under clause 50(2A) of the *Environmental Planning and Assessment Regulation 2000* to accompany development applications for certain proposed developments under the SEPP. The types of development applications to which the Regulation applies are listed in clause 24 of the SEPP.

Please note, amendments to the SEPP in October 2018 require you to submit a cumulative impact study if your proposed development is located within a 1km radius of 2 or more other parcels of land which have either a current site compatibility certificate or a site compatibility certificate application that has been made but not yet determined.

In addition, the amendments made in October 2018 also affect the way the SEPP applies to a site that includes land over which a previous site compatibility certificate has been issued (see clause 25(5)(c) and 25(5A)). As a result, you will now be required to include details of all previous site compatibility certificates that were issued over any portion of the land to which this application relates.

Before lodging this application, it is recommended that you contact the relevant regional office of the Department of Planning and Environment concerning your development proposal to arrange a pre-lodgement meeting.

To ensure that your application is accepted, you must:

- complete **all** parts of this form, **and**
- submit **all** relevant information required by this form, **and**
- provide a **copy** of this form and attached documentation in **hard copy**,
- provide form and documentation in **electronic format** (e.g. Memory stick).
- **provide** a cumulative impact study, if required.
- **provide** copies of any previously issued site compatibility certificates for the land, or any part of the land, to which the application relates.

- NB: The Department of Planning and Environment may request further information if your application is incomplete or inadequate.

All applications **must be lodged** with the Department, by courier or mail. Applications can be lodged with the relevant regional office of the NSW Department of Planning and Environment. Please refer to [www.planning.nsw.gov.au](http://www.planning.nsw.gov.au) for contact details.

#### APPLICANT FOR THE SITE COMPATIBILITY CERTIFICATE

Company/organisation/agency

GHD Pty Ltd

☒ Mr ☐ Ms ☐ Mrs ☐ Dr ☐ Other

First name

Shaun

Family name

Lawer

Street address

Unit/street no.

Level 1/230

Street name

Harbour Drive

Suburb or town

Coffs Harbour

State

NSW

Postcode

2450

Postal address  
(or mark 'as above')

PO Box or Bag

as above

Suburb or town

as above

State

as above

Postcode

as above

Daytime telephone

02 6650 5605

Email

shaun.lawer@ghd.com

Mobile

0402 092 310

Has an SCC previously been issued for any part of the land to which this application applies?

Yes ☒ No ☐

If yes, please provide details and a copy of the previous certificate/application.

On 23 September 2011, the Director General for the NSW Department of Planning and Environment determined an application made under clause 24(4) (a) of the SEPP (Seniors Housing) and issued a site compatibility certificate for the development of 'A self-care housing development referred to as Solitary Islands Retreat and consisting of 34 single storey dwellings of 2 and 3 bedrooms, a village clubhouse to provide administration and care facilities, a maintenance shed and landscaping including pathways, BBQ/picnic shelters and daybed/pavilion. It was determined that the development described is compatible with the surrounding environment and surrounding land uses, having regard to the criteria specified in clause 25(5) (b).

Has a cumulative impact study been submitted with this application?

Yes ☐ No ☒

Please provide an explanation to support/explain your response above.

The proposal does not require a cumulative impact assessment as there are no sites located within a one or two kilometer radius of the subject site with an approved SCC.

You are required to pay a fee for the assessment of an application for the certificate for site compatibility. This fee is based on the estimated number of beds of the SEPP Seniors Housing Facility. The Department may require that you pay a proportion of the total fee with this application. You should consult with the Department before lodging this application to determine the proportion to be paid. The maximum fee payable is \$5580

Number of beds and/or dwellings

96 RACF bed and 36 independent living beds

Maximum fee payable = \$ 5580.00

By signing below, I/we hereby:

- apply, subject to satisfying the relevant requirements under *State Environmental Planning Policy ((Housing for Seniors or Persons with a Disability) 2004* for a site compatibility application pursuant to clause 50(2A) of the *Environmental Planning and Assessment Regulation 2000*
- provide a description of the proposed seniors housing development and address all matters required by the Director-General pursuant to clause 25(5)(b) of the *State Environmental Planning Policy (Housing for Seniors or Persons with a Disability) 2004*
- declare that all information contained within this application is accurate at the time of signing.

Signature(s)

In what capacity are you signing if you are not the owner of the land

Name(s)

Date

9 LAND OWNER'S CONSENT

As the owner(s) of the land for which the proposed seniors' housing development is located and in signing below, I/we hereby agree to the lodgement of an application for a site compatibility certificate.

Signature

  
[Signature box]

Name

JOHN P HANNAFORD - DIRECTOR

SOLITARY ISLANDS VILLAGE PTY LTD

Date

[Date box]

Signature

[Signature box]

Name

[Name box]