

**Applicant contact details**

Title	Mr
First given name	Daniel
Other given name/s	
Family name	Casey
Contact number	██████████
Email	████████████████████
Address	████████████████████
Application on behalf of a company, business or body corporate	No

**Owner/s of the development site**

Owner/s of the development site	There are multiple owners of the development site and I am one of them
Owner #	1
Title	Mr
First given name	Daniel
Other given name/s	
Family name	Casey
Contact number	██████████
Email	████████████████████
Address	████████████████████
Owner #	2
Title	Mrs
First given name	Natalie
Other given name/s	
Family name	Casey
Contact number	██████████
Email	████████████████████
Address	████████████████████

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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**Developer details**

ABN	
ACN	
Name	
Trading name	
Address	
Email Address	

**Development details**

Application type	Development Application
Site address #	1
Street address	2-6 HENRY STREET COROWA 2646
Local government area	FEDERATION
Lot / Section Number / Plan	1/-/DP794885 <input checked="" type="checkbox"/>
Primary address?	Yes
Planning controls affecting property	<p>Land Application LEP Corowa Local Environmental Plan 2012</p> <p>Land Zoning R1: General Residential</p> <p>Height of Building NA</p> <p>Floor Space Ratio (n:1) NA</p> <p>Minimum Lot Size 550 m<sup>2</sup></p> <p>Heritage NA</p> <p>Land Reservation Acquisition NA</p> <p>Foreshore Building Line NA</p>
Site address #	2
Street address	8 HENRY STREET COROWA 2646
Local government area	FEDERATION
Lot / Section Number / Plan	2/-/DP742562 <input checked="" type="checkbox"/>
Primary address?	No
Planning controls affecting property	<p>Land Application LEP Corowa Local Environmental Plan 2012</p> <p>Land Zoning R1: General Residential</p> <p>Height of Building NA</p> <p>Floor Space Ratio (n:1) NA</p> <p>Minimum Lot Size 550 m<sup>2</sup></p> <p>Heritage NA</p> <p>Land Reservation Acquisition NA</p> <p>Foreshore Building Line NA</p>

**Proposed development**

Selected common application types	Subdivision
Description of development	Subdivision of two (2) lots into three (3) lots and associated provision of services (sewer main alteration/extension required)
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)	2,043
Total net lettable area (m2)	0
What is the estimated development cost, including GST?	\$89,067.00
Estimated development cost	\$80,970.00
Do you have one or more BASIX certificates?	
Climate Zone	
What climate zone/s is the development in?	Climate zone 4 - hot dry summer, cool winter
Has the climate zone impacted the design of the development?	No
Subdivision	
Number of existing lots	2
Type of subdivision proposed	Torrens Title
Number of proposed lots	3
Proposed operating details	
Number of staff/employees on the site	

#### Number of parking spaces

Number of loading bays	
Is a new road proposed?	No
Concept development	
Is the development to be staged?	No, this application is not for concept or staged development.
Crown development	
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
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?	
<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 application?	No
Does the applicant or owner have a relationship with any staff or councillor of the council assessing the application?	No
<b>Political Donations</b>	
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

#### Payer details

Provide the details of the person / entity that will make the fee payment for the assessment.

The *Environmental Planning and Assessment Regulation 2021* and Council'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 Council's adopted fees and charges. If your development needs to be advertised, the Council may charge additional advertising fees. Once this application form is completed, it and the supporting documents will be submitted to the Council for lodgement, at which time the fees will be calculated. The Council will contact you to obtain payment. Note: When submitting documents via the NSW Planning Portal, credit card information should not be displayed on documents attached to your development application. The relevant consent authority will contact you to seek payment.

The application may be cancelled if the fees are not paid:

First name	Daniel
Other given name(s)	
Family name	Casey
Contact number	██████████
Email address	████████████████████
Billing address	████████████████████

**Application documents**

The following documents support the application.

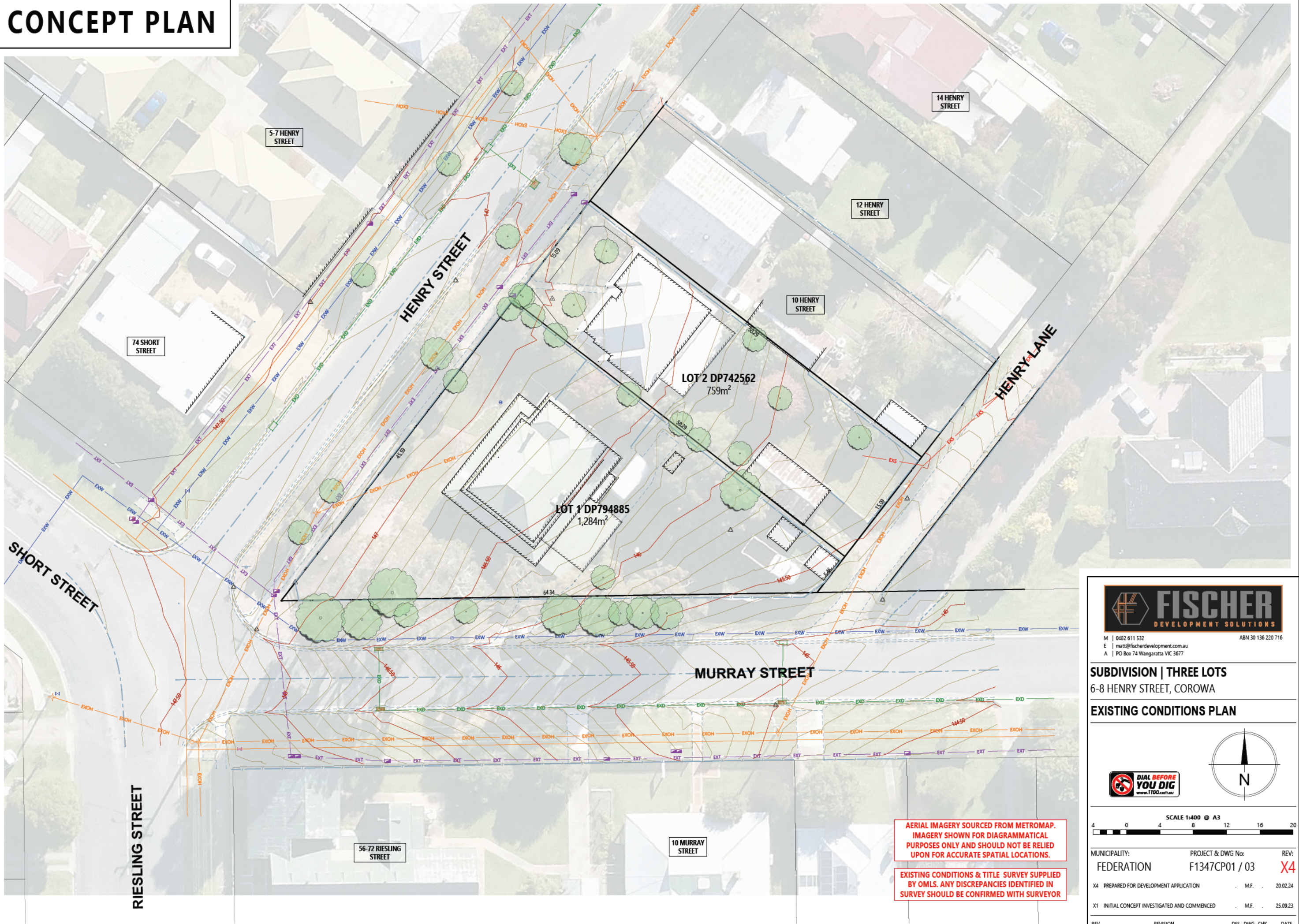
Document type	Document file name
Cost estimate report	F1287 - 6-8 Henry Street, Corowa - DE - X1
Preliminary Engineering Drawings	F1347 CP X4
Statement of environmental effects	F1347 - DA Report- RevA (c)
Survey plan	24015 RE+EC MGA2020 AHD 190224
Title Documentation / Certificate of Title	Titles Combined

**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).	



# CONCEPT PLAN



AERIAL IMAGERY SOURCED FROM METROMAP. IMAGERY SHOWN FOR DIAGRAMMATICAL PURPOSES ONLY AND SHOULD NOT BE RELIED UPON FOR ACCURATE SPATIAL LOCATIONS.

EXISTING CONDITIONS & TITLE SURVEY SUPPLIED BY OMLS. ANY DISCREPANCIES IDENTIFIED IN SURVEY SHOULD BE CONFIRMED WITH SURVEYOR



M | 0482 611 532  
 E | matt@fisherdevelopment.com.au  
 A | PO Box 74 Wangaratta VIC 3677  
 ABN 30 136 220 716

**SUBDIVISION | THREE LOTS**  
 6-8 HENRY STREET, COROWA  
**EXISTING CONDITIONS PLAN**

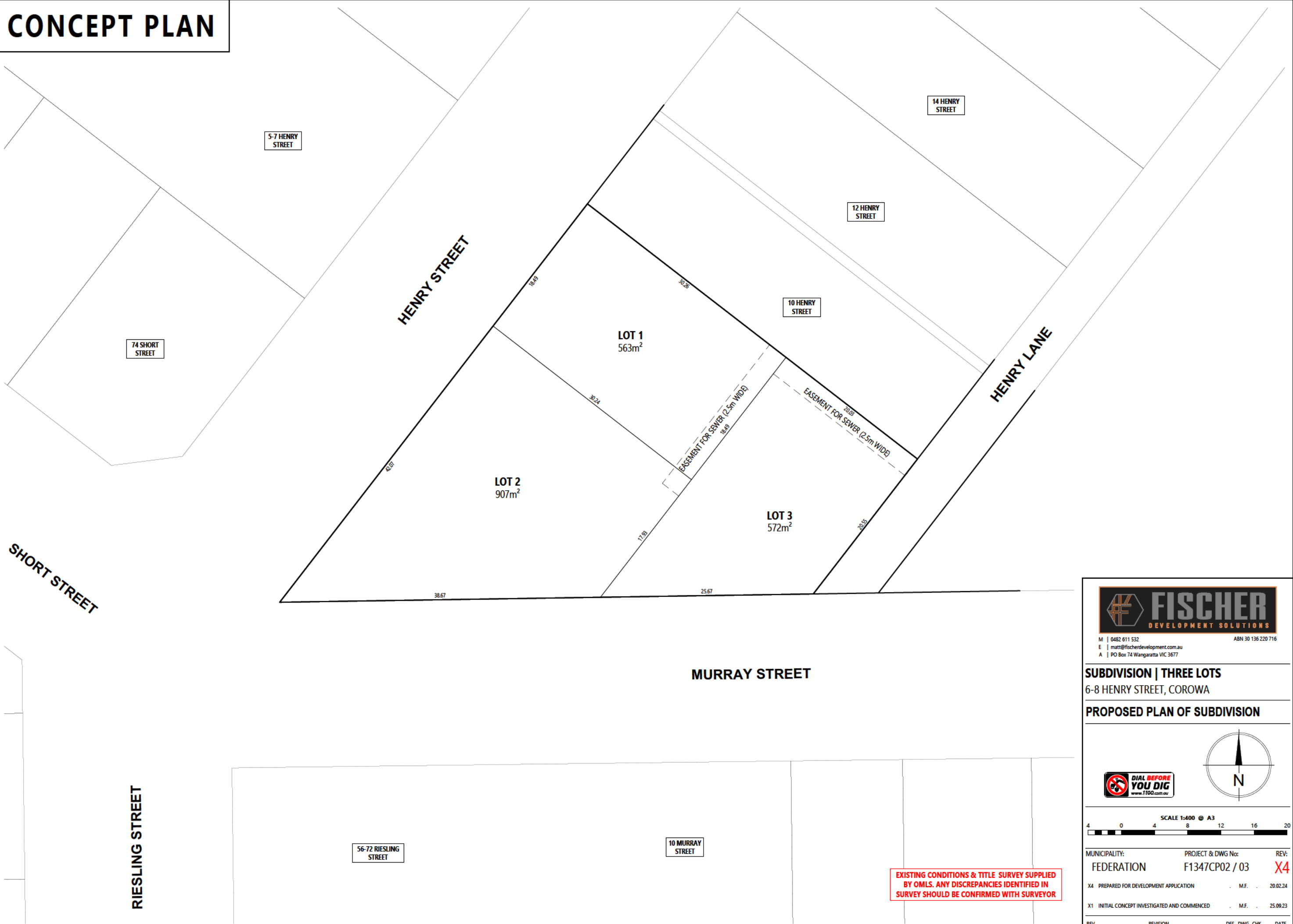


SCALE 1:400 @ A3

MUNICIPALITY:	PROJECT & DWG No:	REV:
FEDERATION	F1347CP01 / 03	X4
X4 PREPARED FOR DEVELOPMENT APPLICATION	M.F.	20.02.24
X1 INITIAL CONCEPT INVESTIGATED AND COMMENCED	M.F.	25.09.23
REV	REVISION	DES DWG CHK DATE



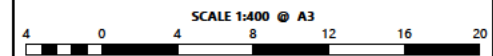
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**PROPOSED PLAN OF SUBDIVISION**

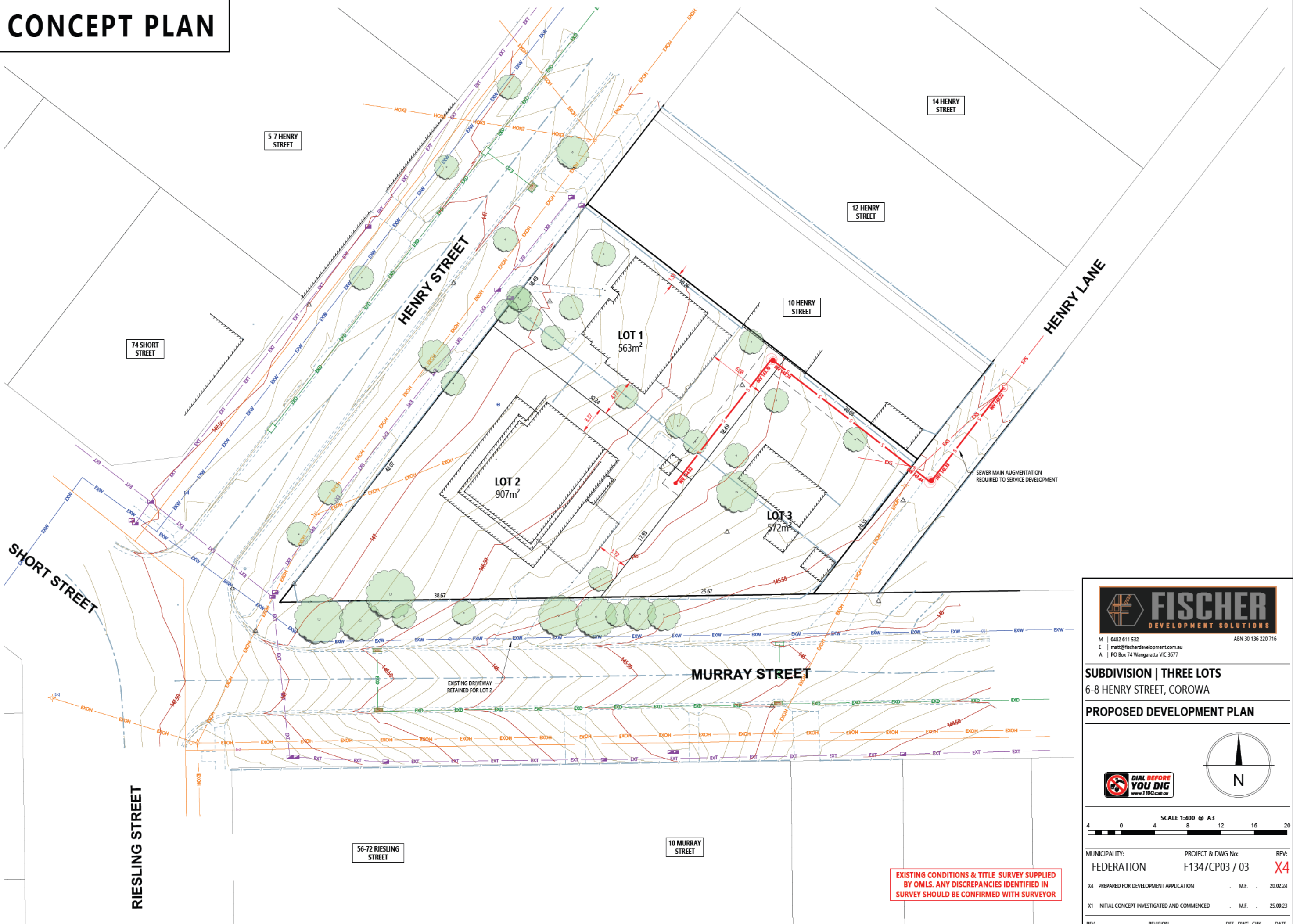


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FEDERATION	F1347CP02 / 03	X4
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X1 INITIAL CONCEPT INVESTIGATED AND COMMENCED	M.F.	25.09.23
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**EXISTING CONDITIONS & TITLE SURVEY SUPPLIED BY OMLS. ANY DISCREPANCIES IDENTIFIED IN SURVEY SHOULD BE CONFIRMED WITH SURVEYOR**

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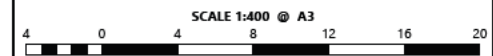
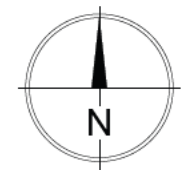
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**SUBDIVISION | THREE LOTS**  
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**PROPOSED DEVELOPMENT PLAN**



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X4 PREPARED FOR DEVELOPMENT APPLICATION	M.F.	20.02.24
X1 INITIAL CONCEPT INVESTIGATED AND COMMENCED	M.F.	25.09.23
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