

Applicant contact details

Title	
First given name	Hugh
Other given name/s	
Family name	Walker
Contact number	██████████
██████████	████████████████████
██████████	██
Application on behalf of a company, business or body corporate	Yes
ABN	70142866260
ACN	142866260
Name	Hunter Solar Pty Ltd
Trading name	Hunter Solar Pty Ltd
Is the nominated company the applicant for this application	No

Owner/s of the development site

Owner/s of the development site	There are one or more owners of the development site and the applicant is NOT one of them
Owner #	1
Title	
First given name	Michael
Other given name/s	
Family name	Haggerston
Contact number	██████████
██████████	████████████████████
██████████	██

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	106 SCHOOL LANE BUDGE BUDGE 2850
Local government area	MID-WESTERN REGIONAL
Lot / Section Number / Plan	264/-/DP755429 <input checked="" type="checkbox"/>
Primary address?	Yes
Planning controls affecting property	Land Application LEP Mid-Western Regional Local Environmental Plan 2012 Land Zoning R5: Large Lot Residential Height of Building NA Floor Space Ratio (n:1) NA Minimum Lot Size 12 ha Heritage NA Land Reservation Acquisition NA Foreshore Building Line NA Local Provisions Former LEP Boundaries Map

Proposed development

Selected common application types	Erection of a new structure
Selected development types	Tourist and visitor accommodation Serviced apartment
Description of development	6 x new serviced apartments , new water tank ,new septic tank system, new access road, new road opening, new cabanas
Provide the proposed hours of operation	
Proposed to operate 24 hours on Monday	
Monday	-
Proposed to operate 24 hours on Tuesday	
Tuesday	-
Proposed to operate 24 hours on Wednesday	
Wednesday	-
Proposed to operate 24 hours on Thursday	
Thursday	-
Proposed to operate 24 hours on Friday	
Friday	-
Proposed to operate 24 hours on Saturday	
Saturday	-
Proposed to operate 24 hours on Sunday	
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	12
Existing gross floor area (m2)	175
Proposed gross floor area (m2)	292

Total site area (m2)	69,360
Total net lettable area (m2)	0
Cost of development	
Estimated cost of work / development (including GST)	\$484,000.00
Capital Investment Value (CIV)	\$484,000.00
Do you have one or more BASIX certificates?	
Climate Zone	
What climate zone/s is the development in?	Climate zone 5 - warm temperate
Has the climate zone impacted the design of the development?	Yes
Briefly describe how the climate zone has impacted the design of the development	insulated panel roofs and walls roof over deck for weather protection orientated decks to north
Subdivision	
Number of existing lots	
Proposed operating details	
Number of additional jobs that are proposed to be generated through the operation of the development	2
Number of staff/employees on the site	1

Number of parking spaces

Category of development	Car parking spaces	Motorcycle spaces	Bicycle spaces
Residential accommodation	10	0	0
Total	10	0	0

Number of loading bays	0
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?	Yes
Have you already applied for approval under s68 of the Local Government Act?	No
Would you like to apply for approval under s68 of the Local Government Act?	Yes
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 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
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 State Environmental Policy (Sustainable Buildings) 2022 Chapter 3, relating to non-residential buildings?	No
Has the proposed development been designed to enable any of the following sustainability measures?	<p>The minimisation of waste from associated demolition and construction, including by the choice and reuse of building materials</p> <p>A reduction in peak demand for electricity, including through the use of energy-efficient technology</p> <p>A reduction in the reliance on artificial lighting and mechanical heating and cooling through passive design</p> <p>The generation and storage of renewable energy</p> <p>The metering and monitoring of energy consumption</p> <p>The minimisation of the consumption of potable water</p>
Provide further detail on the general sustainability provisions and list any relevant documents that accompany this application	<p>insulated panel walls and roof to reduce energy use and create well sealed building fabric</p> <p>solar panels and power to be used throughout. this can be monitored for use. battery storage can be utilised.</p> <p>apartments face north to allow winter north sun in and keep out summer sun</p>
Is the development seeking certification from a sustainability rating system?	No
Embodied emissions for non-residential developments	
Does the NABERS Embodied Emissions Materials Form accompany this application? This is a mandatory document	Yes

for your development type.	
Provide details of the qualified person certifying the embodied emission amounts disclosed in the form	
First Name	Hugh
Family Name	WALKER
Professional Qualification	Architect or designer
Registration Details	10-1148
Business Name	Building Design Direct Pty Ltd
ABN	91135261237
Has a voluntary NABERS Agreement to Rate relating to embodied emissions been prepared for each prescribed large commercial development type?	No
Low Emissions Construction Technologies	
Describe any low emissions construction technologies incorporated in the development	insulated panel (sips) walls and roofs. Reduce energy consumption and require minimal manufacture and minimal waste screw piles instead of concrete piers
Is the development designed to retain or reuse an existing building on site?	Yes
What percentage of the total development has been re-used?	50%
Is the development designed to use recycled materials from the site or elsewhere?	No
Has a whole of Life Cycle Analysis (LCA) been prepared for this development?	No
Other consideration for large commercial development	
Is the development a prescribed large commercial development that involves any of the following:	No

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:

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The following documents support the application.

Document type	Document file name
Architectural Plans	2023037 106 School Lane
Cost estimate report	Cost report budgee budgee
NABERS Embodied Emissions Materials Form	Embodied Emissions Materials Form (NSW SEPP) (1)
Owner's consent	Owners Consent and LOA
Site Plans	2023037 106 School Lane
Statement of environmental effects	STATEMENT - serviced apartments 106 School Lane

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).	