

## Applicant details

Title	
First given name	Dan
Other given name/s	
Family name	Maurici
Contact number	0293025333
Email	planning@sjb.com.au
Address	C/- SJB Planning Level 2, 490 Crown Street Surry Hills
Is the applicant a company?	Yes
Name	HENROTH PTY LTD
ABN	82000109866
ACN	000109866
Trading Name	CHULLORA MARKET PLACE

## Subject Land

What land does the planning proposal apply to?	Individual properties (five or less lots) within the LGA
Which LGA does the proposal relate to?	NORTHERN BEACHES

## Type of Planning Proposal

What controls does the planning proposal relate to ?	The planning proposal relates to a combination of map based and word based planning provisions
--	--

## Select the site of the development

Site address #	1
Street address	10 BOONDAH ROAD WARRIEWOOD 2102
Local government area	NORTHERN BEACHES
Lot / Section Number / Plan	4 / - / DP26902
Primary address?	Yes
Planning controls affecting property	<ul style="list-style-type: none"> <li>Land Application LEP</li> <li>Land Zoning</li> <li>Height of Building</li> <li>Floor Space Ratio (n:1)</li> <li>Minimum Lot Size</li> <li>Heritage</li> <li>Land Reservation Acquisition</li> <li>Foreshore Building Line</li> <li>Acid Sulfate Soils</li> <li>Terrestrial Biodiversity</li> <li>Urban Release Area</li> </ul>

	Bushfire Prone Land
Site address #	2
Street address	12 BOONDAH ROAD WARRIEWOOD 2102
Local government area	NORTHERN BEACHES
Lot / Section Number / Plan	3 / - / DP26902
Primary address?	No
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> <p>Acid Sulfate Soils</p> <p>Terrestrial Biodiversity</p> <p>Urban Release Area</p> <p>Bushfire Prone Land</p>

### Planning Proposal - subject provisions

Which planning provisions does the planning proposal seek to amend? (select all that apply)	<p>Land use zone</p> <p>Minimum lot size</p> <p>Maximum height of building</p> <p>Local provision</p>
Please provide a brief description of the effect of the planning proposal	Rezone the land from RU2 Rural landscape to R3 Medium Density Residential under Pittwater LEP 2014. Consequential amendments will apply to the Height of Buildings map, the Minimum Lot Size map and clause 6.1 Warriewood Valley Urban Release Area of Pittwater LEP 2014 to apply a dwelling yield of 40-45 dwellings to the land.

### Prelodgement meeting

Has a pre-lodgement meeting occurred?	Yes
Meeting Date	19/04/2021
Planning Officer	Louise Kerr and Andrew Pigott

### Voluntary Planning Agreement

Is the application accompanied by a voluntary planning agreement (VPA)?	No
---	----

### Pecuniary interest

Is the applicant or owner an employee or councillor of the council assessing the application?	No
Does the applicant or owner have a relationship with any staff or council or of the Councillor 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
--	----

#### Payer details

First name	Dan
Other given name/s	
Family name	Maurici
Contact number	0293025333
Email	planning@sjb.com.au
Billing address	Henroth Pty Ltd Level 6, 180 Ocean Street Edgecliff NSW 2027

#### Application documents

The following documents support the application

Document type	Document file name
Bushfire report	10-12 Boondah Road Bush Fire Streategic Study
Contamination / remediation action plan	10-12 Boondah Road Preliminary Site Investigation
Draft Planning Proposal	10-12 Boondah Road Planning Proposal Report
Flood risk management report	10-12 Boondah Road Water Management Report
Flora and Fauna Report	10-12 Boondah Road Conservation Measures Implementation Plan 10-12 Boondah Road Biodiversity Certification Assessment 10-12 Boondah Road Biodiversity certification application
Other	10-12 Boondah Road Council preliminary comments
Traffic report	10-12 Boondah Road Traffic Impact Assessment
Urban design and built form assessment	10-12 Boondah Road Urban Design report

#### 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 application and the accompanying information will be provided to the appropriate consent authority and relevant agency(ies) for the purposes of the assessment of this application.	Yes
I understand that if incomplete, the consent authority may request more information, which will result in delays to the application.	Yes
The Planning Proposal authority may use the information and materials provided for notification, advertising purposes, and may be made available to the public for inspection. Information related to the application may also become available via 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 have read and agree to the collection and use of my personal information as outlined in the	Yes