

Review of Determination

Document Number: 18/125635 / TRIM F18/596



Under Division 8.2 (previous 82A) of the Environmental Planning & Assessment Act 1979

Review Application Number _____

Purpose and Conditions of this form

- For a Review of determination of an application for development consent:
 - the request must be determined by Council **within six months** of the date shown on your determination notice;
 - to ensure the assessment process of a review can be completed within this timeframe, an application must be lodged with Council **within three months** after the date of the determination;
 - please note that the process for review can take Council up to three-four months, to allow time to carry out neighbour notification and potential advertising, potential external referrals for integrated or concurrent development, assessment of the application, re-consideration by the Bayside Local Planning Panel, and/or re-consideration by the Design Review Panel.
- For a Review of determination of an application for modification of a development consent – the application must be made **within 28 days** of the decision date shown on the determination notice.
- You cannot make this application if the development is a Complying Development, Designated Development or a DA determined by the Land & Environment Court.

Applicant Details					
Ms/Mr/Mrs/ Other (please circle)		Family Name		Given Name(s)	
Owner(s) Family Name				Given Name(s)	
Unit No.		Street No.		Street	
Suburb				Postcode	
Company Name (if applicable)					
Mailing Address (if different)					
Daytime Telephone No. (Home/Work)				Mobile No.	
Email Address					

Property Details					
Lot No(s)		Section		DP/SP Number	
Unit No.		Street No.		Street	
Suburb				Postcode	

Privacy Statement

The personal information provided on this form (including your name and other details) will be handled in accordance with the *Privacy and Personal Information Protection Act 1998* and may be available to the public under various legislation. Refer also to the Privacy Statement on Council's website.

Postal address

PO Box 21, Rockdale NSW 2216
ABN 80 690 785 443

Bayside Customer Service Centres

Rockdale Library, 444-446 Princes Highway, Rockdale
Westfield Eastgardens, 152 Bunnerong Road, Eastgardens

E council@bayside.nsw.gov.au

W www.bayside.nsw.gov.au
T 1300 581 299 | 02 9562 1666

Telephone Interpreter Services: 131 450

Τηλεφωνικές Υπηρεσίες Διερμηνέων

بخدمة الترجمة الهاتفية

電話傳譯服務處

Служба за преведување по телефон

Decision Details – which decision is to be reviewed			
DA or Modification Number		Date Issued	___ / ___ / ____
Approved development			

Determining Authority	
Note: the authority who made the determination must also consider the review application.	
<input type="checkbox"/>	Council staff / under delegation
<input type="checkbox"/>	Bayside Planning Panel
<input type="checkbox"/>	Sydney Eastern City Planning Panel
<input type="checkbox"/>	Planning Assessment Commission
<input type="checkbox"/>	Other (please state):

Review details:
Briefly describe any amendments you are making to the determined proposal.

Was the original application Integrated Development?

Applications for Integrated Development will be referred to the relevant approval body and they must include sufficient information for the approval body to make an assessment of the application.

<input type="checkbox"/>	No	<input type="checkbox"/>	Yes	If yes, please select from the below
<input type="checkbox"/>				An EPA licence activity
<input type="checkbox"/>				Destruction or damage to an Aboriginal relic
<input type="checkbox"/>				Dredging or reclamation of any waters
<input type="checkbox"/>				Extraction or harvesting of raw water from streams
<input type="checkbox"/>				Earthworks within 40 metres of foreshore or a watercourse
<input type="checkbox"/>				Earthworks, hoardings or structures within a public road
<input type="checkbox"/>				Erect a structure, carry out works etc on a public road under the <i>Roads Act 1993</i>
<input type="checkbox"/>				Extraction or use of groundwater
<input type="checkbox"/>				Item or place under an interim or Permanent Conservation Order
<input type="checkbox"/>				Aquaculture Permit
<input type="checkbox"/>				Permit for dredging / reclamation
<input type="checkbox"/>				Permit for harm to marine vegetation
<input type="checkbox"/>				Permit to obstruct fish passage

Did the original application require concurrence from another authority?

Applications for concurrence will be referred to the relevant authority and they must include sufficient information for that authority to make an assessment of the application.

<input type="checkbox"/>	No	<input type="checkbox"/>	Yes	If yes, please select from the below
<input type="checkbox"/>	RailCorp (SEPP Infrastructure)			
<input type="checkbox"/>	Roads and Maritime Services (SEPP Infrastructure)			
<input type="checkbox"/>	Housing NSW (SEPP Affordable Rental Housing)			
<input type="checkbox"/>	Sydney Airport Corporation (SACL)			
<input type="checkbox"/>	Other – Please specify			

Owners Consent

As owner of the land to which this application applies, I request consent to carry out the development described in this application. I also authorise:

- Council representatives to enter the site for the purpose of site inspections.
- Council to make copies of all documents for the purpose of determining the application or to provide copies to people who may be affected by the proposal.

- *If more than one owner, every owner must sign.*
- *If you are signing on the owner's behalf as their legal representative, please state your legal authority (eg Power of Attorney, Executor, Trustee _____) and attach evidence of this authority.*
- *If the property is within a strata plan, the consent of the Owners Corporation is required under seal.*
- *If the owner is a Company, a Director and the Secretary must sign.*

Full Name	Full Name	Full Name
Address	Address	Address
Phone No.	Phone No.	Phone No.
Signature	Signature	Signature
Date	Date	Date
___ / ___ / _____	___ / ___ / _____	___ / ___ / _____
<i>If signing on behalf of a Company, please indicate your position within the Company</i>		
Position	Position	Position
Company Name	Company Name	Company Name

Owners / Applicants declaration of relationship to Council:			
For Council to ensure the integrity of the Development Application process, please advise if you are a Council employee / Councillor and / or immediate relative/s or contractor of Council?			
<input type="checkbox"/>	No	<input type="checkbox"/>	Yes
If yes, please state the relationship:			

Political Donations and Gifts			
If you or anyone with a financial interest in this application has made a reportable political donation or gift in the last two (2) years, a Disclosure Statement must be submitted with this application. For further information, please refer to Council's website.			
If yes, have you attached a statement:	<input type="checkbox"/>	No	<input type="checkbox"/> Yes

Applicant's Declaration	
<ul style="list-style-type: none"> I declare that all the information given is true and correct. I understand that if incomplete, the application may be returned to me, delayed, rejected or more information may be requested within 21 days of lodgement. The personal information required on this form may be available for public access under various legislation. 	
Applicant's Signature	Date ___ / ___ / ____

Please complete the following checklist:

Application for Review of Determination Checklist		Yes	N/A	Office Use
1	Has the application been lodged in advance to allow Council to carry out the review within the time frame stated in the Act (ie 6 months from the date of refusal).	<input type="checkbox"/>		<input type="checkbox"/>
2	The consent of ALL owners of the land must be provided, including relevant strata seals.	<input type="checkbox"/>		<input type="checkbox"/>
3	Are you seeking a review of a development application? OR Are you seeking a review of a modification? Note: Division 8.2 of the Act does not apply to Complying Development, Designated Development or a DA determined by the Land & Environment Court.	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>
4	A written document must be submitted explaining the request for the review and addressing the reasons for refusal and the requirements under Section 8.2(3) of the Act.	<input type="checkbox"/>		<input type="checkbox"/>
5	All reports and documents must be updated to be consistent with the amended scheme, with updated sections clearly identified / highlighted. All documents must be lodged in accordance with the requirements of the DA Lodgement Checklist.	<input type="checkbox"/> <input type="checkbox"/>		<input type="checkbox"/> <input type="checkbox"/>
5	If the plans have been amended the changes are to be clearly identified (clouded or highlighted) to be consistent with the amended scheme. All amended plans must be lodged in accordance with the requirements of the DA Lodgement Checklist.	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>
6	All plans and supporting documents must be provided on a USB or CD in accordance with Council's File Naming Conventions.	<input type="checkbox"/>		<input type="checkbox"/>
7	If the original DA was submitted to the Design Review Panel (or design excellence), updated plans are also required as per the Design Review Panel Application form.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Fees & Payment Methods

Application fees are based on a scale and will be calculated by the Customer Service Officers at lodgement. Information on these fees is available on Council's website or from our Customer Service Centre.

Office Use Only – Development Advisory Service				
Area of development:		Former City of Botany Bay		Former City of Rockdale
Description of review request:				
Review type:	S8.2 (1)(a)&(b) Review - no works (enter original DA fee) [S8.21]			\$
	S8.2 (1)(a)&(b) Review - house <\$100,000 [S8.22] Y=1			
	S8.2 (1)(a)&(b) Review - other applications (enter estimated cost of works) [S8.23]			\$
	S8.2(1)(c) Review – rejected DA (estimated cost of works <= \$100,000) [S8.24] Y=1			
	S8.2(1)(c) Review – rejected DA (estimated cost of works > \$100,001 <= \$1,000,000) [S8.25] Y=1			
	S8.2(1)(c) Review – rejected DA (estimated cost of works >\$1,000,001) [S8.26] Y=1			
Is notification required:		Yes		No
Single dwelling / dual occupancy [NF1]	Alts & Adds, demo, or CoU of heritage [NF2]	Townhouse / villa [Rockdale NF3] [Botany BN2]	Up to 3 storey RFB [Rockdale NF4] [Botany BN2]	Highrise RFB [BN2]
Other major (BN2) – <i>Rockdale only</i>	CoU commercial in residential zone [NF7]	Commercial/Industrial alts & adds [Rockdale NF8] [Botany BN2]	Restricted premises & Signage only [NF9] – <i>Rockdale only</i>	Signage only [NF11] – <i>Botany only</i>
Is newspaper advertisement required:		Yes: [AF5 for standard development] [AF2 for designated development] [AF3 for advertised development] [AF4 for prohibited development]		No
Consent Authority		Council	SCPP (over \$30M cost)	SCPP (over \$5M cost if Council, Crown or Community)
Is re-submission to DRP required?		Yes <\$10mil [RDRP4] \$10-\$50mil [RDRP5] >\$50mil [RDRP6]		No
Is design excellence fee required?		Yes [RDRP8]		No
Checked by			Date	___ / ___ / ____

Office Use Only – Customer Service			
Receipt No.		Date	___ / ___ / ____
Total fees received	\$		