

Council Ref: DA 465/2017/4:Ms L Williams:kp
Your Ref: Planning & Place Division

Woollahra
Municipal
Council



16 June 2021

The Darling Point Society Inc
PO Box 1131
EDGECLIFF NSW 2027

Notification of Section 4.55 Application

Notification Period: From 16 June 2021 to 1 July 2021

Application No: DA 465/2017/4

Applicant: S W Haynes

Property: 49 New Beach Road DARLING POINT

Proposal: Excavation for a hallway tunnel and lift.

We wish to inform you that the above application has been lodged with Council.

Please find attached the reduced scale drawings, which are indicative only. The proposal can be viewed electronically at Council's Customer Service Centre between 8am and 4:30pm or alternatively you can also view the plans and relevant documents online: www.woollahra.nsw.gov.au/daenquiry

The assessment officer for this application is Ms L Williams and they can be contacted on 9391-7904 between **8.30am and 11.00am**. Staff are pleased to assist but are not in a position to comment on the merits of the proposal or any objections.

If the applicant makes amendments to their plans which are deemed to have a greater impact, we will advise you again.

Not Making a Submission?

1. We will always consider the application in context of the relevant planning controls, any likely planning impact upon surrounding properties and the applicant's reasonable expectations to develop the land.
2. Ms L Williams will prepare a report which includes an assessment of the development, any objections and a recommendation for approval, conditional approval or refusal.

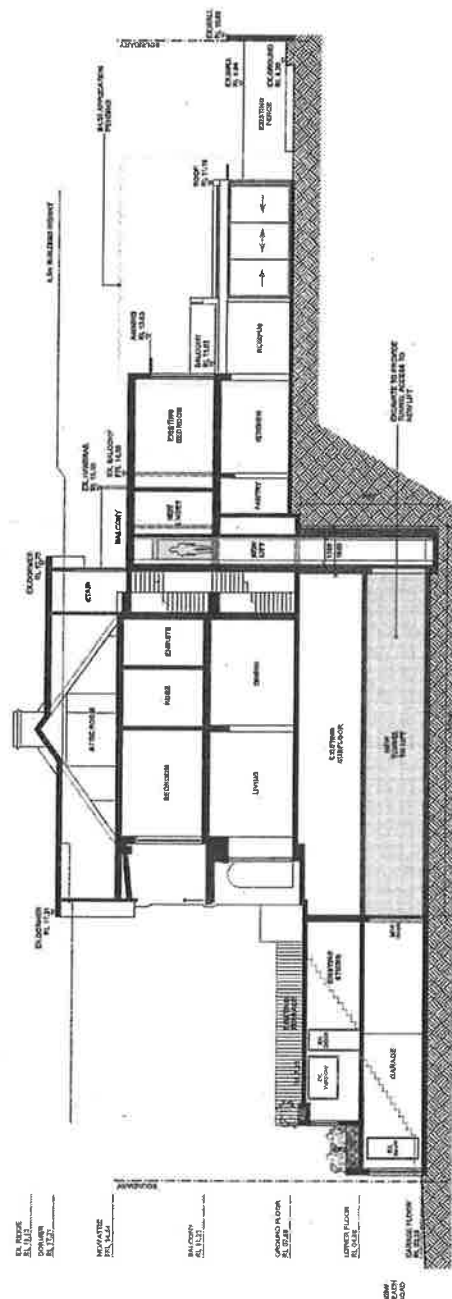
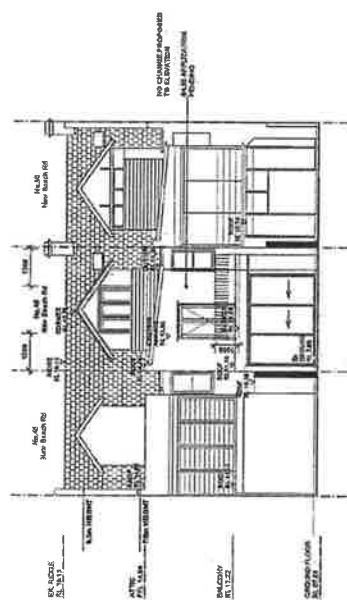
Making a Submission?

1. You should clearly state your reasons for objecting and we will examine those reasons against the applicant's reasonable expectation to develop or use their land according to Council's controls and provisions of the EP&A Act 1979.
2. You can make a submission by mail or email (records@woollahra.nsw.gov.au) by **1 July 2021**. Please provide your contact number, email address and postal address.
3. If you do not receive acknowledgment of your submission, please contact the officer.

Determination of the Application

Development applications at Woollahra are determined at one of five levels. The table below indicates at which level of delegation applications will be determined:

| Level of Determination | Type of Development | Cost of Development |
|---|---|---------------------|
| Sydney Eastern City Planning Panel (SECPP) | <ul style="list-style-type: none"> General development over \$30 million Council related development over \$5 million Crown development over \$5 million Private infrastructure and community facilities over \$5 million Eco-tourist facilities over \$5 million Particular designated development Coastal subdivision (more than 100 lots) Development subject to delays in determination (Capital investment value between \$10-\$ 30 million and not determined within 120 days, and subject to a written request to the Council that the matter be dealt with by the SECPP) | > \$30M |
| Local Planning Panel (LPP) | <ul style="list-style-type: none"> Reviews from AAP Conflict of interest Development for which the applicant or land owner is: <ul style="list-style-type: none"> a) the council b) a councillor c) a member of council staff who is principally involved in the exercise of council's functions under the <i>Environmental Planning and Assessment act 1979</i> d) a member of Parliament e) a relative of a person referred to in (a) to (d) but not development for the following purposes: <ul style="list-style-type: none"> a) internal alterations and additions to retail premises or office premises b) advertising signage c) maintenance of a heritage item e) minor building structures projecting from the building façade over public land Contentious development Development that: <ul style="list-style-type: none"> a) is the subject of 10 or more unique submissions by way of objection Departure from development standards <ul style="list-style-type: none"> a) Development that contravenes a development standard imposed by an environmental planning instrument by more than 10% Sensitive development <ul style="list-style-type: none"> a) Designated development b) Development to which <i>State Environmental Planning Policy No 65 – Design Quality of Residential Apartment</i> applies c) Development involving the demolition of a heritage item d) Development for the purposes of new licences premises, that will require one of the following liquor licenses: <ul style="list-style-type: none"> (i) a club licence under the <i>Registered Clubs Act 1976</i> (ii) a hotel (general bar) licence under the <i>Liquor Act 2007</i> (iii) an on-premises licence for public entertainment venues under the <i>Liquor Act 2007</i> e) Development for the purpose of sex premises and restricted premises f) Development for the which the developer has offered to enter into a planning agreement | N/A |



WOOLLAHRA COUNCIL
THESE PLANS ARE INDICATIVE
ONLY. 465/2017/A
FOR FURTHER INFORMATION
PLEASE SIGHT ORIGINALS
AT COUNCIL CHAMBERS.