

**Council Ref:** DA 330/2021/1:Mrs L Holbert:kp  
**Your Ref:** Planning & Place Division

Woollahra  
Municipal  
Council



1 September 2021



## Notification of Development Application

**Notification Period: From 1 September 2021 to 16 September 2021**

**Application No:** DA 330/2021/1

**Applicant:** Ascham School Ltd

**Property:** Ascham School - 188, 208 & 210 New South Head Road EDGECLIFF

**Proposal:** Redevelopment of the Fiona Junior Campus of Ascham School (including proposed concept plan to No 210 New South Head Road, Edgecliff)

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](http://www.woollahra.nsw.gov.au/daenquiry)

The assessment officer for this application is Mrs L Holbert and they can be contacted on 9391-7118 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.

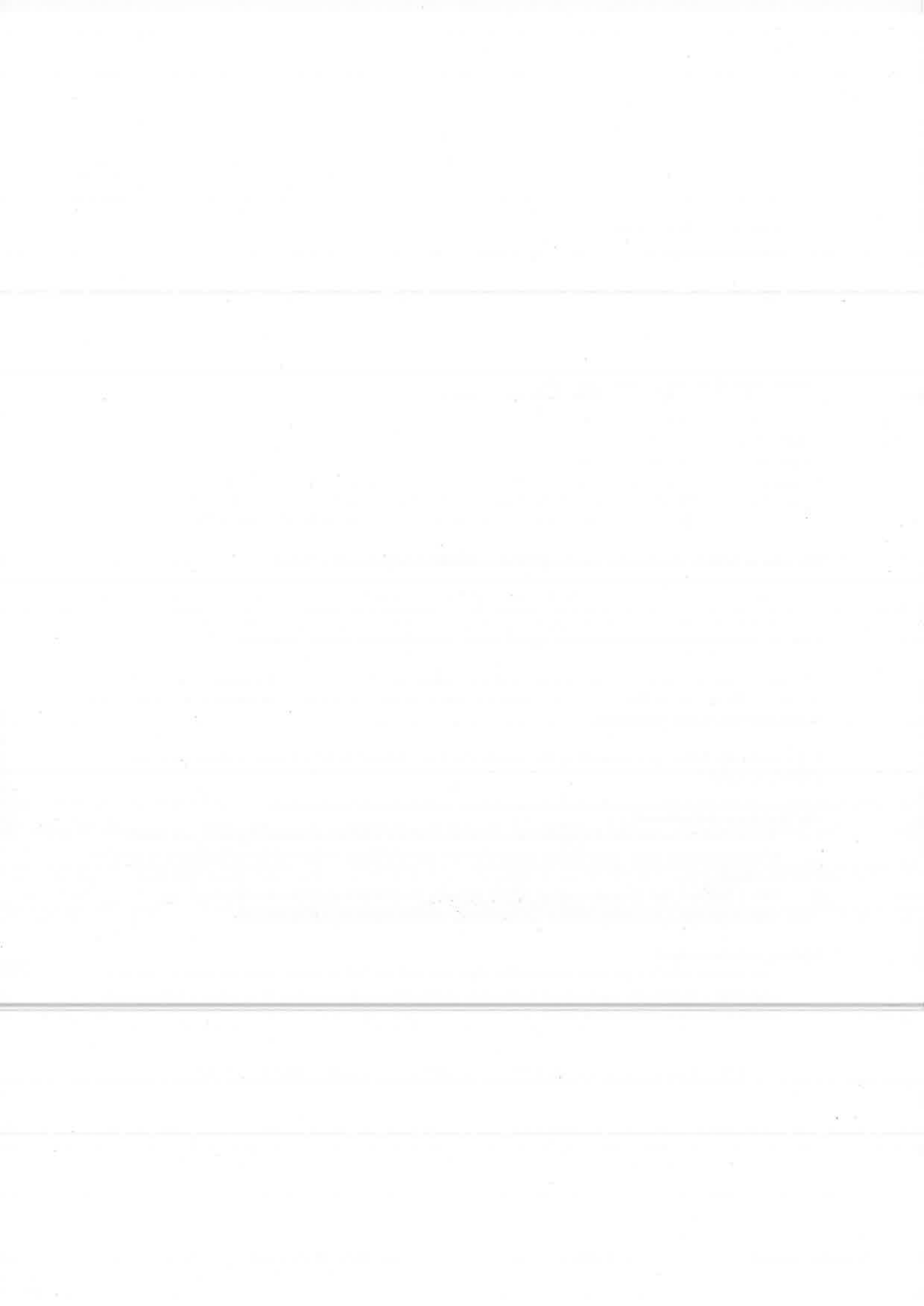
If the applicant makes amendments to their plans which are deemed to have a greater impact, we will advise you again.

### ***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. Mrs L Holbert 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](mailto:records@woollahra.nsw.gov.au)) by **16 September 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
<b>Sydney Eastern City Planning Panel (SECPP)</b>	<ul style="list-style-type: none"> <li>• General development over \$30 million</li> <li>• Council related development over \$5 million</li> <li>• Crown development over \$5 million</li> <li>• Private infrastructure and community facilities over \$5 million</li> <li>• Eco-tourist facilities over \$5 million</li> <li>• Particular designated development</li> <li>• Coastal subdivision (more than 100 lots)</li> <li>• 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)</li> </ul>	> \$30M
<b>Local Planning Panel (LPP)</b>	<ul style="list-style-type: none"> <li>• Reviews from AAP</li> <li>• Conflict of interest Development for which the applicant or land owner is: <ul style="list-style-type: none"> <li>a) the council</li> <li>b) a councillor</li> <li>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></li> <li>d) a member of Parliament</li> <li>e) a relative of a person referred to in (a) to (d)</li> </ul> but not development for the following purposes: <ul style="list-style-type: none"> <li>a) internal alterations and additions to retail premises or office premises</li> <li>b) advertising signage</li> <li>c) maintenance of a heritage item</li> <li>e) minor building structures projecting from the building façade over public land</li> </ul> </li> <li>• Contentious development Development that: <ul style="list-style-type: none"> <li>a) is the subject of 10 or more unique submissions by way of objection</li> </ul> </li> <li>• Departure from development standards <ul style="list-style-type: none"> <li>a) Development that contravenes a development standard imposed by an environmental planning instrument by more than 10%</li> </ul> </li> <li>• Sensitive development <ul style="list-style-type: none"> <li>a) Designated development</li> <li>b) Development to which <i>State Environmental Planning Policy No 65 – Design Quality of Residential Apartment</i> applies</li> <li>c) Development involving the demolition of a heritage item</li> <li>d) Development for the purposes of new licences premises, that will require one of the following liquor licenses: <ul style="list-style-type: none"> <li>(i) a club licence under the <i>Registered Clubs Act 1976</i></li> <li>(ii) a hotel (general bar) licence under the <i>Liquor Act 2007</i></li> <li>(iii) an on-premises licence for public entertainment venues under the <i>Liquor Act 2007</i></li> </ul> </li> <li>e) Development for the purpose of sex premises and restricted premises</li> <li>f) Development for the which the developer has offered to enter into a planning agreement</li> </ul> </li> </ul>	N/A

<b>Application Assessment Panel (AAP)</b>	<ul style="list-style-type: none"> <li>Any type of development not listed above</li> <li>Reviews from staff</li> <li>New RFBs, commercial and mixed development</li> <li>Licensed premises (excluding hotels/clubs)</li> </ul>	<\$2M
<b>Application Review Panel (ARP)</b>	<ul style="list-style-type: none"> <li>Any type of development not listed above</li> </ul>	\$500K - <\$2M
<b>Delegated</b>	<ul style="list-style-type: none"> <li>Refuse or reject an application not listed above and with cost of works less than \$5M</li> <li>Any type of development not listed above</li> </ul>	<\$500K

If the application is to be determined by the AAP, SECPP or LPP, we will advise you in writing of the meeting date, time and location. You are welcome to attend and you will be given an opportunity to present your concerns before a decision is made.

#### **Disclosure Statement**

If you make a submission, you must make a disclosure statement of any reportable political donations or gifts made to a Councillor (including when the Councillor was a candidate for election) or gift made to any Council employee during the 2 year period prior to you making the submission and until the application is determined. A disclosure statement form is available from the Customer Service Counter or our website. Failure to make a disclosure statement or making a false disclosure statement is an offence and carries significant penalties.

#### **Privacy Notification**

The supply of personal information is voluntary. If personal information is not provided, Council may be limited in dealing with a submission. Submissions, summaries of submissions, and/or names and addresses of people making submissions may be included in publicly available reports to Council or Committee Meetings (including AAP, IHAP& SECPP) and published on Council's website at [www.woollahra.nsw.gov.au](http://www.woollahra.nsw.gov.au).

Please note that, in accordance with section 18(1)(b) of the Privacy and Personal Information Protection Act 1998 (NSW), all submissions received by Council will be placed on the appropriate Council file and may be disclosed to Councillors, Council Officers, consultants to Council or members of the public.

Pursuant to the Government Information (Public Access) Act 2009 (NSW) Council is obliged to allow inspection of its documents, including any submissions received by Council.

Yours sincerely



Nick Economou

**Manager – Development Control**

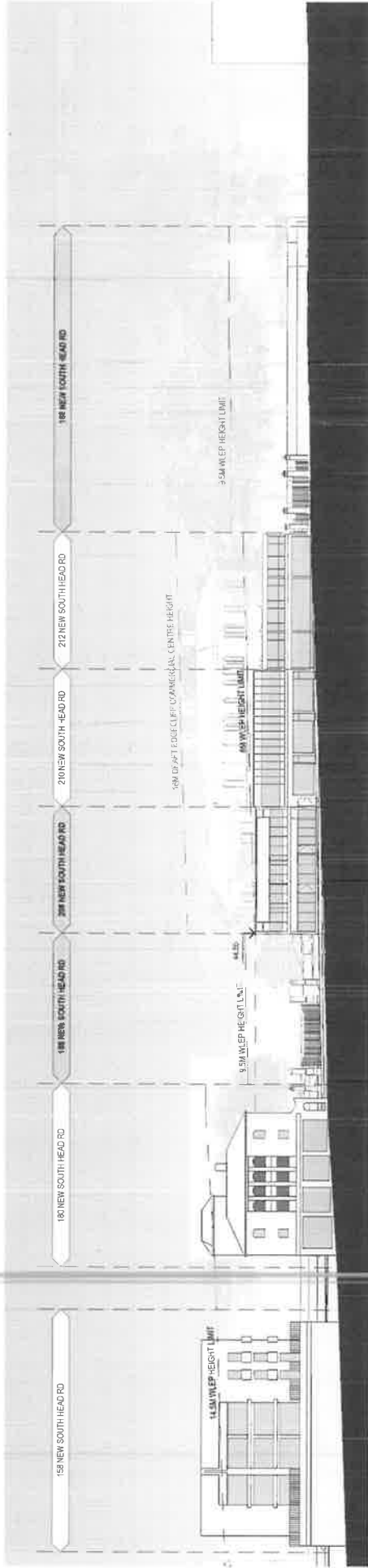
#### **Guide for neighbours adjoining building works**

Building works are commonplace and can at times be a bit disruptive for neighbours. Typically this is only a temporary and normal consequence of building activities.

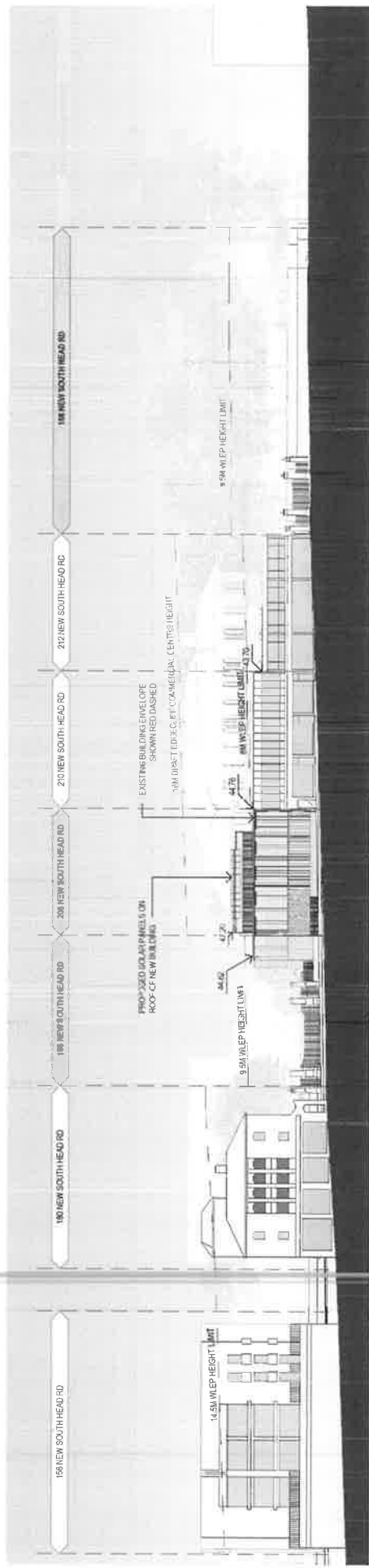
Good communication between owners and builders and neighbours affected by building work can help minimise concerns and avoid disputes. Often issues can be easily resolved with a friendly chat.

Where this is not the case, it can be difficult for neighbours to know who they should contact. To assist neighbours Council has prepared 'A guide to resolving complaints about building works' brochure which can be found on Council's website [www.woollahra.nsw.gov.au](http://www.woollahra.nsw.gov.au). Alternatively, you can contact Council's Customer Services centre on 9391 7000 to obtain a copy of the brochure.





## EXISTING STREET ELEVATION



## PROPOSED STREET ELEVATION



**REGISTERED ARCHITECT**  
BVM  
180 NEW SOUTH HEAD RD  
SYDNEY NSW 1585  
TEL: 02 9555 7000  
WWW.BVM.COM.AU

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ISSUE	DATE	FOR
1	06/02/20	FOR DA
2	10/02/20	FOR DA

**CONSULTANT**  
URBIS  
TEL (02) 8233 5900

**CONSULTANT**  
SDA STRUCTURES  
TEL (02) 9277 7777

**CONSULTANT**  
BLACKET MAGUIRE & GOLDSMITH  
TEL (02) 8233 5900

**CONSULTANT**  
ASPECT STUDIOS  
TEL (02) 9699 7182

**CONSULTANT**  
ASCHAM SCHOOL  
CLIENT NUMBER  
02 8555 7000

**PROJECT**  
ASCHAM FROM A DEVELOPMENT  
180 NEW SOUTH HEAD RD, EDGECLIFF 1585

**CLIENT**  
180 NEW SOUTH HEAD RD

**PROJECT**  
180 NEW SOUTH HEAD RD

**PROJECT**  
180 NEW SOUTH HEAD RD

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