

Receipt

Amount Paid



Application for Pre-Development Meeting

1. PROPERTY DETAILS

Unit/Street No.

Street Name

Suburb

Additional Properties

2. APPLICANT DETAILS

Full Name

Telephone

Email
Address

Preferred
Contact
method

3. PROPOSAL

Provide a brief description of the proposed development / advice sought.

Estimated cost \$

(an estimate must be provided)

4. SERVICES – Fees are effective 01 July 2021 and include Goods and Services Tax (GST)

Written Advice on a single matter

Or

Written Advice with a Meeting on a single matter

These options are generally suitable for residential proposals, such as a new dwellings, alterations and additions to a dwelling, garage, carport, secondary dwelling/granny flat, fence, or swimming pool, involving a variation to a planning control (e.g. building height, floor space ratio, setbacks, landscaped area or side boundary envelopes) and minor commercial proposals such as a change of use of a premises and signage. This does not include Flood Level Certificates.

<input type="checkbox"/>	Written advice as to whether a development is exempt/complying	\$150
<input type="checkbox"/>	Written advice on a single matter	\$260
<input type="checkbox"/>	Written advice and a meeting (up to 1 hour) for a single matter	\$350

Pre-Development Meetings

The pre-development meeting service aims to avoid delays, non-compliance and pitfalls that may be encountered in the development assessment process due to incomplete or non-complying applications. The pre-development meeting will identify development application submission requirements through consideration of site constraints and policy requirements.

A town planner will conduct the pre-development meeting, which are generally 1 hour in duration. However, a longer meeting can be arranged, subject to the adopted meeting rates.

Where detailed advice is required in respect of specific engineering, flooding, ecological, or other matters, and Council's technical officers will be available to attend the meeting for an additional fee, subject to current rates outlined in Councils Fees and Charges.

<input type="checkbox"/>	Estimated cost of development up to \$1,000,000	\$810
<input type="checkbox"/>	Estimated cost of development between \$1,000,001 to \$5,000,000	\$1450
<input type="checkbox"/>	Estimated cost of development between \$5,000,001 to \$20,000,000 or subdivision 10 to 30 lots	\$1850
<input type="checkbox"/>	Estimated cost of more than \$20,000,001 or subdivision of more than 30 lots	\$2750

5. MEETING DETAILS

You will be contacted within two weeks from the date of receipt of your application to organise the meeting.

Meetings are held remotely, however, a meeting can be held at Councils Wyong administration building at 2 Hely Street or Councils Gosford administration building at 49 Mann Street, Gosford, via request and availability of Council staff.

Preferred
Meeting Type/
Location

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6. SUPPORTING DOCUMENTS

Reference all supporting documents attached to this application:

Examples of supporting documents include: concept plans/sketches, detailed description of proposal, preliminary design layout, and an agenda for all aspects you wish to discuss.

7. PRIVACY & PERSONAL INFORMATION

Information on this form is collected by Council for administrative and assessment purposes. It will be used by Council staff for the purpose of processing your application. This application form and any supporting documents you provide may be made available for public access under the *Government Information (Public Access) Act 2009*.

8. IMPORTANT

Whilst Council may provide you with general information about the town planning process, and that may include referring you to legislation, planning instruments and other planning policies, Council cannot give you advice about how you should, or can, develop your land, and cannot give you an indication whether any development proposal will be granted development consent. You may wish to seek further advice from an appropriately qualified and experienced professional, such as a town planner or lawyer specialising in planning law. Comments are only provided by professional staff attending the meeting. At no time should comments of the officers be taken as a guarantee of approval of your proposal.

9. APPLICANT'S DECLARATION

I the undersigned, declare that the details provided to Central Coast Council are, to the best of my knowledge, true and correct.

Signature

Date

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