

DEVELOPMENT PROPOSAL - ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979

MODIFICATION APPLICATION (NOT BEING DESIGNATED DEVELOPMENT)

DA 342/2013(3) – LOT 144 DP 1233685 BEER ROAD, ORANGE (FORMERLY KNOWN AS 74 BEER ROAD, ORANGE)

Pursuant to the provisions of Section 4.55(2) of the Environmental Planning and Assessment Act, and associated Regulations notice is hereby given that application has been made to Council seeking to modify development consent.

Subdivision (114 lot residential and three public reserve lots) and Demolition (ancillary structures)

Application is made to formalise works completed for the purpose of providing benched pads for residential lots in the estate-style subdivision of 74 Beer Road, located in north Orange. The modification application also seeks to reduce the number of residential lots from 117 (approved under an earlier consent) to 116. It should be noted that the original Development Application allowed for the creation of up to 114 residential lots.

The subject land at the time of original Development Application approval was Lot 1 DP 833569 – 74 Beer Road, Orange. Since approval of the original Development Application, the subdivision is now registered as Lots 101-144 DP 1233685. The proposed modification application relates to the balance lot which is Lot 144 DP 1233685. The street address is still referred to as 74 Beer Road, Orange.

The proposed modification to formalise cut/fill works relates to Lots 206-214, 216-228, 301-304, 306-308, and 317-319. As a separate component of the modification being sought, Lots 332-347 are proposed to undergo boundary adjustments which will ultimately result in Lots 346 and 347 being amalgamated into one lot.

The applicant for the proposed development is Wakehurst Ashurst Developments Pty Limited. The consent authority is Orange City Council.

The application may be inspected at the Customer Service Counter, ground floor, Civic Centre - corner of Byng Street and Lords Place, Orange - during ordinary office hours, being 9.00am to 5.00pm Monday to Friday for 14 days from Friday, 9 August 2019 to Friday, 23 August 2019. During this period, any person may make written submission on this development proposal to Council.

Information can also be found at: www.orange.nsw.gov.au/development-applications-in-progress/development-applications-on-exhibition/

If you wish to make a submission, please quote reference numbers DA 342/2013(3) – PR14655. Please include your postal address and a contact telephone number if you wish to be advised of the progress or the outcome of the application. It would also be appreciated if you could include a contact email address if you have one. If a submission includes objections to the proposal, the grounds of objection must be specified. Submitters are required to comply with section 10.4 (Disclosure of Political Donations and Gifts) of the *Environmental Planning and Assessment Act 1979*. Information on making a submission can be found at: www.orange.nsw.gov.au/making-a-submission/

Submissions close at, and must be received by Council by, 5.00pm on 23 August 2019.

In inviting submissions, Council advises that:

- (i) Any information provided to or collected by Orange City Council is for the purpose of assessment of a Development Application.
- (ii) The information is to be publicly available.
- (iii) The intended recipients of the information are Council staff, the developer, the public and Councillors.
- (iv) The making of any submission is entirely voluntary.
- (v) The person providing the information has a right to access the information to correct any personal information supplied.

- (vi) The submission will be placed in Council's file and may appear on Council's website during the consideration of the Development Application.
- (vii) Council's file on the Development Application may be accessed by any person.
- (viii) Signatures, personal contact details, personal financial information and photographs depicting persons will not be made available on Council's website.
- (ix) Comments of abusive or offensive nature should be avoided.