

STATEMENT OF ENVIRONMENTAL EFFECTS

For New/Alterations/Additions to Single Dwellings and Outbuildings Only

Applicant Details

Applicants Name:

Location of Development: Lot Section DP

 Number Street / Road

 Town

Development Details

What is the development?

What building structures exist on the site?

What is the current use of the site?

What is the previous use of the site?

Has any activity occurred on the site that may give to potential contamination?

If Yes please advise further:

What is the dominant use in the area?

What is the wall material and colour?

What is the roof material and colour?

Is any demolition required? What?

Is there any outdoor lighting proposed?

(Show on plans any proposed outdoor lighting including lumens)

Site Details

What is the slope of the land?

How much cut/fill is required?

What sediment and erosion control measured will be used?

.....

What is the distance to the nearest river/creek/gully/etc?

Are any trees to be removed? What? How many?

.....

Setbacks / Streetscape

What is the proposed front boundary setback?

What is the existing front boundary setback?

What are the adjoining front boundary setbacks?

What is the proposed development height?

What is the existing development height?

What are the similar adjoining development heights?

What are the side boundary setbacks?

What is the rear boundary setback?

What is the setback to a secondary road or rear lane?

Amenity

Will window / deck / etc overlook an adjoining property? Which parts?

Will height / setbacks cause a shadow on adjoining land? How much?.....

Access

How will any noise (air con. Pool pump) be controlled? Location?

Where / how is access taken?.....

Is a new access crossing required?

Is the existing / proposed access bitumen, concrete or gravel?

Is legal and constructed vehicle access available?

If there is no vehicle access how do you propose to provide?

Services

What services are already connected?.....

What services are proposed to be connected?

Where will waste from construction be disposed?

Where will waste from ongoing use be disposed?

Where is existing storm water disposed?

Where is proposed storm water to be disposed?

How is effluent disposed (sewer, septic, etc)?

Heritage

Does the site contain a heritage item?

Is the site within a Heritage Conservation Zone?

Where does the proposed development take place on the site in relation to the heritage item?

Bush Fire

Is the site mapped as bush fire prone?.....

What is the distance to the nearest vegetation?

How much clearance is around the development?

What water is / will be available for fire fighting?

Flooding

Is the site mapped as flood prone or do you have knowledge of local flooding over the land?.....

Has the development been certified by an engineer? If not, why?

What is the finished floor level?

Applicant Signature

Date

Applicant Signature

Date

Privacy Policy – This information is required under the Environmental Planning and Assessment Act and Regulation to process your application. Your information would comprise part of a public register related to this purpose. This information will be kept by Council and disposed of in accordance with the Local Government Disposal Authority. You are entitled to review your personal information at any time by contacting Warrumbungle Shire Council.

LEGISLATION – In accordance with Schedule 1 of the *Environmental Planning and Assessment Regulations 2000* a Development Application must be accompanied by a Statement of Environmental Effects (except designated development which is accompanied by an Environmental Impact Statement).

QUALIFIER – This Statement of Environmental Effects template has been produced to assist an applicant to identify the environmental impacts of a development. It may be necessary for Council to request additional information depending on the nature and impact of a proposal and the completeness of the document.