

STATEMENT OF ENVIRONMENTAL EFFECTS

- MINOR DEVELOPMENT

Tick the boxes and fill out all sections as appropriate. Failure to do so may result in delays in your application.

1. A Statement of Environmental Effects (SEE) is required on all development applications. It examines the impact of the proposal and how these impacts can be minimised.
 2. Fees must be paid at the time of lodgement. Quote may be obtained by phone or at Council offices.
 3. Applications can be lodged in person at one of Council's offices during business hours, or by post.
- For further information please contact Council's Environmental Services Department on 6540 1136 during business hours, 8:30am - 4:30pm Monday to Friday.

1. Property Details

If the property does not have an allocated street address or rural road number, you will be required to submit an application form.

Lot No/s. Section No. DP/SP No.

Street No. Street Name

Town/Village/Locality

Existing Use

Past land use (please list all previous uses of the land)

2. Descriptions of Proposal

For commercial development

Hours of operation <input type="text"/>	Number of existing parking spaces <input type="text"/>
Number of staff <input type="text"/>	Number of proposed parking spaces <input type="text"/>
Delivery hours <input type="text"/>	Number of deliveries per week/day <input type="text"/>

Briefly describe the key activities to be undertaken on the site.

OFFICE USE ONLY

Application No. Date received Quote No. Lodgement Officer

3. Site Suitability

a) Is the land affected by site constraints?

Please check Council maps. If yes, describe how you have taken relevant guidelines into account.

Flooding Yes No

Bushfire prone land Yes No

Salinity Yes No

Steep slopes > 18deg. Yes No

Landslip Yes No

Subsidence Yes No

If yes, provide details on measures to be taken to manage the controls.

b) Is the proposed development within 40m of a watercourse?

Yes No

If yes, describe how you will protect the water quality and riparian areas.

4. Accessibility

a) Is an accessible path of travel provided from public space (ie. roads, footpaths) to all areas that can be accessed by the public (eg. main entrance, lobby, shop, floor, public toilets)

b) Is an accessible bathroom facility available within the premises?

c) Number of accessible parking spaces

5. Vehicular Access

a) Is access to the site adequate?

Legal Access Yes No

All weather vehicle access Yes No

Waste collection access Yes No

Emergency / bushfire access Yes No

Car parking Yes No

Surrounding road system Yes No

If no, provide details

6. Privacy, Views and Overshadowing

a) Are there any impacts on the neighbours?

Privacy	<input type="checkbox"/> Yes	<input type="checkbox"/> No	Overshadowing	<input type="checkbox"/> Yes	<input type="checkbox"/> No
Views	<input type="checkbox"/> Yes	<input type="checkbox"/> No	Noise	<input type="checkbox"/> Yes	<input type="checkbox"/> No
Odours	<input type="checkbox"/> Yes	<input type="checkbox"/> No	Bright light/glare	<input type="checkbox"/> Yes	<input type="checkbox"/> No

If yes, describe measures to reduce impacts such as setbacks, fencing, screening, odour controls.

b) Are there any impacts on local amenity?

Character	<input type="checkbox"/> Yes	<input type="checkbox"/> No	Height/density	<input type="checkbox"/> Yes	<input type="checkbox"/> No
Street Scape	<input type="checkbox"/> Yes	<input type="checkbox"/> No	Appearance	<input type="checkbox"/> Yes	<input type="checkbox"/> No
Colours	<input type="checkbox"/> Yes	<input type="checkbox"/> No	Landscaping	<input type="checkbox"/> Yes	<input type="checkbox"/> No

If yes, describe measures to reduce impacts such as architectural and landscape design.

7. Natural Resources

a) Are any trees or vegetation to be removed?

Trees Yes No

If yes, detail the number, sizes & species to be removed.

Native Vegetation Yes No

Area affected

Mitigation measures

Is there a Property Vegetation Plan? Yes No

8. Utilities

a) Are utility services adequate?

Water Yes No

Sewer Yes No

Electricity Yes No

Telephone Yes No

If no, provide details.

9. Soil and Water

a) How will stormwater be managed?

Connection to street gutter Yes No

Infiltration trench Yes No

Water tank Yes No

Other

b) Will the ground surface be disturbed? Yes No

c) Are there proposed sediment and erosion controls? Yes No

10. Heritage

a) Will a heritage item, heritage conservation area or Aboriginal site be affected?

Yes No

If yes, have you discussed with the Heritage Advisor? Yes No

Describe how you will avoid impacts.

11. Energy and Water Efficiency

a) Have measures been taken to improve energy and water efficiency?

Appropriate orientation Yes No

Eaves, awning & shading Yes No

Insulation (ceiling, walls, windows) Yes No

Rainwater harvesting Yes No

BASIX Certificate attached Yes No

If yes, describe measures to reduce impacts, such as architectural & landscape design.

12. Wastewater Disposal

a) Is a septic tank or similar device proposed?

Yes No

If yes, describe how you will avoid impacts.

13. Fire Safety

a) List all existing fire safety measures in the building (e.g. exit signs, extinguishers, smoke detectors, smoke alarms, fire blankets, sprinklers, fire hose reels)

b) List all proposed fire safety measures

14. Declaration *must be completed by the applicant*

I declare to the best of my knowledge and belief that all the particulars in this statement are correct in every detail and all the information required has been supplied.

Name

Signature

Date

PRIVACY STATEMENT The personal information that Council is collecting from you is personal information for the purposes of the Privacy and Personal Information Protection Act 1998. Any personal information supplied or collected will only be stored and processed for lawful purposes directly related to the functions and activities of Upper Hunter Shire Council. Council will display some plans and reports (which may be subject to copyright law) online on its DA Tracking portal. In addition, plans and reports may be inspected at Council's Administration Building. No personal information will be displayed. The Environmental Planning and Assessment Act 1979 (NSW) requires Council to make applications and accompanying information, including plans, publicly available during any required notification period.