



KEMPSEY
Shire Council

9TH October 2007

DIRECTOR SUSTAINABLE DEVELOPMENT SERVICES REPORT

DSDS2	BUILDING AND DEVELOPMENT
	FILE: 329 RBP

SUMMARY:

Reporting that the following applications have been approved:

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Council Report on Local Development Applications

2004/LD-00445 2 LINKS VIEW CLOSE SOUTH WEST ROCKS
DUAL OCCUPANCY
Owner: TYLER G & D & BARKER K & J

2007/LD-00007 46 FISHERMANS TRAIL FISHERMANS REACH
TWO (2) LOT SUBDIVISION
Owner: CROKER G & L & CROKER T

2007/LD-00082 13 PACIFIC HIGHWAY FREDERICKTON
CONTINUED USE - PART STORAGE, PART EXHAUST REPAIR
WORKSHOP
Owner: JULIUS GS & PJ

2007/LD-00116 Lot 1 DP512288 DANGAR STREET WEST KEMPSEY
PLAYING FIELD
Owner: KEMPSEY SHIRE COUNCIL

2007/LD-00183 Lot 1 DP1116801 NULLA NULLA CREEK ROAD
BELLBROOK
DWELLING & GARAGE
Owner: KIRKPATRICK J

2007/LD-00191 1 BELGRAVE STREET KEMPSEY
ALTERATIONS AND ADDITIONS
Owner: PALMER R

2007/LD-00240 50 DULCONGHI STREET CRESCENT HEAD
DWELLING ADDITIONS
Owner: MCNIVEN M & D

- 2007/LD-00246 33 MINES ROAD DEEP CREEK
DOG BOARDING AND BREEDING KENNELS
Owner: HEUSTON K
- 2007/LD-00251 73 MACLEAY STREET FREDERICKTON
CHANGE OF USE - DWELLING INTO TEA ROOM/CAFE AND
DISPLAY MEMORABILIA
Owner: TURNBULL N
- 2007/LD-00257 123 SMITH STREET KEMPSEY
INTERNAL ALTERATIONS TO BUNNINGS RETAIL WAREHOUSE
OUTLET AND EXTERNAL ALTERATIONS TO CARPARK &
SIGNAGE
Owner: BUNNINGS PROPERTIES PTY LTD
- 2004/LD-00285 REV01 Lot 1 DP759080 NORTH STREET WEST
KEMPSEY
RE-SUBDIVISION
Owner: SHANNON PACIFIC P/L, THOMAS DB & JK & MCEVOY S
- 2007/LD-00270 2/48 VERGE STREET KEMPSEY
TWO (2) LOT SUBDIVISION
Owner: HANLON I
- 2006/LD-00376 REV02 20 CARRI STREET SOUTH KEMPSEY
BUILDING SIZE AND HEIGHT - MODIFICATION
Owner: BIG RED DOG INVESTMENTS PTY LTD
- 2007/LD-00274 1 RIPPON PLACE SOUTH WEST ROCKS
DUAL OCCUPANCY SUBDIVISION
Owner: TIPRUSH PTY LTD
- 2007/LD-00277 13 LIVINGSTONE STREET SOUTH WEST ROCKS
COMMERCIAL ALTERATION AND ADDITIONS
Owner: QUADRAFOX PTY LIMITED
- 2006/LD-00108 REV01 60 LINK ROAD KUNDABUNG
SIX (6) LOT SUBDIVISION - MODIFICATION
Owner: SHELINA PTY LTD
- 2006/LD-00313 REV01 80-114 MACLEAY STREET FREDERICKTON
AGED CARE FACILITY - MODIFICATION
Owner: THOMPSON HEALTH CARE PTY LTD
- 2007/LD-00299 82 WEST STREET SOUTH KEMPSEY
WASH BAY
Owner: COUNTRY ENERGY
- 2006/LD-00559 REV01 27 WAIANBAR AVENUE SOUTH WEST ROCKS
DWELLING, SHED & INGROUND SWIMMING POOL -
MODIFICATION
Owner: LOVE M & M

- 2007/LD-00322 4 DENNIS CRESCENT SOUTH WEST ROCKS
DWELLING
Owner: SUPA EAST PTY LTD
- 2000/LD-00304 REV02 Lot 4 DP1090488 TOEPFER LANE KUNDABUNG
SUBDIVISION-MODIFICATION OF BUILDING ENVELOPE
Owner: TYRRELL D & J
- 2007/LD-00324 62-64 SMITH STREET KEMPSEY
FOOD PREMISES
Owner: HERBERT P
- 2007/LD-00326 Lot 101 DP854441 ROSELLA PLACE ARAKOOON
SHED
Owner: FOX E
- 2006/LD-00533 REV01 119 LEITH STREET WEST KEMPSEY
CONVERT DWELLING TO TWO AGED CARE HOUSING -
MODIFCATION
Owner: MACLEAY SENIOR CITIZENS HOME INC
- 1998/LD-00119 REV02
SEVEN (7) LOT SUBDIVISION - MODIFICATION
Owner: JORDAN M D & H R
- 2007/LD-00335 2 AIRPORT ROAD ALDAVILLA
DWELLING & SHED
Owner: MARQUETT D & C
- 2007/LD-00336 3 HAROLD WALKER AVENUE WEST KEMPSEY
STORAGE FACILITY
Owner: KEMPSEY SHIRE COUNCIL
- 2006/LD-00459 REV01 48 RICHARDS PLACE VERGES CREEK
CHANGE OF USE FROM A FARM SHED TO DWELLING -
MODIFICATION
Owner: HARVEY M J
- 2007/LD-00347 36 SOUTH STREET SOUTH KEMPSEY
INDUSTRIAL BUILDING & REMOVAL OF EXISTING SHED
Owner: O'DONNELL & HANLON
- 2007/LD-00348 3-5 RIVERVIEW PLACE SOUTH WEST ROCKS
BOAT SHED & HOME ACTIVITY BUILDING
Owner: HADLOW DESIGN SERVICES
- 2007/LD-00350 51 BROUGHTON STREET WEST KEMPSEY
GARAGE
Owner: ADDISON M & R
- 2007/LD-00351 9 OCEAN DRIVE SOUTH WEST ROCKS
MAINTENANCE REPAIRS AND FRONT FENCE
Owner: DEPARTMENT OF LANDS

2007/LD-00352 15 GEOFFREY PARTRIDGE PLACE FREDERICKTON
INGROUND SWIMMING POOL
Owner: HAYWOOD D & D

2007/LD-00355 EAST KEMPSEY CEMETERY NAIOOKA STREET SOUTH
KEMPSEY
DISABLED UNISEX TOILET
Owner: KEMPSEY SHIRE COUNCIL

2007/LD-00359 Lot 31 DP1086732 JOHN LANE ROAD YARRAVEL
GARAGE
Owner: SMITH A & CONNORS J

2007/LD-00360 56 EDGAR STREET FREDERICKTON
DWELLING ADDITIONS
Owner: PATTEN N

2007/LD-00366 6 BLOOMFIELD STREET SOUTH KEMPSEY
REMOVE EXISTING SHED & ERECT DOUBLE GARAGE
Owner: WATTS M & R

2004/LD-00422 REV01 287 GREGORY STREET SOUTH WEST ROCKS
THREE (3) DWELLINGS - MODIFICATION
Owner: COLLIVER R & ACKERLY K

2007/LD-00367 414 TURNERS FLAT ROAD TURNERS FLAT
INGROUND SWIMMING POOL
Owner: JENKINS A & S

2007/LD-00368
DWELLING - PRIVATE CERTIFIER - COMPLYING DEVELOPMENT
Owner: LEDDY P & GOODWIN J

2007/LD-00369 35 HILLVIEW DRIVE YARRAVEL
DWELLING ADDITIONS - PRIVATE CERTIFIER - COMPLYING
DEVELOPMENT
Owner: RYAN D & L

2007/LD-00370 30 GRANTS CLOSE SOUTH KEMPSEY
INGROUND SWIMMING POOL
Owner: SICILIANO R & C

2007/LD-00371 6 OCEAN AVENUE STUARTS POINT
ADDITIONS
Owner: LOVELL GP

2007/LD-00375 10 BUNYA PINE COURT WEST KEMPSEY
SHED
Owner: EVERSON H N

2007/LD-00376 422 FISHERMANS REACH ROAD FISHERMANS REACH
SHED

Owner: MICHELSON S, HARRIS K & D

2007/LD-00377 33 WARATAH DRIVE YARRAVEL
 DWELLING
 Owner: FARRELL J & SHEEDY D

2007/LD-00380 24 EVERINGHAMS LANE FREDERICKTON
 SHED
 Owner: TESTER D W

2007/LD-00381 65 BELLE O'CONNOR STREET SOUTH WEST ROCKS
 DWELLING
 Owner: MALAK A G

2007/LD-00382 18 NAIOOKA STREET SOUTH KEMPSEY
 PATIO COVER - PRIVATE CERTIFIER - COMPLYING
 DEVELOPMENT
 Owner: SCOTT G & Y

2006/LD-00274 REV01 52 LIKA DRIVE SOUTH KEMPSEY
 TWO (2) LOT SUBDIVISION - MODIFICATION
 Owner: WOODS B, GRIFFIN D

2005/LD-00319 REV02 63 SHERWOOD ROAD ALDAVILLA
 TWO (2) LOT SUBDIVISION - MODIFICATION
 Owner: GRALTON RA & LR

Type	No	Sub	Value
Complying Development	9	9	\$107,431.00
Private Certifier (Complying Development)	3	-	\$221,430.00
Local Development	27	39	\$3,136,603.00
Integrated Development	1	1	00.00
Modification	12	-	00.00

There were 52 applications approved with a value of \$3,465,464.00.

For the financial year to date there have been 141 approvals including 31 modifications approved, with 82.58 % (109) approved within 30 days.

The 141 approvals (including 152 sub-applications) have a value of \$9,767,350.00

There are 243 applications awaiting determination for the following reasons: -

REFER TO CROWN AUTHORITY FOR APPROVAL (CRA)	1
REFER TO DEPT OF PLANNING - SEPP 1 (DP1)	1
REFER TO SDS ENGINEERING (ENG)	1
FURTHER DETAILS REQUIRED (FD)	70
FINAL REQUEST FOR INFO BEFORE REFUSAL (FR)	4
INCOMPLETE APPLICATION (IA)	25
REFERRAL TO OTHER AGENCIES (OA)	3

REFER TO RFS - INTEGRATED - MORE DETAILS (RFS3)	1
REFER TO RURAL FIRE SERVICE (LD) (RR)	5
REFER TO RURAL FIRE SERVICE - LOCAL (RRI)	2

Council Report on Construction Certificates Building

2007/CB-00155 Lot 1 DP1116801 NULLA NULLA CREEK ROAD
BELLBROOK
DWELLING
Owner: KIRKPATRICK J

2007/CB-00197 50 DULCONGHI STREET CRESCENT HEAD
DWELLING ADDITION
Owner: MCNIVEN M & D

2007/CB-00276 4 DENNIS CRESCENT SOUTH WEST ROCKS
DWELLING
Owner: SUPA EAST PTY LTD

2007/CB-00279 62-64 SMITH STREET KEMPSEY
FOOD PREMISES
Owner: HERBERT P A

2007/CB-00282 Lot 101 DP854441 ROSELLA PLACE ARAKOOON
SHED
Owner: FOX E

2007/CB-00287 2 AIRPORT ROAD ALDAVILLA
DWELLING & SHED
Owner: MARQUETT D & C

2007/CB-00294 51 BROUGHTON STREET WEST KEMPSEY
GARAGE
Owner: ADDISON M S

2007/CB-00297 15 GEOFFREY PARTRIDGE PLACE FREDERICKTON
INGROUND SWIMMING POOL
Owner: HAYWOOD D & D

2007/CB-00298 EAST KEMPSEY CEMETERY NAIOOKA STREET
SOUTH KEMPSEY
DISABLED UNISEX TOILET
Owner: KEMPSEY SHIRE COUNCIL

2007/CB-00302 Lot 31 DP1086732 JOHN LANE ROAD YARRAVEL
GARAGE
Owner: SMITH A M

2007/CB-00303 56 EDGAR STREET FREDERICKTON
DWELLING ADDITIONS
Owner: PATTEN N

2007/CB-00310 6 BLOOMFIELD STREET SOUTH KEMPSEY

REMOVE EXISTING SHED AND ERECT DOUBLE GARAGE
Owner: WATTS M G

2007/CB-00311
DWELLING - PRIVATE CERTIFIER - COMPLYING
DEVELOPMENT
Owner: LEDDY P & GOODWIN J

2007/CB-00312 35 HILLVIEW DRIVE YARRAVEL
DWELLING ADDITIONS - PRIVATE CERTIFIER -
COMPLYING DEVELOPMENT
Owner: RYAN D & L

2007/CB-00313 414 TURNERS FLAT ROAD TURNERS FLAT
INGROUND SWIMMING POOL
Owner: JENKINS A & S

2007/CB-00315 30 GRANTS CLOSE SOUTH KEMPSEY
INGROUND SWIMMING POOL
Owner: SICILIANO R & C

2007/CB-00316 6 OCEAN AVENUE STUARTS POINT
ADDITIONS
Owner: LOVELL GP

2007/CB-00318 10 BUNYA PINE COURT WEST KEMPSEY
SHED
Owner: EVERSON H N

2007/CB-00321 24 EVERINGHAMS LANE FREDERICKTON
SHED
Owner: TESTER D W

2007/CB-00322 73 JOHN LANE ROAD YARRAVEL
GARAGE - PRIVATE CERTIFIER
Owner: CATON R A & J

2007/CB-00323 18 NAIOOKA STREET SOUTH KEMPSEY
PATIO COVER - PRIVATE CERTIFIER - COMPLYING
DEVELOPMENT
Owner: SCOTT G & Y

2007/CB-00324 287 GREGORY STREET SOUTH WEST ROCKS
THREE (3) DWELLINGS
Owner: COLLIVER R & ACKERLY K

2007/CB-00326 3-5 RIVERVIEW PLACE SOUTH WEST ROCKS
BOAT SHED & HOME ACTIVITY BUILDING
Owner: HADLOW DESIGN SERVICES

2007/CB-00327 33 MINES ROAD DEEP CREEK
DOG BOARDING AND BREEDING KENNELS
Owner: HEUSTON K

There were 24 applications approved.

For the financial year to date there have been 90 approvals with 95.8% (23) approved within 30 days. (Please note: this includes applications approved by Private Certifier).

REPORT IMPLICATIONS

- *Environmental*

Nil

- *Social*

Nil

- *Economic (Financial)*

Nil

- *Policy or Statutory*

Nil

- *Director's Review*

Nil

RECOMMENDATION:

That the information be noted.

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R B Pitt
DIRECTOR SUSTAINABLE DEVELOPMENT SERVICES