

# Request to modify a major project



NSW GOVERNMENT  
Department of Planning

Date duly made: \_\_\_\_/\_\_\_\_/\_\_\_\_

Modification No. CP06\_0316 (MOD 10)

## 1. Before you lodge

This form is required under section 75W of the *Environmental Planning and Assessment Act 1979* (the Act) in order to request the Minister to modify the Minister's approval to carry out a project or concept plan to which Part 3A of the Act applies.

Before making this request, it is recommended that you first consult with the Department of Planning (the Department) concerning your modification. The Director-General may issue environmental assessment requirements that must be complied with before your request will be considered by the Minister. If the changes proposed by the modification will result in a project that is consistent with the existing approval, the Minister's approval for a modification is not required.

### Disclosure Statement

Persons making a request to modify a project or concept plan are required to declare reportable political donations (including donations of or more than \$1,000) made in the previous two years.

Note: For more details about political donations disclosure requirements, including a disclosure form, go to [www.planning.nsw.gov.au/donations](http://www.planning.nsw.gov.au/donations).

### Lodgement

All modification requests must be lodged with the Director-General of the Department of Planning, by courier or mail. An electronic copy should also be e-mailed to the assessment contact officer assigned to the project.

NSW Department of Planning  
Ground floor, 23-33 Bridge Street, SYDNEY NSW 2000  
GPO Box 39 SYDNEY NSW 2001  
Phone 1300 305 695

## 2. Details of the proponent

Company/organisation/agency

LEDA MANORSTEAD PTY LTD

ABN

65 058 793 114

☐ Mr ☐ Ms ☐ Mrs ☐ Dr ☐ Other

First name

Family name

Position

STREET ADDRESS

Unit/street no.

46

Street name

CAVILL AVENUE

Suburb or town

SURFERS PARADISE

State

QLD

Postcode

4217

POSTAL ADDRESS (or mark 'as above')

P O BOX 1914

Suburb or town

SURFERS PARADISE

State

QLD

4217

Daytime telephone

07 5570 5500

Fax

07 5570 5050

Mobile

0410 540371

Email

[rvanrij@ledaholdings.com.au](mailto:rvanrij@ledaholdings.com.au)

### 3. Identify the land

STREET ADDRESS (where relevant)

Unit/street no.

Street or property name

Suburb, town or locality

2486

Local government area(s)

State Electorate(s)

REAL PROPERTY DESCRIPTION

Lot 1 DP 570076, Lot 2 DP 566529, Lot 1 DP 562222, Lot 1 DP 570077, Lot 1 DP 823679 and Lots 46, 54, 55, 199, 200, 201, 202, 205, 206, 209, 228 and 305 DP 755740 Cobaki Estate

Note: The real property description is found on a map of the land or on the title documents for the land. If you are unsure of the real property description, you should contact the Department of Lands.

Please ensure that you place a slash (/) to distinguish between the lot, section, DP and strata numbers. If the proposed modification applies to more than one piece of land, please use a comma to distinguish between each real property description.

OR: detailed description of land attached: ☐

MAP: A map of the site and locality should also be submitted with this request.

### 4. Details of the original major project or concept plan

Briefly describe what the original approval allows

- Residential development for approximately 5,500 dwellings;
- Town centre and neighbourhood centre for future retail and commercial uses;
- Community facilities and school sites;
- Open space;
- Wildlife corridors;
- Protection and rehabilitation of environmentally sensitive land;
- Road corridors and utility services infrastructure;
- Water management areas; and
- Roads and pedestrian and bicycle network.

What was the original project application no.?

What was the date of the approval?

What was the original application fee?

Note: Clause 245K of the *Environmental Planning and Assessment Regulation 2000* provides information on calculating the maximum fee for a request for modification.

### 5. Describe the modification you propose to make to the development

Describe the proposed modification

Deletion of Condition C14 and insertion of a new Condition C14A as follows:

All future development applications must demonstrate that the keeping of cats at any residential premises within the Cobaki Lakes site shall be restricted to a maximum of two cats and that between the hours of 5.00pm of a day and 6.00am of the day following, any cat shall be kept within the premises or an enclosure within the lot, such that the cat is prevented from leaving the premises or lot. All residential lots are to be encumbered to this effect with a Section 88B Instrument under the NSW Conveyancing Act 1919.

Your modification request may need to be accompanied by an Environmental Assessment, including plans. An electronic and hard copy of this document will be required.

#### ESTIMATED CAPITAL INVESTMENT VALUE

Please indicate the estimated capital investment value (CIV) of the modification to the project approval or concept plan (excluding GST).

\$NIL

#### FULL TIME EQUIVALENT JOBS

Please indicate the number of jobs created by the proposed modification. This should be expressed as a proportion of full time equivalent (FTE) jobs over a full year.

Construction jobs (FTE)

NIL

Operational jobs (FTE)

NIL

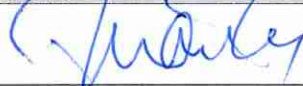
### 6. Landowner's consent (where required)

As the owner(s) of the above property, I/we consent to this request being made by the proponent:

Land

SEE SECTION 3 ABOVE

Signature



Name

REGINALD VAN RIST  
FOR 1 ON BEHALF OF LEDA MANORSTEAD PTY LTD

Date

28 FEBRUARY 2018

Land

Signature

Name

Date

Note: Under Clause 8F of the *Environmental Planning and Assessment Regulation 2000* (the Regulation), certain applications for approval under Part 3A of the Act do not require consent of the landowner, however, the proponent is required to give notice of the application (e.g. linear infrastructure, mining & petroleum projects, and critical infrastructure).

### 7. Political donation disclosure statement

Persons making a request to modify a project or concept plan are required to declare reportable political donations (including donations of or more than \$1,000) made in the previous two years.

Have you attached a disclosure statement to this request?

☐ Yes

☒ No

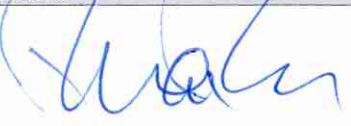
Note: For more details about political donations disclosure requirements, including a disclosure form, go to [www.planning.nsw.gov.au/donations](http://www.planning.nsw.gov.au/donations).

### 8. Proponent's signature

As the proponent(s) of the project and in signing below, I/we hereby:

- provide a description of the modification to the project approval or concept plan and address all matters required by the Director-General pursuant to Section 75W of the Act, and
- declare that all information contained within this form is accurate at the time of signing.

Signature



In what capacity are you signing if you are not the proponent

REGIONAL MANAGER  
DULY AUTHORISED



Name

REGINALD VAN RIJ  
FOR 4 ON BEHALF OF

Date

28 FEBRUARY 2018

Name, if you are not the proponent

REGINALD VAN RIJ

~~28 FEBRUARY 2018~~ BY CLO