

Frequently Asked Questions DA 2024/36

(Muswellbrook Shire Council Document – for information purposes through public notification)

Q What is a Development Application?

A A development application is an application made to Council to carry out a particular development.

This application proposes the subdivision of land to the north and north east of Ironbark Ridge and construction of multi-dwellings housing on part of that land.

Q How do I make a submission/what am I required to do next?

A Any submission must be made in writing. Where you wish to make a submission objecting to the DA or Draft DCP the submission should state the grounds for objection.

It is preferable that any submissions are lodged with Council via email. I can provide you with Council's email address if you would like council@muswellbrook.nsw.gov.au

Council will also accept submissions lodged at Council's Chambers in person or may to Council. However, if your email address is not included in a submission Council will not have means to notify you of any Council Meeting where the matter is to be considered ahead of the related decision.

As stated in the notification letter Council Officers will accept a submission on the Development Application and/or Draft Development Control Plan as a submission related to both matters unless specified in the submission that the submission is only intended as a statement related to one of these matters.

Q What happens after this/how is the development application determined?

A Council is required to assess and determine any development applications under the provisions of the Environmental Planning and Assessment Act 1979.

Council Officers will initially undertake this assessment and once completed prepare a report to the elected Council to determine the application.

In assessing and determining a development application consideration will be given to any submissions received through the notification of the application.

The assessment of the application may take sometime. Please do not be alarmed if you make a submission and it is some time before Council come back to you to notify you of any related Council Meeting.

Q if I make a submission will I be notified of the Council Meeting and/or determination?

A Where an email address is included in a submission Council will undertake to contact the submitter once the application has been assessed and is being reported to a Council Meeting for determination advising of the proposed meeting date.

Please be mindful that the application assessment is likely to take sometime so it is likely that a meeting and a notice of it will be sometime into the future.

Please also be mindful that notices of Council Meetings are issued after the related business paper is prepared (this is usually between 7-3 days from the date of the Council Meeting).