



ACT
Government

Environment, Planning and
Sustainable Development

Planning and Development Act 2007, s425

Form 4 - LETTER OF AUTHORISATION

PRE APPLICATION MEETINGS DEVELOPMENT APPLICATION
APPLICATION FOR RECONSIDERATION

LEASE/SITE DETAILS (Please Print)

If more than two leases/sites please attach the following details for each additional lease/site on a separate sheet

Block	21	Section	30	Suburb	Dickson
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Unit No.		Street Address	'Public Carpark' Cnr Antill/Badham Street
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Block		Section		Suburb	
-------	--	---------	--	--------	--

Unit No.		Street Address	
----------	--	----------------	--

Describe location where no block and section details are available (e.g. for outdoor dining area location)

LESSEE(S) DETAILS - if more than two lessees please provide details of each additional lessee (Please Print)

1st Lessee Name	Coles Group Property Developments Limited	2nd Lessee Name	
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LESSEE AUTHORISATION

This appointment is made under the *Planning and Development Act 2007* and relates to: (please tick)

- Pre - application meeting
 Development Application
 Application for Reconsideration

I/we the lessee(s) authorise the person/company (to be known as *the Applicant*) detailed below:

- to obtain information in relation to this site through the pre-application process
- to act on my/our behalf in relation to a development application for the abovementioned site/s
- to act on my/our behalf in relation to an application for a reconsideration of a development application for the abovementioned site/s
- to pay all application fees, bonds and securities, liaise with the Planning and Land Authority when required, alter, amend or provide further information as necessary and receive any communications relating to the DA or Application for Reconsideration.

APPLICANT DETAILS (Please Print)

Applicant Name		Email address	
----------------	--	---------------	--

OR

Company Name	Knight Frank Town Planning	Email address	planning.act@au.knightfrank.com
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Company Nominees -- a Company can list up to three nominees. The first nominee must be authorised to sign on behalf of the Company

Nominee 1	Aaron Oshyer	Nominee 2	Hali Jobling	Nominee 3	Andrew Connor
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LESSEE(S) DECLARATION If more than two lessees please provide details of each additional lessee on a separate sheet

- I/we declare that I am/we are the lessee(s) of the land described above;
- I/we have been made aware of the declaration clauses in the DA or Application for Reconsideration form; and
- I/we declare that all the information given on this form is true and complete.

1 st Lessee's Signature	DocuSigned by: <i>Suzi Stanicic</i> AE78F56ED9854D3	Date	12-11-18
2 nd Lessee's Signature		Date	

APPLICANT DECLARATION

- I declare that I am the person authorised to sign/sign on behalf of the company described in this form
- I declare that all the information given on this form and its attachments are true and complete;

Applicant Name	Aaron Oshyer	Company Name	Knight Frank Town Planning
Signature	<i>A Oshyer</i>	Date	21/12/2018

LAND CUSTODIAN AUTHORISATION

- I/we declare that I am/we are the land custodian(s) of the public land or unleased land as described above;
- I/we authorise the applicant to obtain information in relation to this site through the pre-application process and make an application for development approval.

Delegate Name	<i>Ken Marshall</i>	Agency Name	TCCS
Signature	<i>Ken Marshall</i>	Date	21/12/18
Delegate Name		Agency Name	
Signature		Date	

THIS AUTHORISATION DOES NOT CONSTITUTE AN APPROVAL IN PRINCIPLE OR OTHERWISE BY THE LAND CUSTODIAN IN RELATION TO THE PROPOSED DEVELOPMENT.

Privacy Notice
 The personal information on this form is provided to the Environment, Planning and Sustainable Development Directorate (EPD) to enable the processing of your application. The collection of personal information is authorised by the *Planning and Development Act 2007*. If all or some of the personal information is not collected EPSDD cannot process your application. The Planning and Development Act 2007 requires the details of applications, decisions and orders to be kept on a register and made available for public inspection. Information and documentation relevant to a development application may be made available via the Internet. The personal information you provide may be disclosed to Australian Bureau of Statistics, ACT Revenue Office, the Registrar General's Office, ACTEW Corporation, ActewAGL, Territory and Municipal Services Directorate and other Government agencies with a direct interest in the development assessment process. The information may also be disclosed where authorised by law or court order, or where the Directorate reasonably believes that the use or disclosure of the information is reasonably necessary for enforcement-related activities conducted by, or on behalf of, an enforcement body. EPSDD's Information Privacy Policy contains information about how you may access or seek to correct your personal information held by EPSDD, and how you may complain about an alleged breach of the Territory Privacy Principles. The EPSDD Information Privacy Policy can be found at www.environment.act.gov.au

Contact Details: Environment, Planning and Sustainable Development Directorate Customer Service Centres GPO Box 158, Canberra City 2601 16 Challis Street Dickson ACT 2602	Business Hours: 8.30am to 4.30pm weekdays (excluding Public Holidays) Phone: (02) 6207 1923 Email: epdcustomerservices@act.gov.au Website: www.planning.act.gov.au
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Property Boundary

Car Parking Schedule B1

Retail	191
Accessible	8
Small Car	9
Total	208

Parking Schedule B1

Bicycle	8
Motorbike	12

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 Coles Group Property Developments
 6 Giffnock Avenue Macquarie Park NSW
 2113

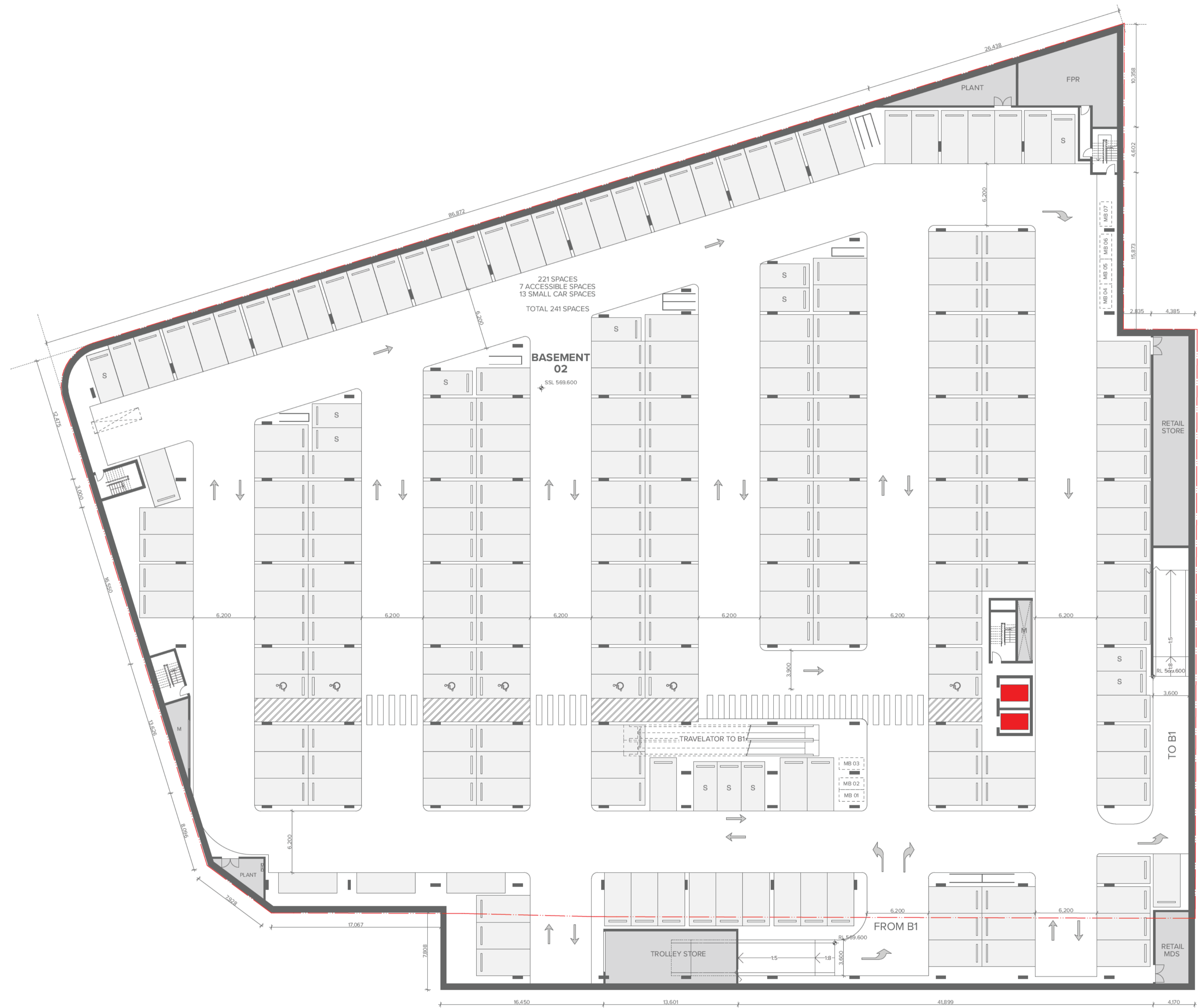
- Notes:**
1. This drawing is to be read in conjunction with relevant consultant drawings
 2. Entrances to all buildings along the accessible path of travel to be as AS1428.1
 3. All lifts to comply with AS735.12 and BCA
 4. All handrails within stairwells to AS1428.1
 5. Tactile indicators to top and bottom of stair risers and road crossings to AS1428.1 2009
 6. Mechanical ventilation systems to comply with AS1668.2 2012

Rev 01 Date 14.12.18 Approved by VP Issue Name Development Application

Project Title
 Dickson Mixed Use
 Block Z1, Section 30, Dickson ACT 2602

Drawing Title
 GA Plans
 Basement 01

Scale 1:250 @A1, 50% @A3
 Status
 Project No. 18047
 Drawn by ML/KP
 Rev 01
 Dwg No. DA-110-008



Property Boundary

Car Parking Schedule B2	
Retail	221
Accessible	7
Small Car	13
Total	241

Parking Schedule B2	
Motorbike	7

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Rev	Date	Approved by	Issue Name	Application
01	14.12.18	VP	Development Application	

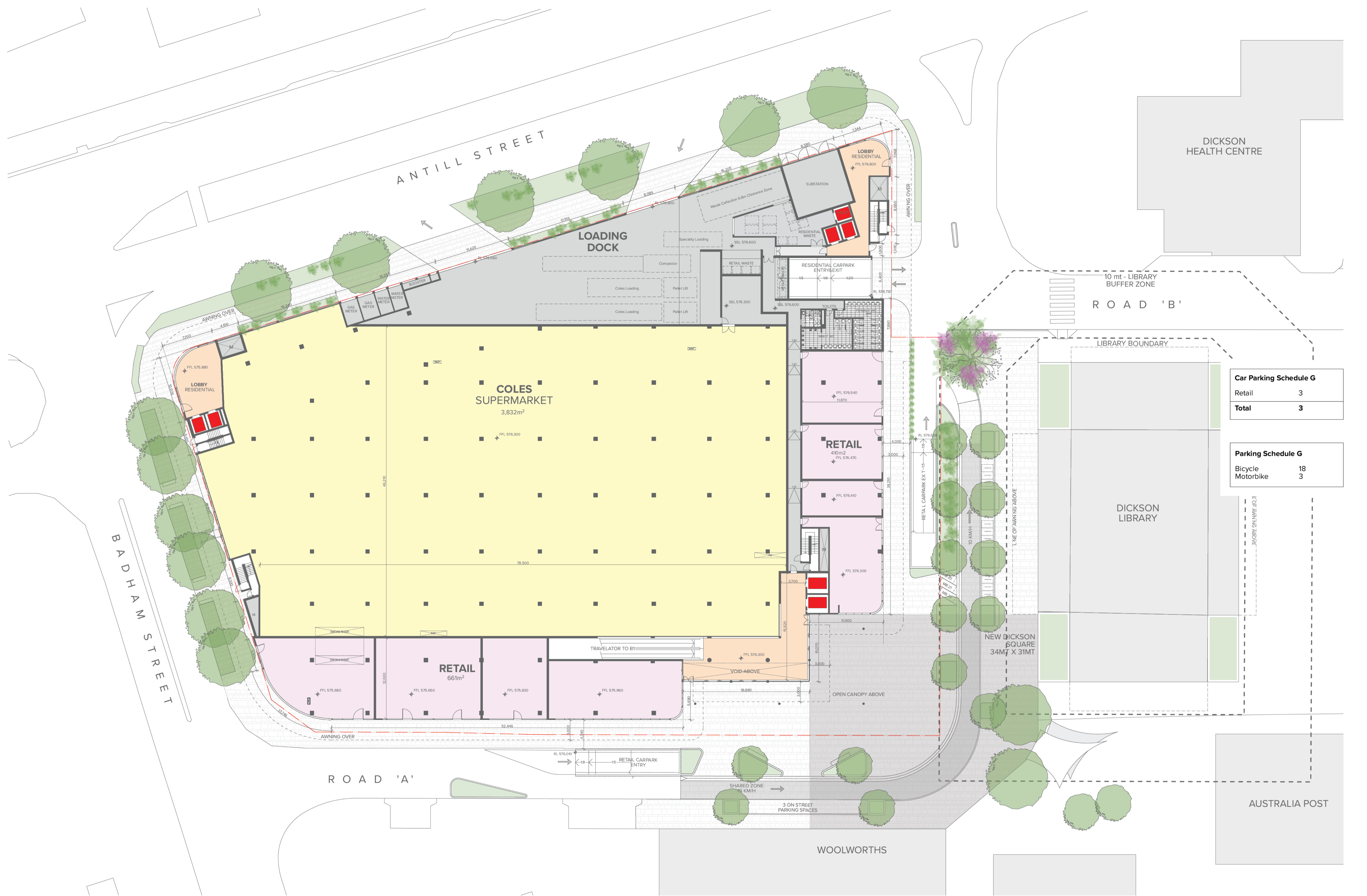
Project Title
 Dickson Mixed Use
 Block Z1, Section 30, Dickson ACT 2602

Drawing Title
 GA Plans
 Basement 02

Scale	Project No.	Drawn by	North
1:250 @A1, 50% @A3	18047	ML/KP	North
Status	Dwg No. DA-110-007	Rev 01	

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DLCC Qual & Endorsed Company ISO 9001:2015, Registration Number 23476
 National Architect Nicholas Turner 1882, 48/49/50/51/52/53/54/55/56/57/58/59/60/61



Car Parking Schedule G

Retail	3
Total	3

Parking Schedule G

Bicycle	18
Motorbike	3

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 6. Mechanical ventilation systems to comply with AS1668.2 2012

Property Boundary as per current Block boundary

Rev 01 Date 14.12.18 Approved by [Signature] Issue Name Development Application

Project Title
Dickson Mixed Use
 Block 21, Section 30, Dickson ACT 2602

Drawing Title
GA Plans
 Ground Level

Scale
 1:250 @A1, 50% @A3

Project No.
 18047

Drawn by
 ML/KP

Rev
 01

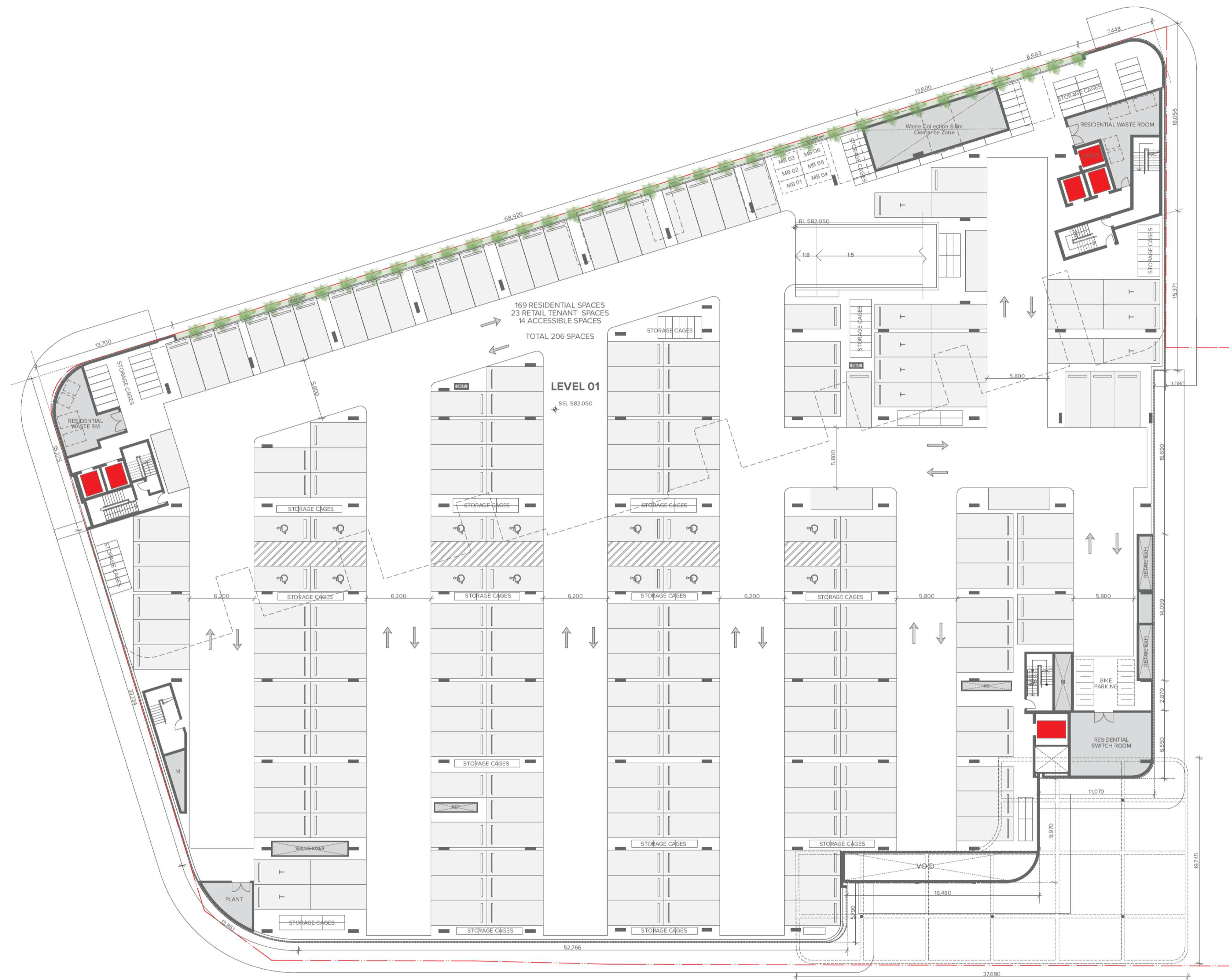
North

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 National Architect Nicholas Turner 1882, 424 90 904 904 911



169 RESIDENTIAL SPACES
23 RETAIL TENANT SPACES
14 ACCESSIBLE SPACES
TOTAL 206 SPACES

LEVEL 01
SSL 582.050

Parking Schedule Level 01	
Residential	169
Accessible	14
Retail Tenant	23
Total	206

Parking Schedule Level 01	
Bicycle	16
Motorbike	6

Storage Schedule Level 01	
Storage Units	140

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- Notes:**
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 3. All lifts to comply with AS735.12 and BCA
 4. All handrails within stairwells to AS14281
 5. Tactile indicators to top and bottom of stair risers and road crossings to AS14281 2009
 6. Mechanical ventilation systems to comply with AS1668.2 2012

Property Boundary as per current Block boundary

Rev	Date	Approved by	Issue Name
01	14.12.18	HP	Development Application

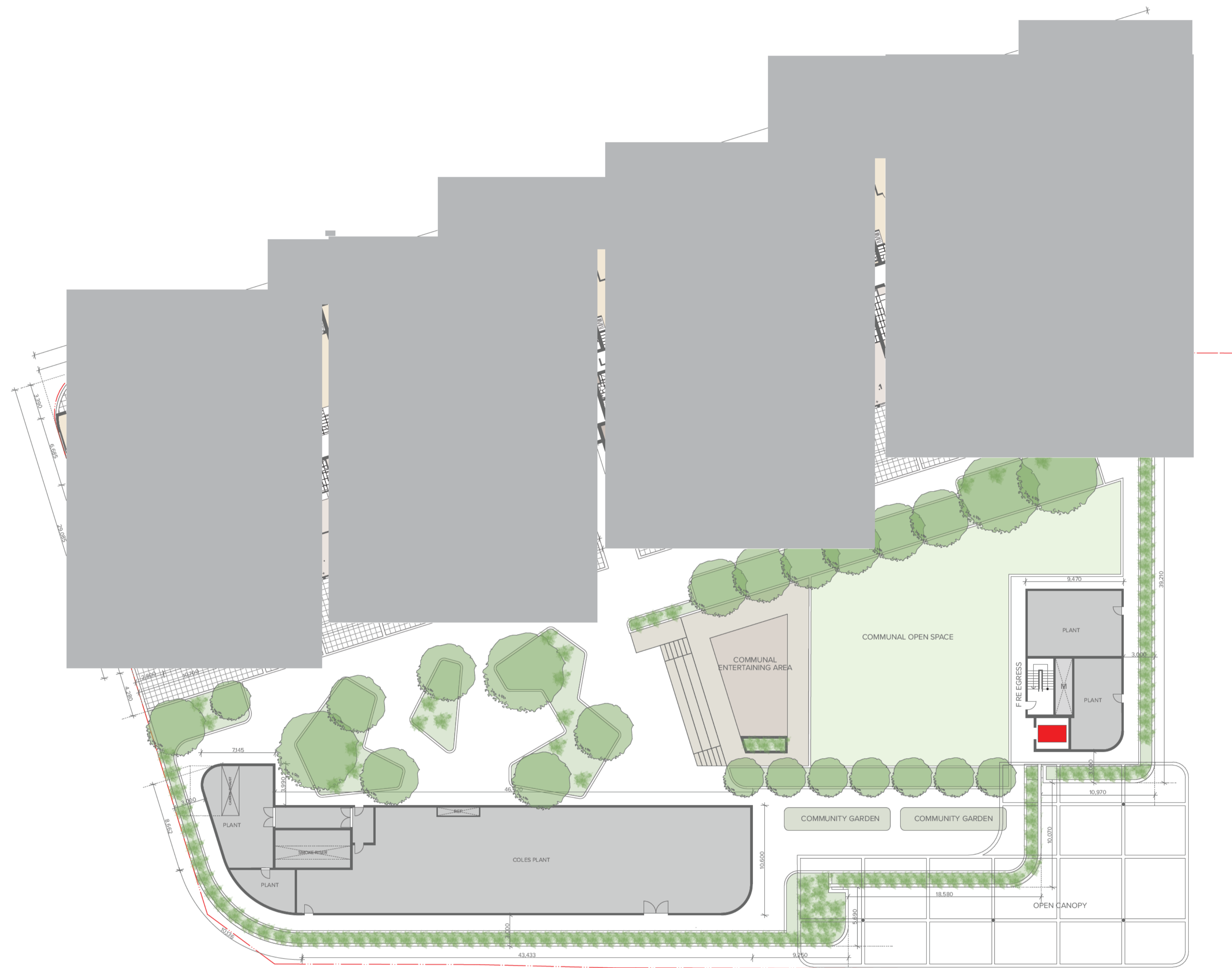
Project Title
Dickson Mixed Use
Block 21, Section 30, Dickson ACT 2602

Drawing Title
GA Plans
Level 01

Scale	Project No.	Drawn by	North
1:250 @A1, 50% @A3	18047	ML/KP	↑
Status	DA-110-010	Rev	01

DLCC Qual & Endorsed Company ISO 9001:2015, Registration Number 23476
Non-lead Architect Nicholas Turner MBE, APR 9104 04 911

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Unit Schedule Level 02	
Studio	3
1 Bed	11
2 Bed	11
3 Bed	3
Total	28

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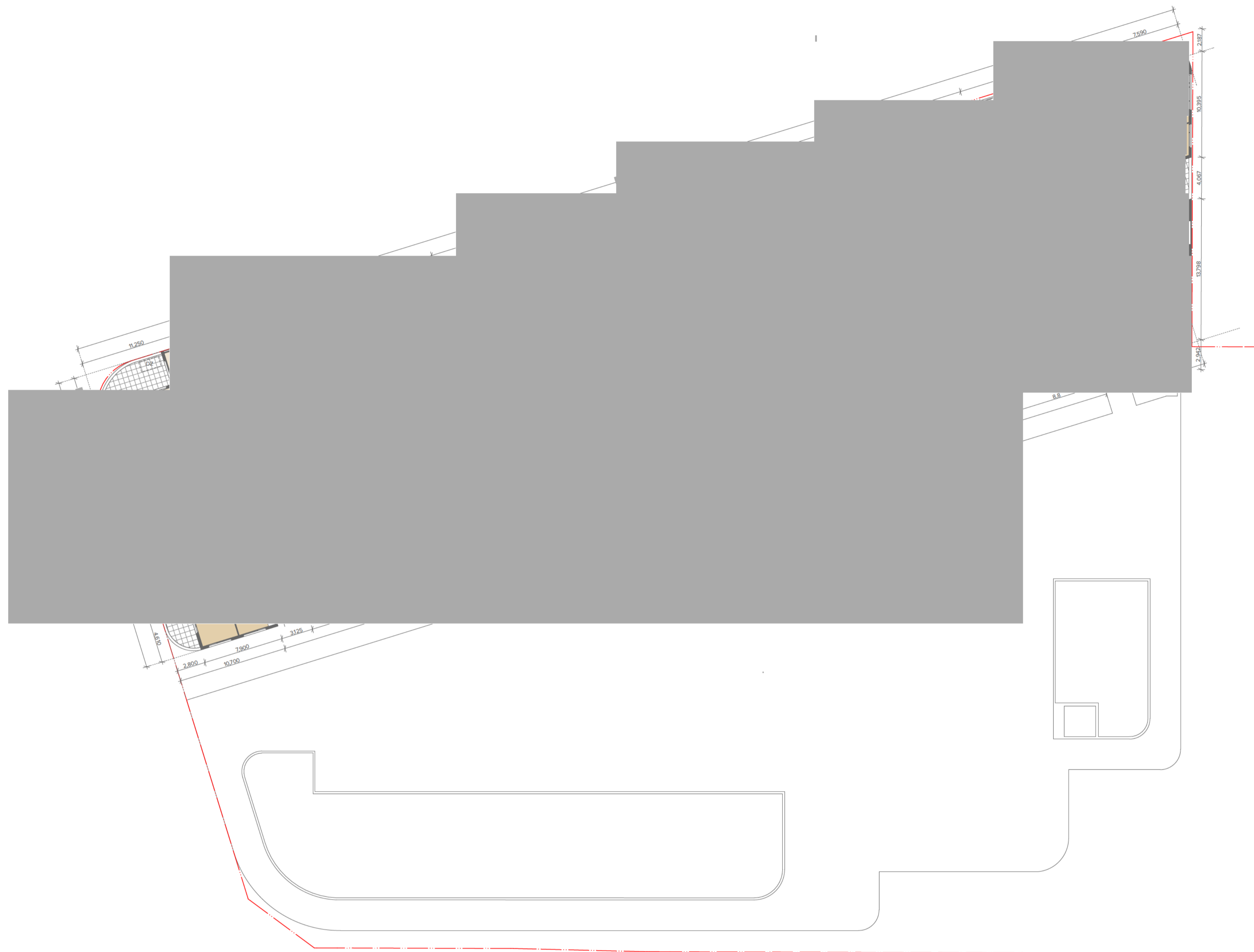
Property Boundary as per current Block boundary

Rev	Date	Approved by	Issue Name
01	14.12.18	VP	Development Application

Project Title
Dickson Mixed Use
 Block Z1, Section 30, Dickson ACT 2602

Drawing Title
GA Plans
Level 02

Scale	Project No.	Drawn by	North
1:250 @A1, 50% @A3	18047	ML/KP	↑
Status	DA-110-011	Rev	01



Unit Schedule Level 03-05 (per level)	
Studio	1
1 Bed	13
2 Bed	11
3 Bed	3
Total	28

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 4. All handrails within stairwells to AS1428.1
 5. Tactile indicators to top and bottom of stair risers and road crossings to AS1428.1 2009
 6. Mechanical ventilation systems to comply with AS1668.2 2012

Property Boundary as per current Block boundary

Rev	Date	Approved by	Issue Name
01	14.12.18	MP	Development Application

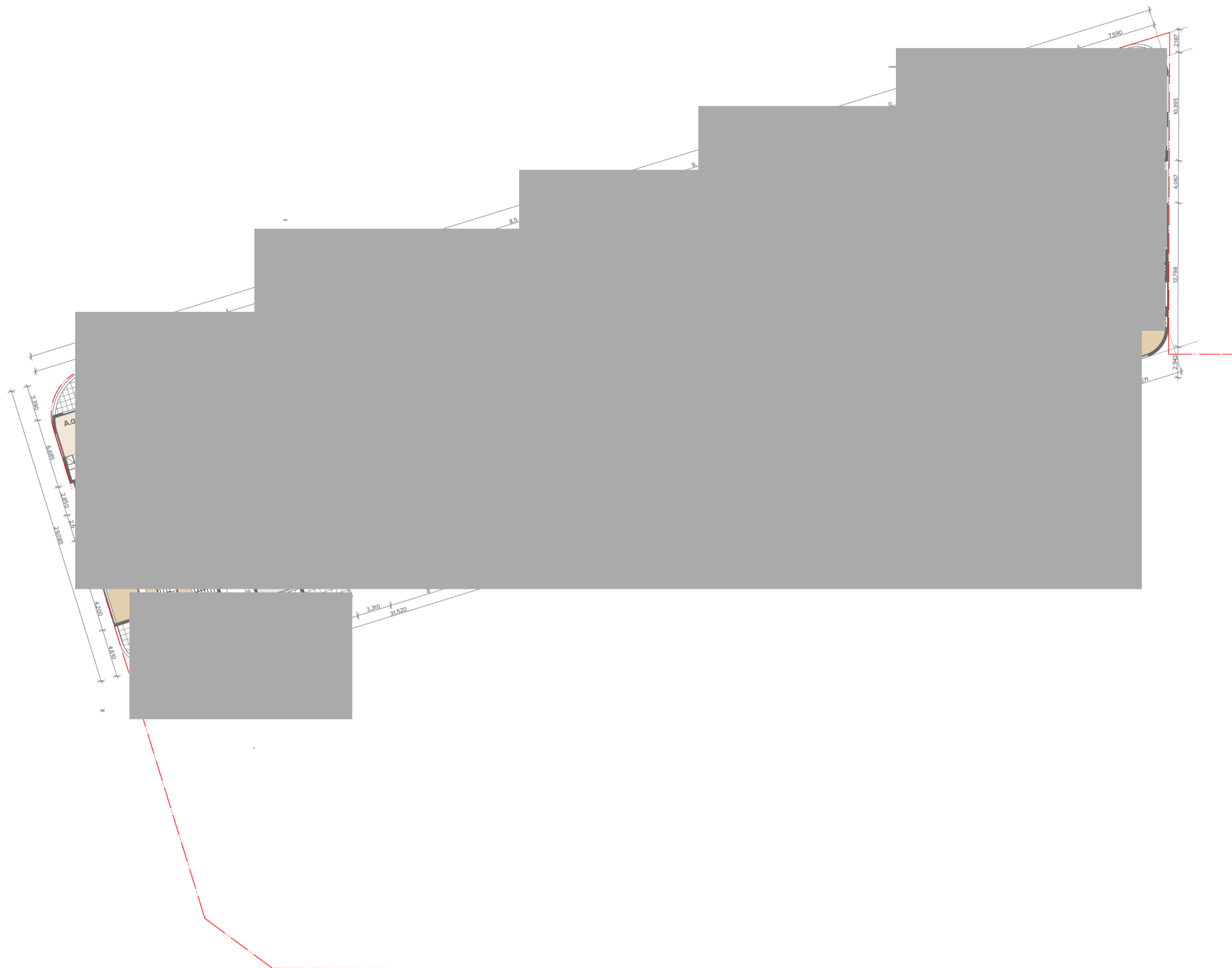
Project Title
Dickson Mixed Use
 Block 21, Section 30, Dickson ACT 2602

Scale: 1:250 @A1, 50% @A3
 Project No: 18047
 Drawn by: ML/KP
 Status:
 Diag No: DA-110-012
 Rev: 01

Drawing Title
GA Plans
Level 03-05 Typical

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Unit Schedule Level 06	
Studio	1
1 Bed	13
2 Bed	11
3 Bed	3
Total	28

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 4. All handrails within stairwells to AS1428.1
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 6. Mechanical ventilation systems to comply with AS1668.2 2012

Property Boundary as per current Block boundary

Rev	Date	Approved by	Issue Name
01	14.12.18	MP	Development Application

Project Title
Dickson Mixed Use
 Block 21, Section 30, Dickson ACT 2602

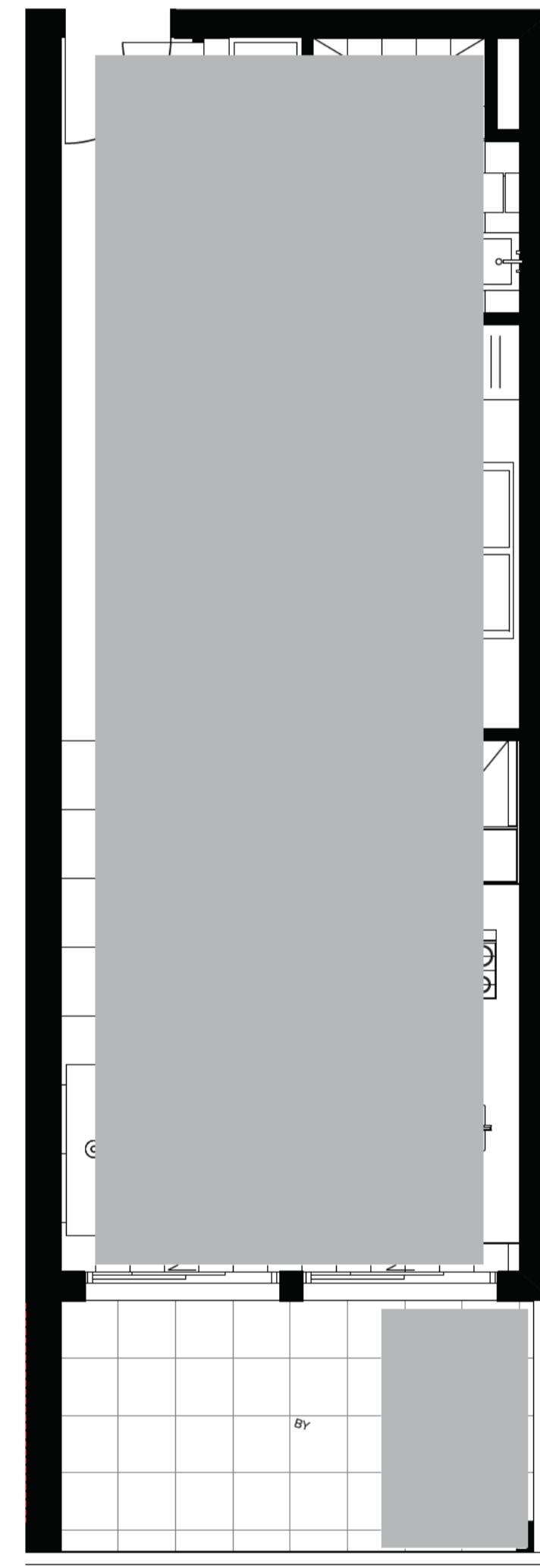
Drawing Title
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Level 06

Scale
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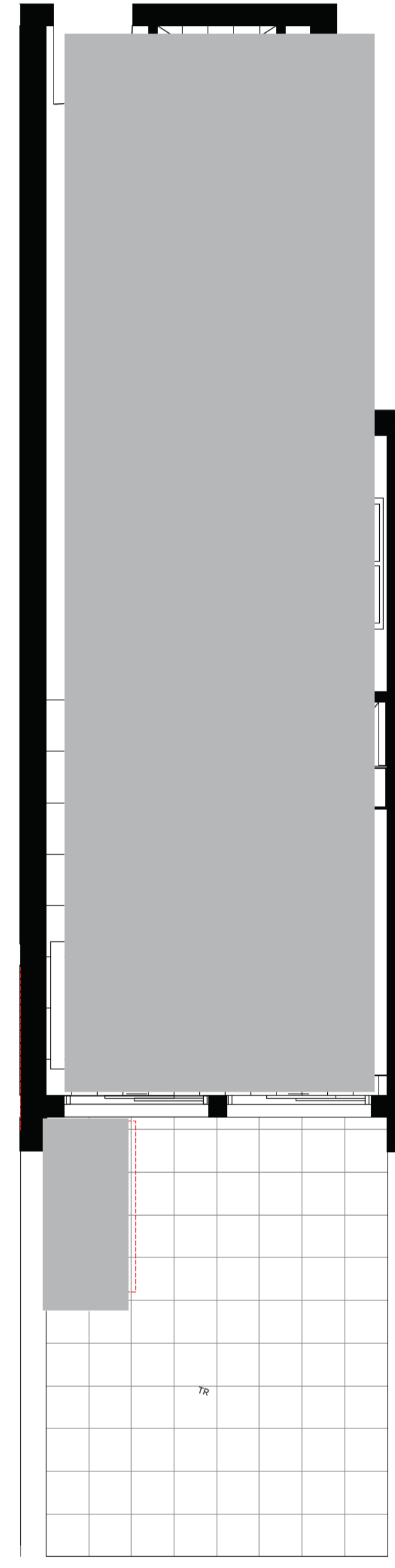
Project No. 18047
Drawn by ML/KP
Checked by Rev
Draw No. DA-110-013
Rev 01

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 National Architect Nicholas Turner 1887 409 9104 (NSW 911)

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Typical Studio Type 1
Minimum Outdoor Area - 9.0m²



Typical Studio Type 2
Minimum Outdoor Area - 20.5m²

Legend	
B1, 2, 3	Bedroom
L	Living
D	Dining
K	Kitchen
BY	Balcony
TR	Terrace
BA	Bathroom
EN	Ensuite
LY	Laundry
ST	Study
WIR	Walk in robe

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Rev	Date	Approved by	Issue Name
01	14.12.18	MP	Development Application

Project Title
Dickson Mixed Use
Block 21, Section 30, Dickson ACT 2602

Drawing Title
Unit Layouts
Unit Type Plans Sheet 1

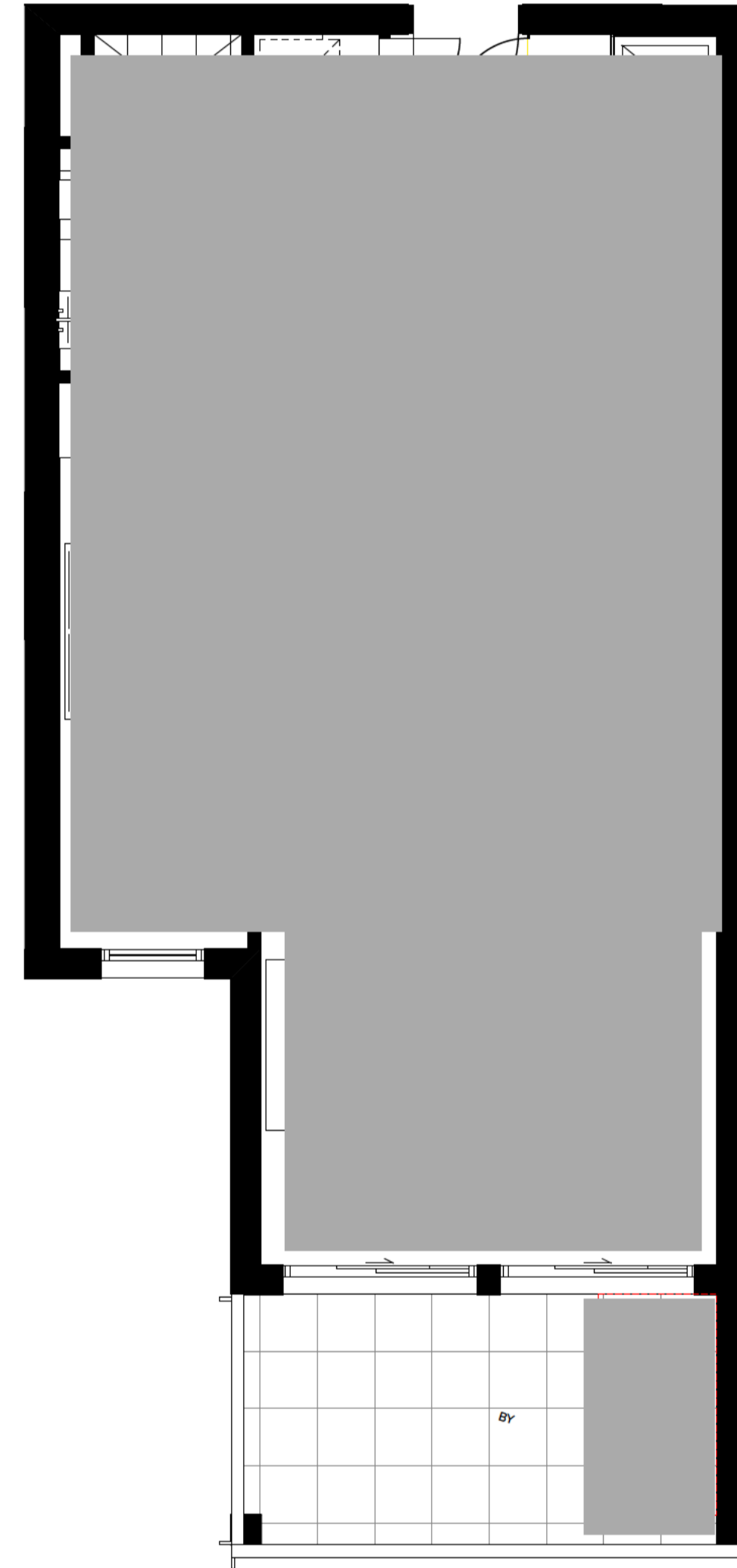
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1:50 @A1, 50% @A3	18047	ML/KP	
Status	DA-840-001	Rev	01

DLCC Quality Endorsed Company ISO 9001:2015, Registration Number 23476
Nominated Architect Nicholas Turner 1802 4291 904/04 811

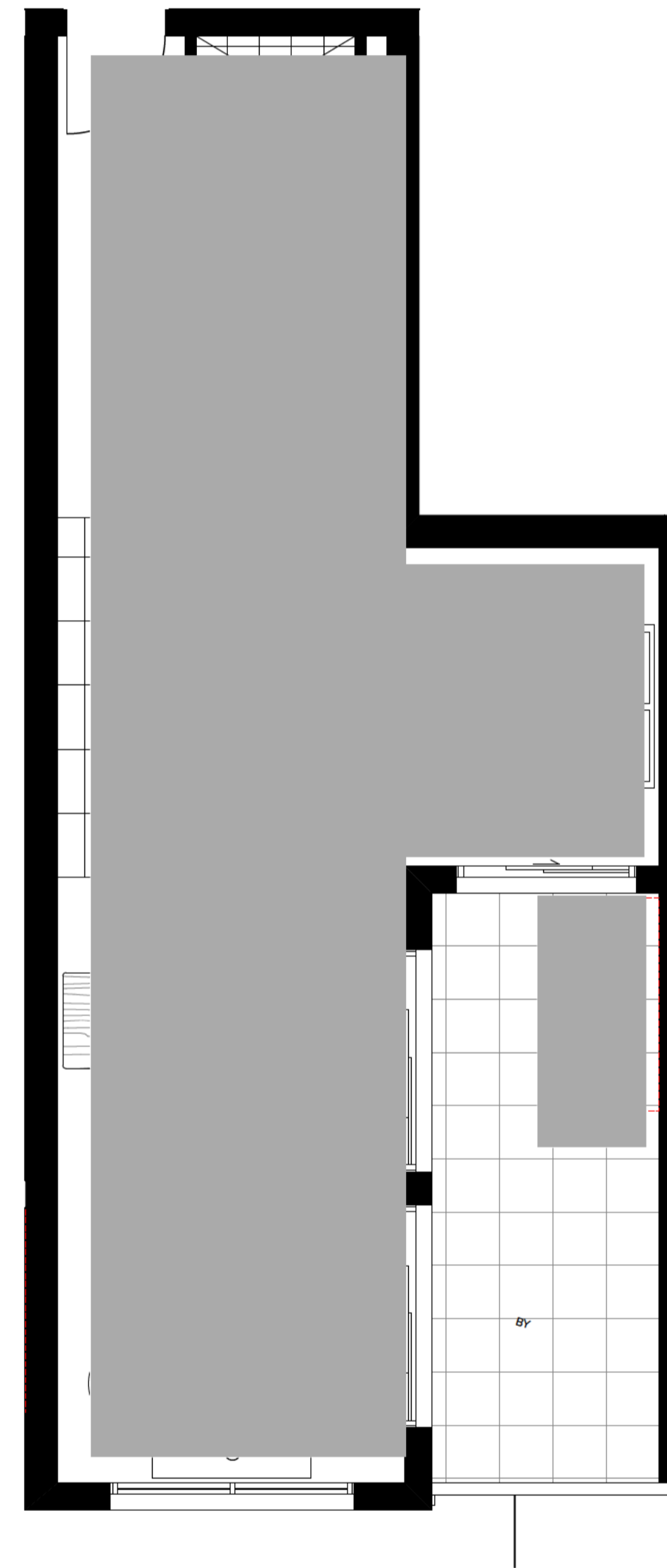
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Typical 1 Bed Type 1
Minimum Outdoor Area - 9m²



Typical 1 Bed Type 2
Minimum Outdoor Area - 11,8m²

Legend	
B1 ,2, 3	Bedroom
L	Living
D	Dining
K	Kitchen
BY	Balcony
TR	Terrace
BA	Bathroom
EN	Ensuite
LY	Laundry
ST	Study
WIR	Walk in robe

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6 Giffnock Avenue Macquarie Park NSW
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Rev	Date	Approved by	Issue Name
01	14.12.18	MP	Development Application

Project Title
Dickson Mixed Use
Block 21, Section 30, Dickson ACT 2602

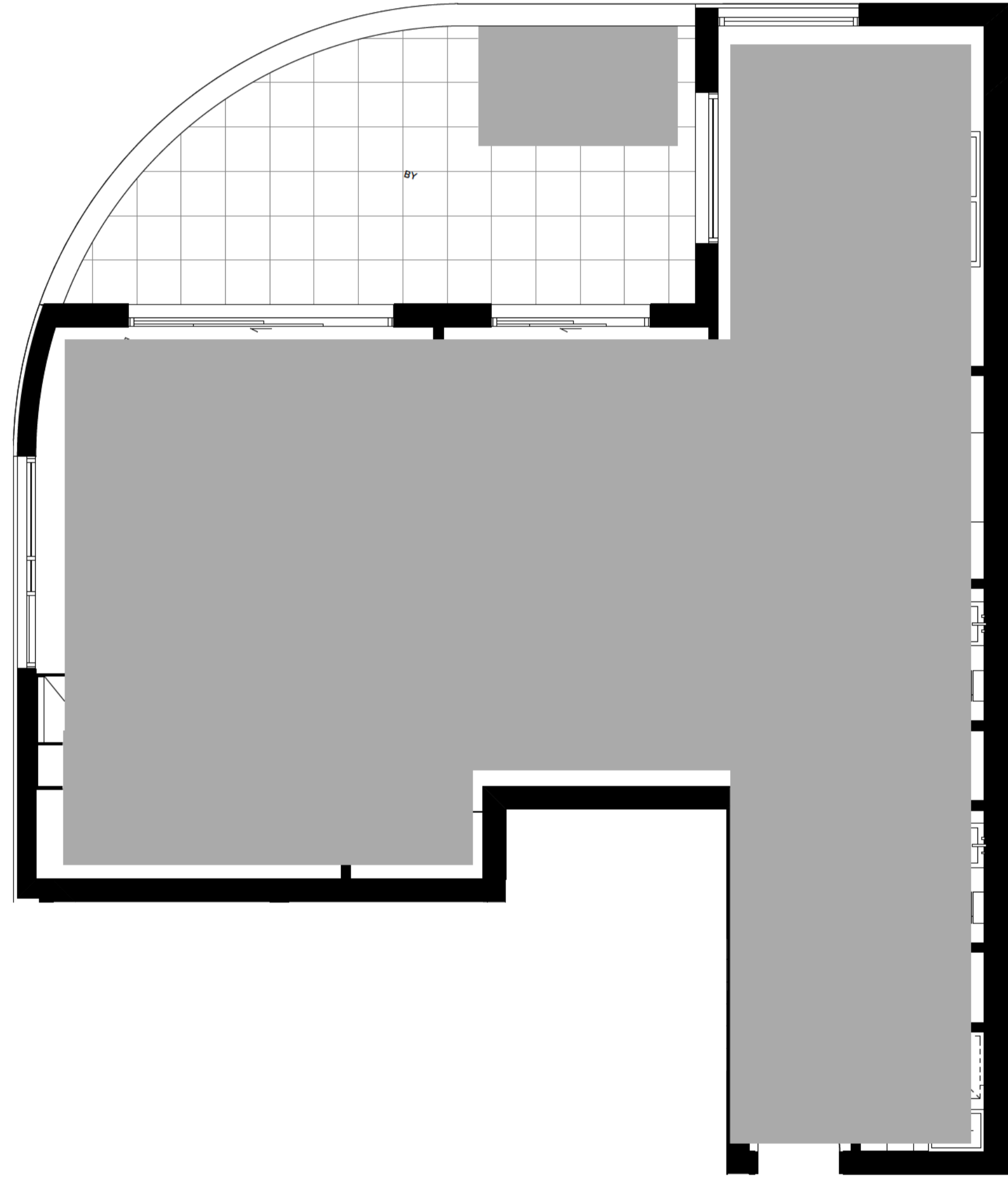
Scale	Project No.	Drawn by	North
1:50 @A1, 50% @A3	18047	ML/KP	
Status	Draw No.	Rev	
	DA-840-002	01	

Drawing Title
Unit Layouts
Unit Type Plans Sheet 2

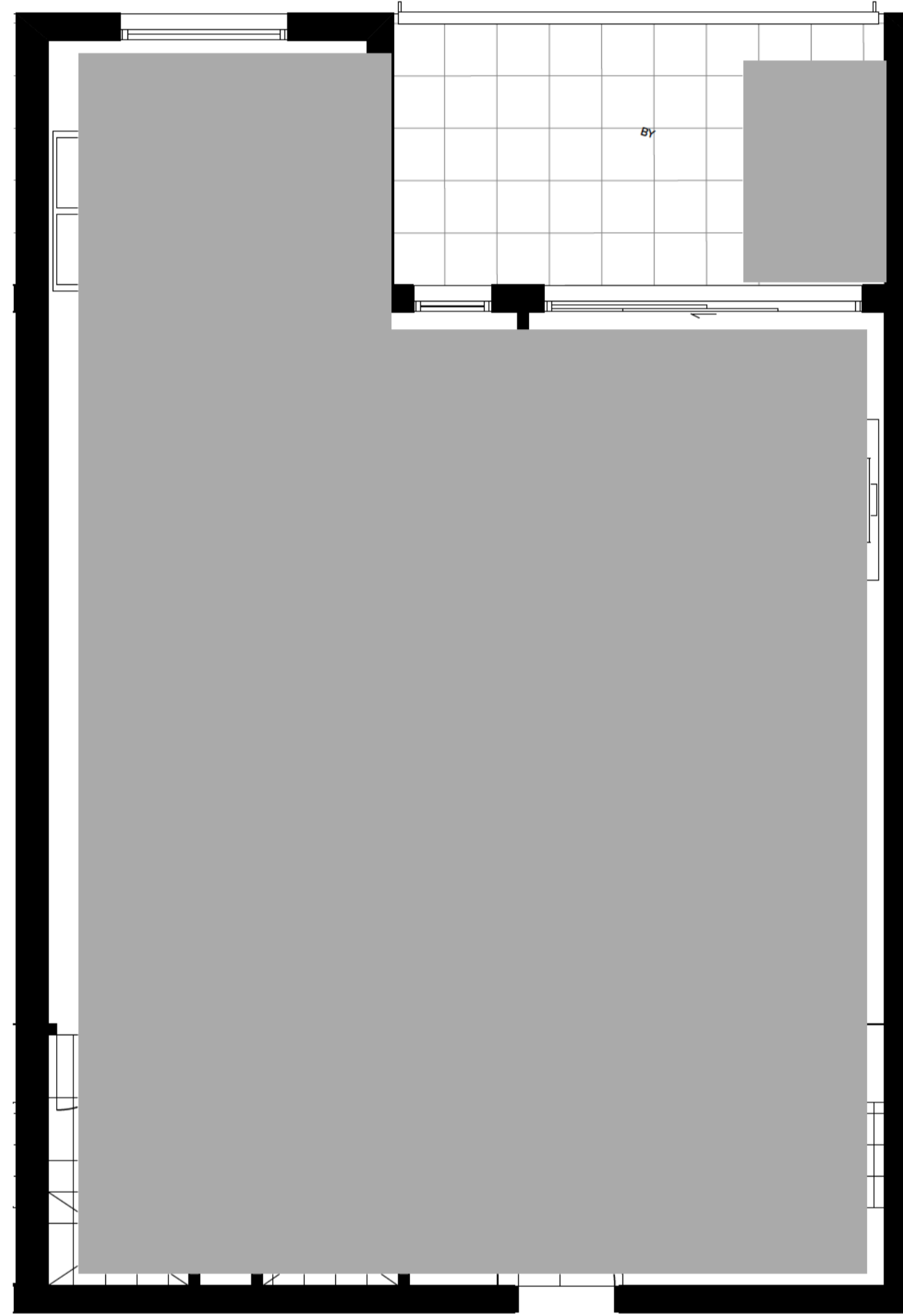
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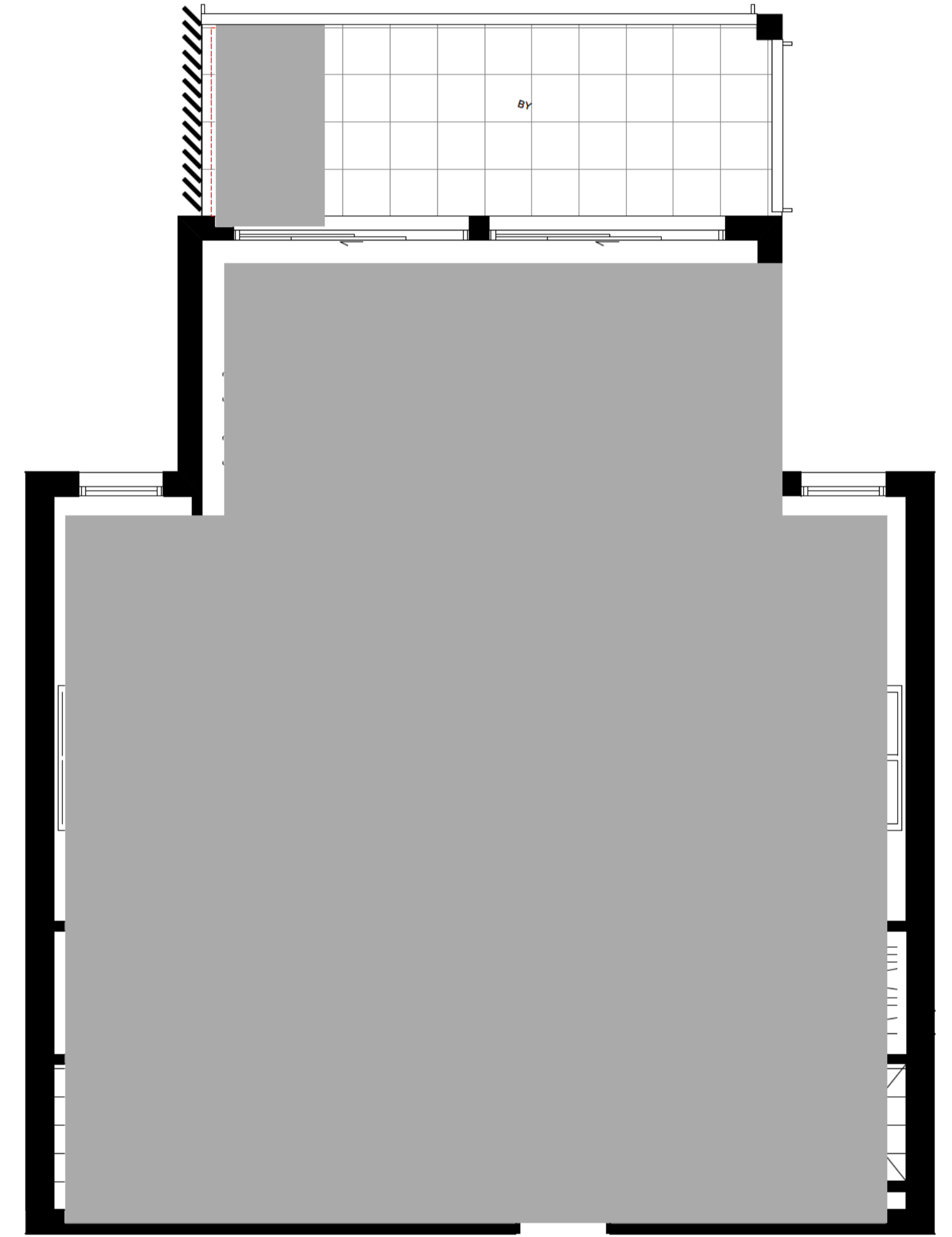
DJCS Quay & Enfield Company ISO 9001:2008, Registration Number 24076
Nominated Architect Nicholas Turner 1987, 4074 50104 004 011



Typical 2 Bed Type 1
Minimum Outdoor Area - 18.5m²



Typical 2 Bed Type 4
Minimum Outdoor Area - 12.1m²



Typical 2 Bed Type 3
Minimum Outdoor Area - 13.1m²

Legend	
B1, 2, 3	Bedroom
L	Living
D	Dining
K	Kitchen
BY	Balcony
TR	Terrace
BA	Bathroom
EN	Ensuite
LY	Laundry
ST	Study
WIR	Walk in robe

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Coles Group Property Developments
6 Giffnock Avenue Macquarie Park NSW
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Rev	Date	Approved by	Issue Name
01	14.12.18	NP	Development Application

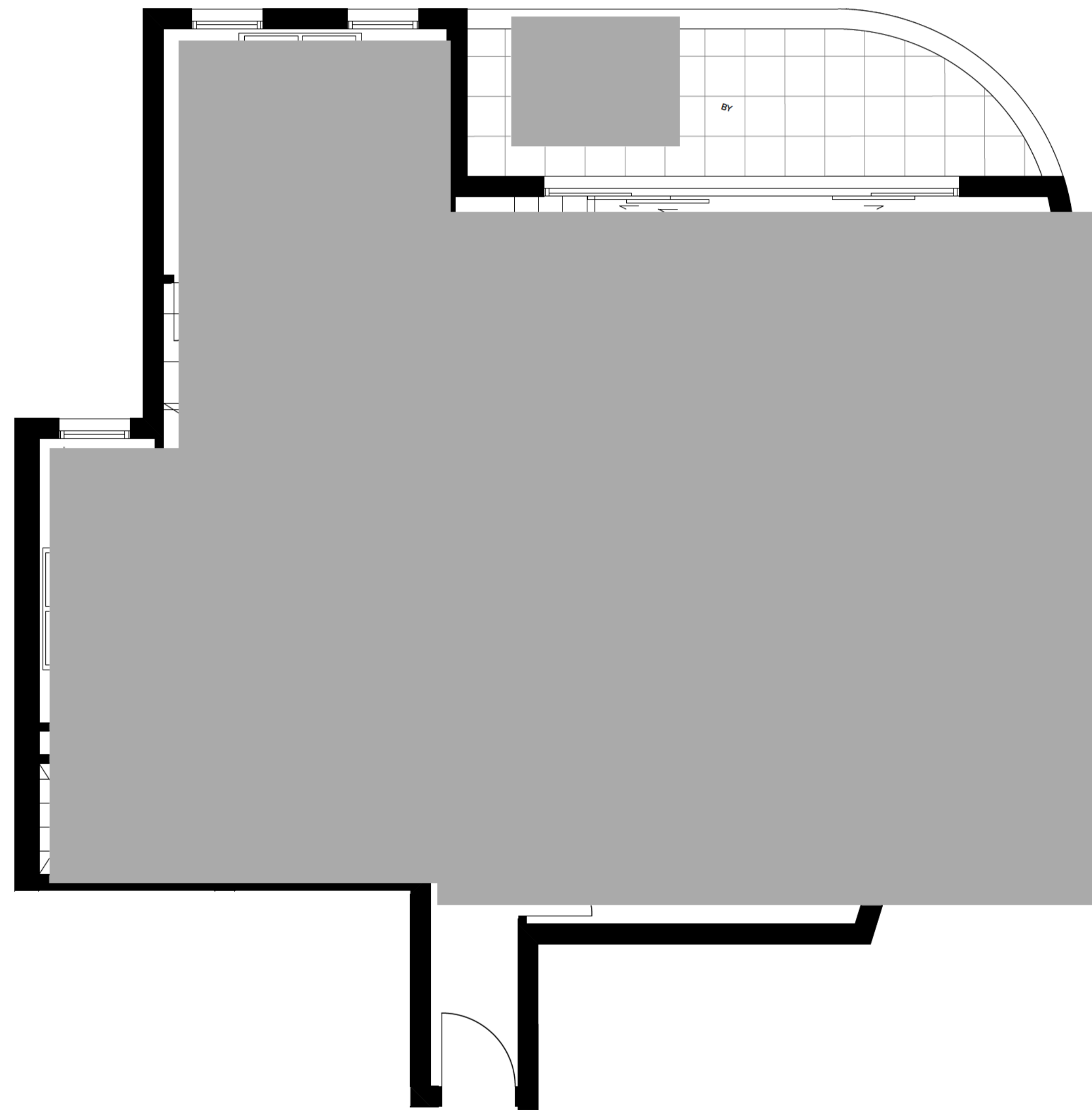
Project Title
Dickson Mixed Use
Block 21, Section 30, Dickson ACT 2602

Scale	Project No.	Drawn by	North
1:50 @A1, 50% @A3	18047	ML/KP	
Status	DA-840-003	Rev	01

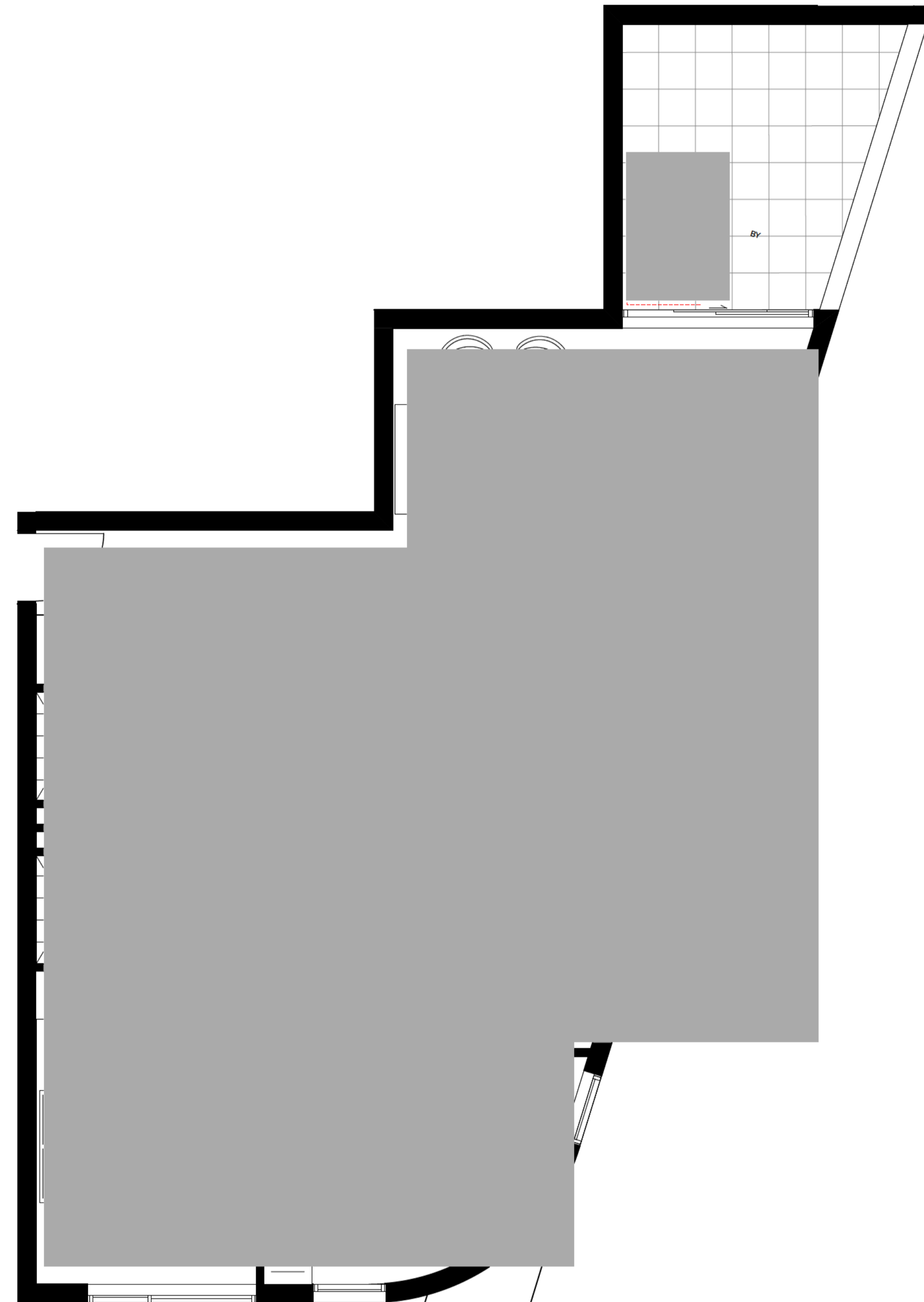
Unit Layouts
Unit Type Plans Sheet 3

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Typical 3 Bed Type 1
Minimum Outdoor Area - 11.9m²



Typical 3 Bed Type 2
Minimum Outdoor Area - 12.7m²

Legend	
B1,2,3	Bedroom
L	Living
D	Dining
K	Kitchen
BY	Balcony
TR	Terrace
BA	Bathroom
EN	Ensuite
LY	Laundry
ST	Study
WIR	Walk in robe

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6 Giffnock Avenue Macquarie Park NSW
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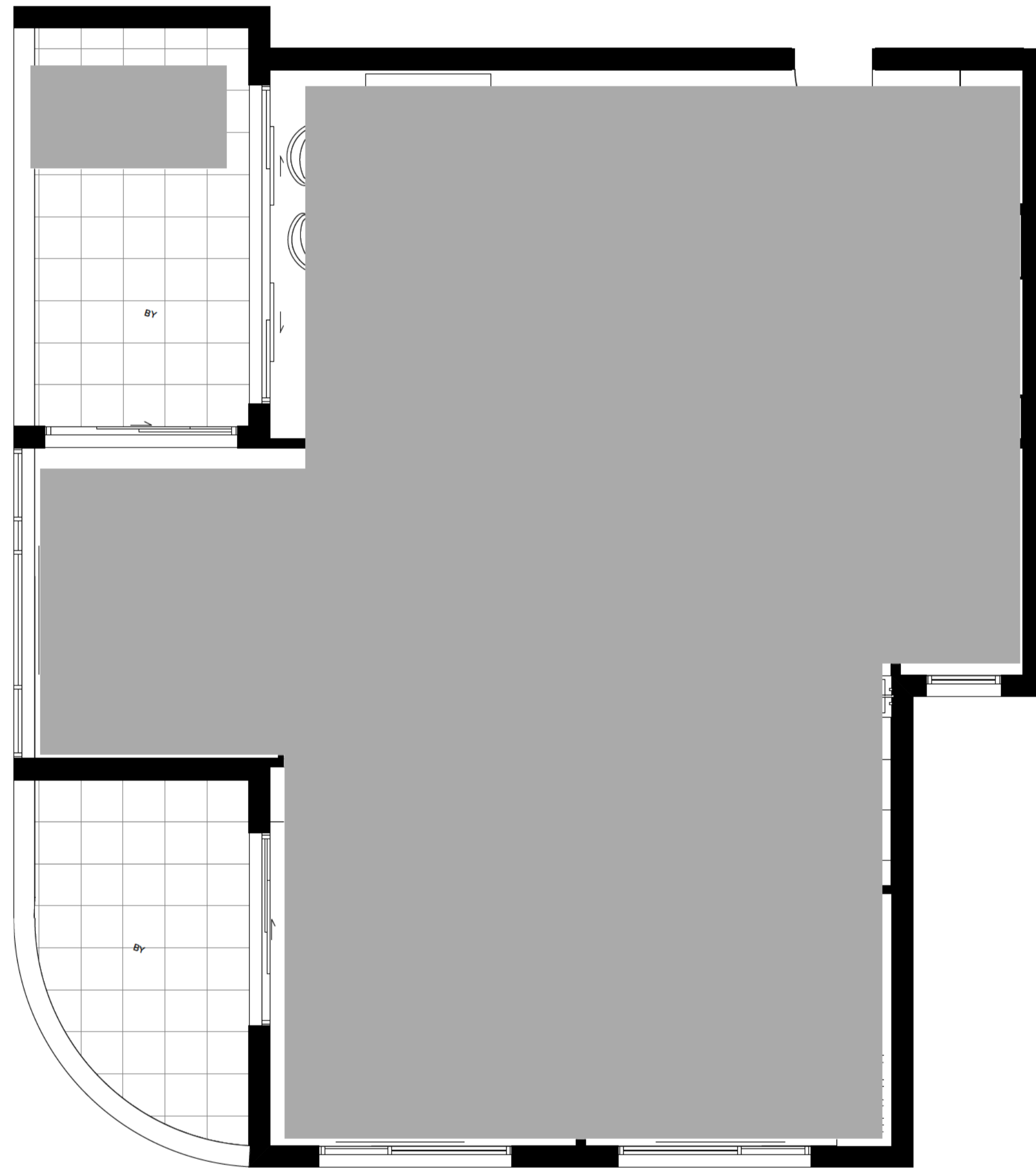
Rev	Date	Approved by	Issue Name
01	14.12.18	MP	Development Application

Project Title
Dickson Mixed Use
Block 21, Section 30, Dickson ACT 2602
Drawing Title
Unit Layouts
Unit Type Plans Sheet 4

Scale	Project No.	Drawn by	North
1:50 @A1, 50%@A3	18047	ML/KP	
Status	Draw No.	Rev	
	DA-840-004	01	

DLCC Quat & Enfield Company ISO 9001:2008, Registration Number 28478
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Legend	
B1,2,3	Bedroom
L	Living
D	Dining
K	Kitchen
BY	Balcony
TR	Terrace
BA	Bathroom
EN	Ensuite
LY	Laundry
ST	Study
WIR	Walk in robe

Typical 3 Bed Type 3
Minimum Outdoor Area - 21.6m²

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01	14.12.18	VP	Development Application

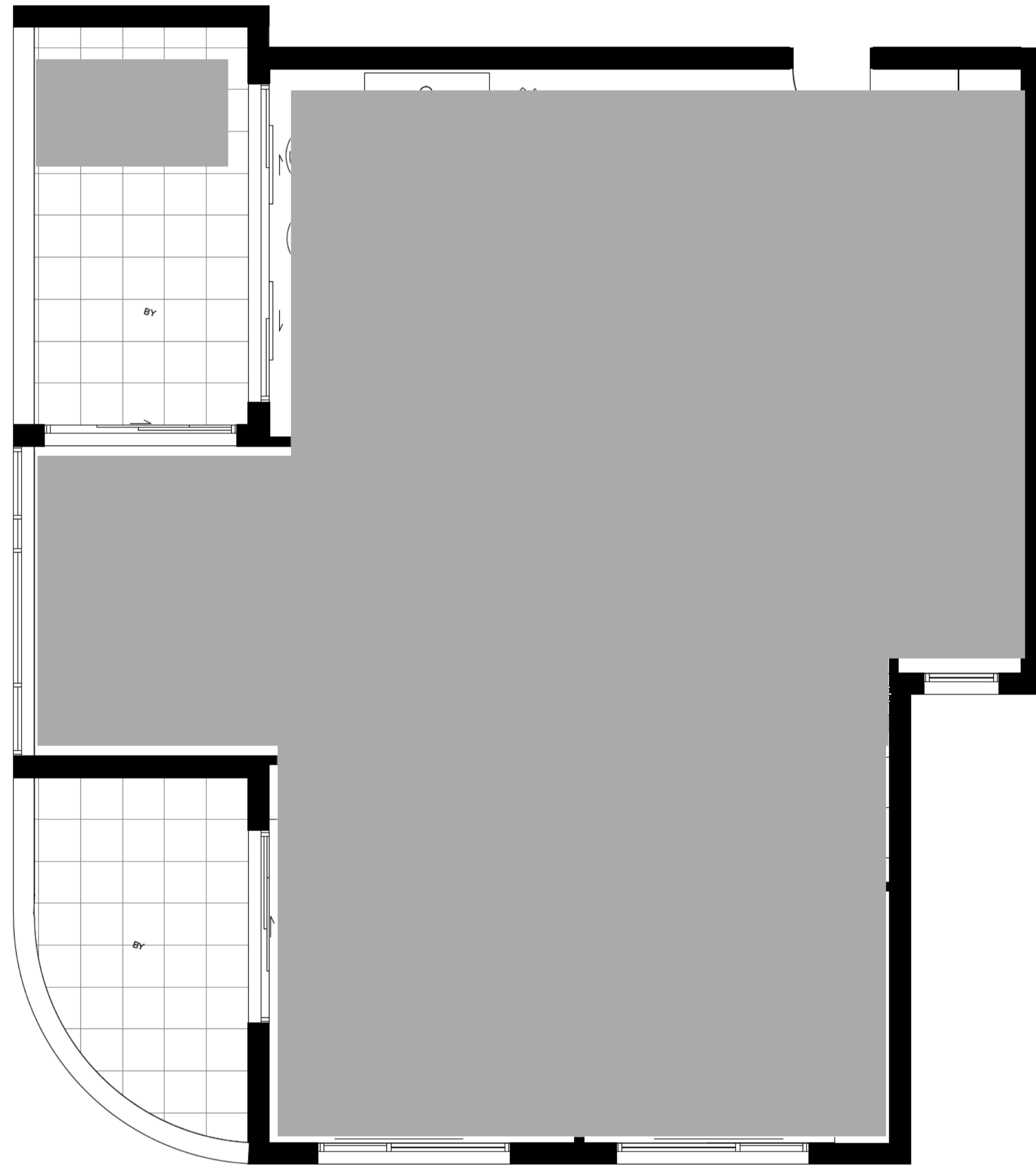
Project Title
Dickson Mixed Use
Block 21, Section 30, Dickson ACT 2602

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Status	Draw No.	Rev	
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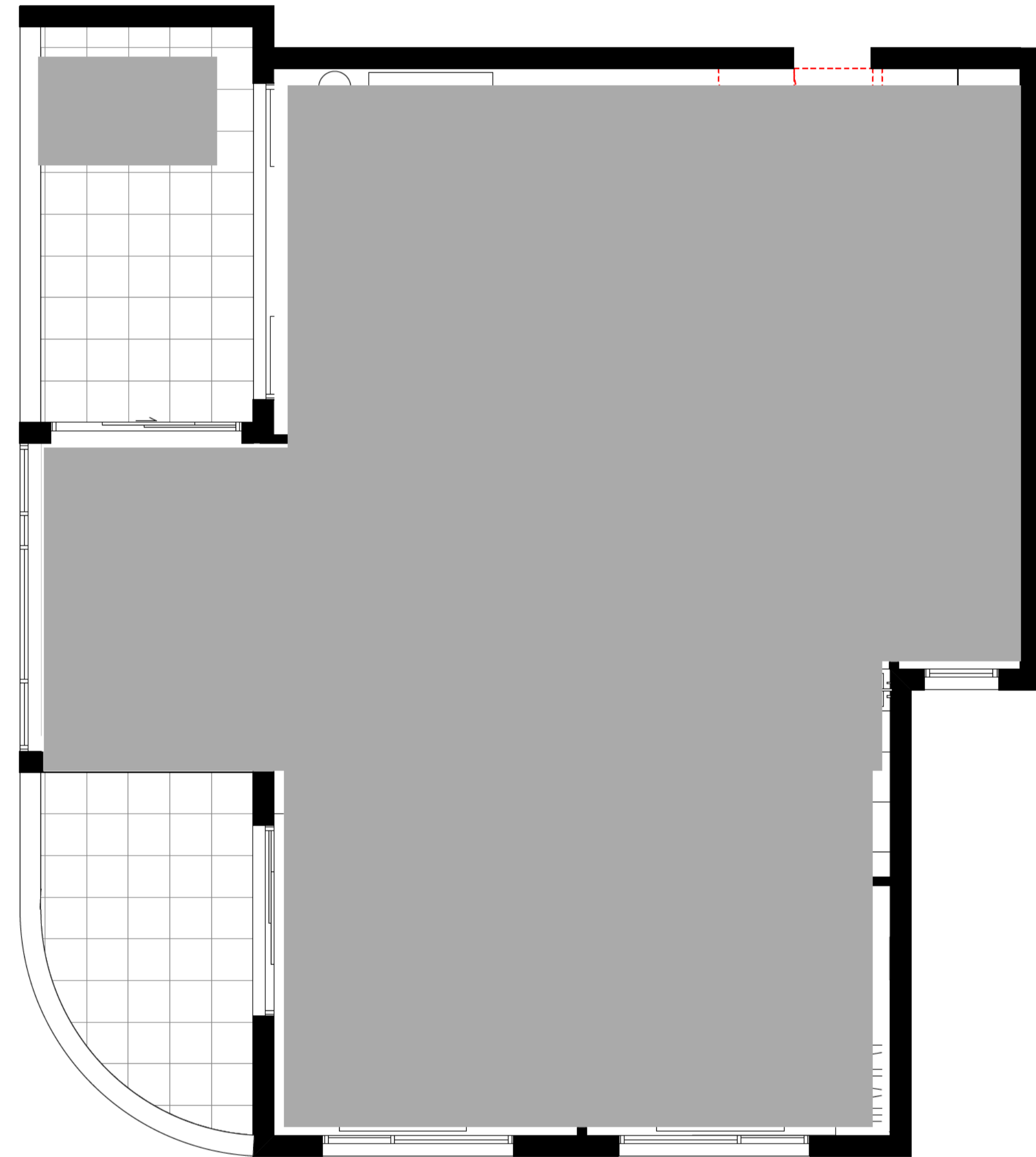
Drawing Title
Unit Layouts
Unit Type Plans Sheet 5

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Nominated Architect, Nicholas Turner 1987, 4091 9104 98 811



Typical 3 Bed Type 3 - Pre Adaptable
Minimum Outdoor Area - 21.6m²



Typical 3 Bed Type 3 - Post Adaptable
Minimum Outdoor Area - 21.6m²
Total 5 Units

Legend	
B1 ,2, 3	Bedroom
L	Living
D	Dining
K	Kitchen
BY	Balcony
TR	Terrace
BA	Bathroom
EN	Ensuite
LY	Laundry
ST	Study
WIR	Walk in robe

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Project Title
Dickson Mixed Use
Block 21, Section 30, Dickson ACT 2602

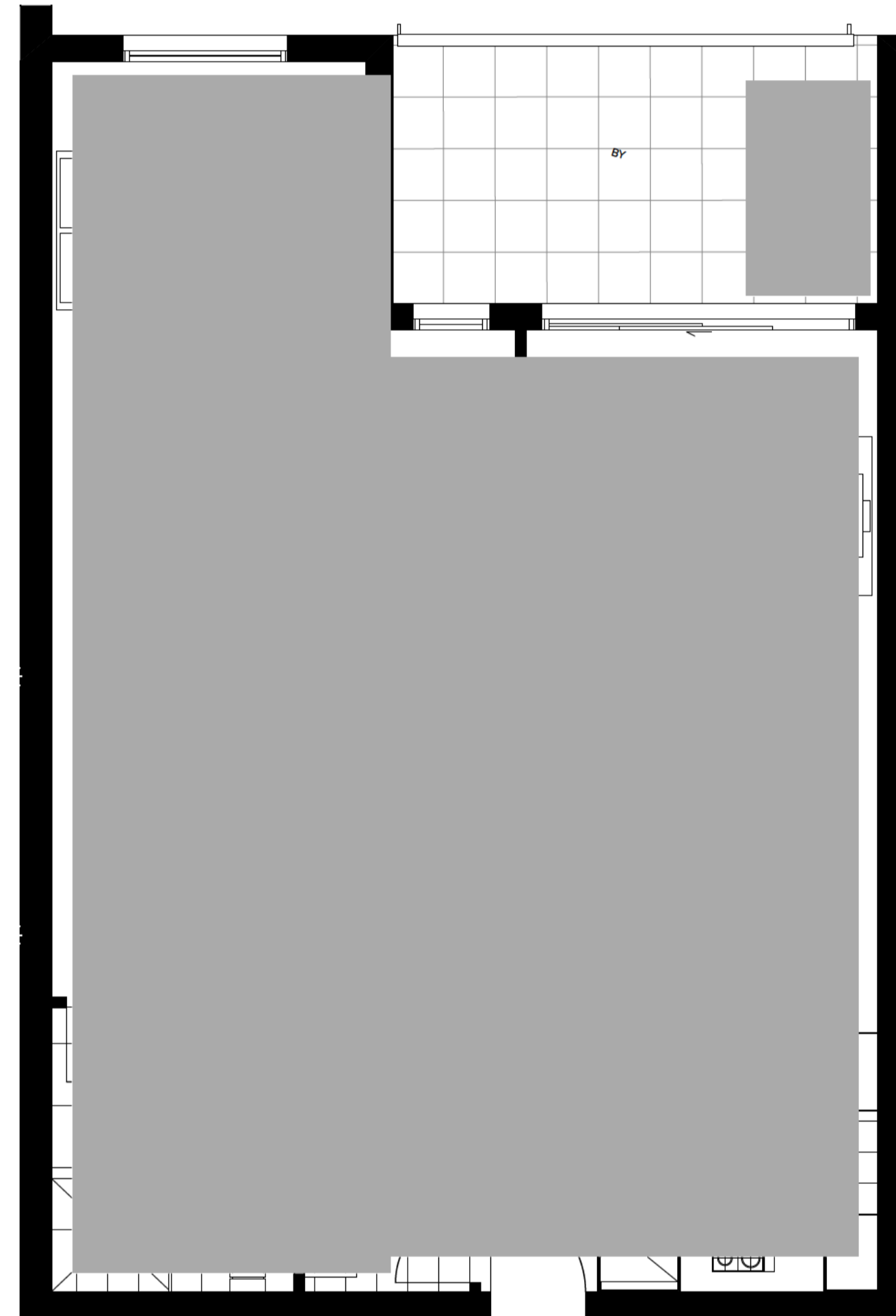
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Unit Layouts
Unit Type Plans Sheet 6

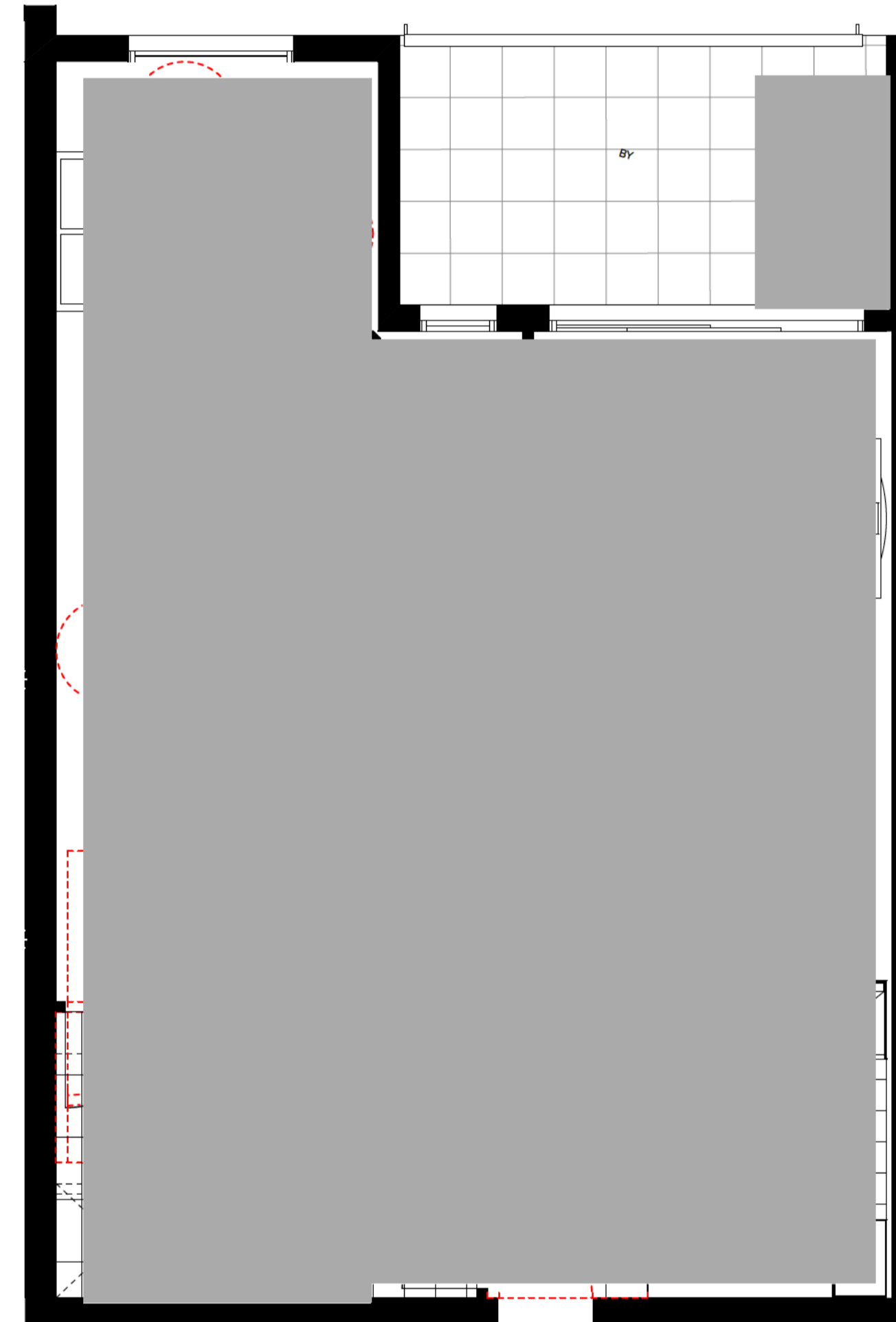
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Typical 2 Bed Type 2 - Pre Adaptable
Minimum Outdoor Area - 12.1m²



Typical 2 Bed Type 2 - Post Adaptable
Minimum Outdoor Area - 12.1m²
Total 9 units

Legend	
B1,2,3	Bedroom
L	Living
D	Dining
K	Kitchen
BY	Balcony
TR	Terrace
BA	Bathroom
EN	Ensuite
LY	Laundry
ST	Study
WIR	Walk in robe

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Project Title
Dickson Mixed Use
Block 21, Section 30, Dickson ACT 2602

Drawing Title
Unit Layouts
Unit Type Plans Sheet 7

Scale	Project No.	Drawn by	North
1:50 @A1, 50% @A3	18047	ML/KP	
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