

ABOUT THE PANEL

Tweed Shire Council is committed to providing a high level of customer service. The Development Assessment Panel (DAP) meets twice each week to review development applications and provide advice regarding development proposals.

DAP IS A STAFF PANEL which has senior representatives from:

- Planning & Development Division
- Environment and Community Services Division
- Engineering Services Division

Secretarial support is also provided at the meeting.

The Panel exists to ensure that a co-ordinated approach across all of Council's Divisions is taken to the assessment of development applications.

WHAT DOES IT COST?

A fee of \$310 is payable PRIOR to the Development Assessment Panel Meeting. Proof of payment is required prior to the meeting.



HOW TO MAKE AN APPOINTMENT

The Development Assessment Panel meets every Wednesday and Friday morning.

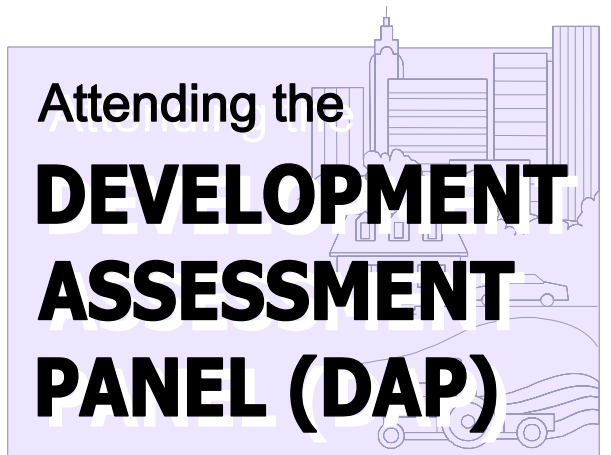
You can make an appointment by telephoning the Chairperson of the Panel, Denise Galle on (02) 6670 2459 or dgalle@tweed.nsw.gov.au.



Tweed Shire Council
Planning & Development Division
TEL: 02 6670 2400
FAX: 02 6672 6250
www.tweed.nsw.gov.au

Version 3.1 – June 2008

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What you need to know



TWEED SHIRE COUNCIL

WHAT THE PANEL CAN DO FOR YOU

Prior to lodging an application, the Panel can provide you with technical advice in relation to your proposal. It is recommended that prior to making an appointment you make a preliminary check of the policy documents that may affect your property (see WEBSITE RESOURCES in this brochure) and/or discuss your proposal with a Development Assessment Town Planner.

The Panel will advise you whether your proposal is generally permissible, and will identify key town planning, building or engineering issues you will need to address in your development application.

In some cases the issues to be covered can seem overwhelming, however, the Panel exists to assist you to overcome any hurdles you may face in the preparation of your development application to make the approval process as smooth as possible.

After your application has been determined, you may wish to meet with the Panel to discuss determination outcomes, conditions of approval or amendments to your approval (Section 96 Applications).



WHAT THE PANEL CANNOT DO

The Development Assessment Panel cannot approve your proposal at the meeting.

Even though the Panel may advise you that your proposal is permissible, this does not guarantee approval, and your development application, when it arrives at Council, will be assessed on its merits.



WHAT THE PANEL REQUIRES FROM YOU





When you make your appointment, the Chairperson will require:

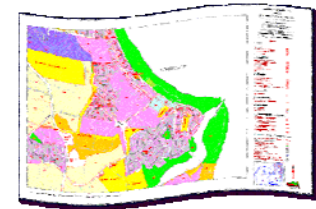
- A description of the proposal
- The real property description of the land relating to your proposal (This is the Lot and DP number which you will find on a rate notice)
- The names of all people who will be attending the meeting with you
- The name(s) of any Council officer(s) you have spoken to on this matter
- Concept plans of your proposal (drop them in to the Murwillumbah Civic Centre, or send them by fax to (02) 6672 6250).

Documents provided 24 hours before the meeting can be included in the agenda.

WEBSITE RESOURCES

The following documents are available for downloading, free of charge, from Council's website:

-  Tweed Local Environmental Plan 2000 (LEP)
-  Zoning maps
-  Development Control Plan (DCP)
-  Section 94 Plans (Contribution Plans)



www.tweed.nsw.gov.au

Hard copies may be purchased at Council's Murwillumbah and Tweed Heads Offices.

INFORMATION ABOUT YOUR APPOINTMENT

Length of time:

Your appointment will be 45 minutes in duration.

Format:

You will have approximately 15 minutes to outline your proposal, after which Council's professional staff will advise you of the issues relating to your proposal.

Minutes:

Minutes will be typed at the meeting, and a copy of these minutes will be given to you at the conclusion of the meeting.