

## Subdivision Certificate Determination

Environmental Planning and Assessment Act, 1979, s 6.33(1)

Determination:	Approved
Determination Date:	04/04/2022
Applicant:	Fraser's Property Ivanhoe Pty Ltd
Applicant Address:	Level 2, 1C Homebush Bay Drive, Rhodes NSW 2138
Consent Authority:	Minister for Planning and Public Spaces
Development Consent:	Ref: SSD-8903                      Dated: 30/04/2020
Modification:	Ref: SSD-8903 MOD 3              Dated: 21/12/2021
Subject Land:	Lot 100 DP 1262209, Lot 101 DP 1263727, Lot 200 DP 1274184
Site Address:	Ivanhoe Estate comprising Ivanhoe Place, Wilcannia Way, Nyngan Way, Narromine Way and Cobar Way, part of 2-4 Lyonpark Road and portions of Shrimptons Creek, Macquarie Park
Description of the Subdivision:	Ivanhoe Stage 1 - Stage 2 Subdivision – Five Lot Torrens Title Subdivision
Approved Documents:	Plan of Subdivision, sheets 1 to 2 and Administration Sheet, sheets 1 to 2 dated 3/11/21 prepared by Phillip J McQuillan, Reference No. 1601644_STAGE 1 and instrument under S.88B Conveyancing Act, 1919, sheets 1 to 19 inclusive.
Supporting Documents:	Refer to Schedule 1 (attached) for Supporting Documents applying to this certificate.
Notes:	NIL
Certification Statement:	I, Eric Hausfeld, Registered Certifier, certify that the provisions of Section 6.15 of the Environmental Planning & Assessment Act 1979 have been satisfied in relation to the proposed subdivision, new road or reserve set out herein.

*Eric Hausfeld*

**Eric Hausfeld**  
**Registered Certifier**  
**BDC2416**

# Schedule 1

## Supporting Documents

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- Subdivision Works Certificate 16453 issued by Eric Hausfeld of Land Development Certificates
- Site Audit Statement No. 0301-2019, dated 6/04/2021 as issued by James Davis of Enviroview Pty Ltd
- Notification of Arrangements for the Provision of Electricity Supply, Reference: 1900110891, dated 23/11/ 2021 as issued by Ausgrid
- Compliance Statement Telecommunication Installation, Certificate Number: PRJ0010101 issued by Fibrepro Pty Ltd t/a Fibercorp
- Compliance Letter – Street Lighting Stage 1A Ivanhoe, dated 14/10/2021 as issued by James McMurtrie of Rees Power Distribution Infrastructure.
- Compliance Letter – Stage 2 Subdivision Compliance Letter issued by Peter Statham of Frasers Property Australia Pty Ltd
- Compliance Certificate 16722, dated 20/12/2021 as issued by Eric Hausfeld of Land Development Certificates
- Executed s 6.15 Agreement
- s 73 Compliance Certificate, dated 23/02/2022 as issued by Sydney Water
- Compliance Letter – Conditions F5, F6 & F7, dated 24/11/2021 as issued by Phillip McQuillan of Beveridge Williams
- Compliance Letter – Condition F7, dated 10/11/2021 as issued by Nathan Green of Crux Surveying Australia Pty Ltd



**Eric Hausfeld**  
**Registered Certifier**  
**BDC2416**