

ePlanning Amendment Regulation 2017

○ Frequently Asked Questions for applicants

February 2017

What is the ePlanning Amendment Regulation 2017?

- Currently, there are many variations in document requirements for development applications, which can cause delays in preparing and determining applications.
- Changes are proposed to the *Environmental Planning and Assessment Regulation 2000* to make it faster and easier to lodge and track applications by introducing standards for online submission and lodgement. These changes are addressed in the Environmental Planning and Assessment Amendment (ePlanning) Regulation 2017.

What are the key changes proposed?

Key changes include:

- standardising the documents required to lodge applications for development
- replacing written consent with legally enforced declarations by applicants that they have permission from land owners to submit a development application, which will save time when preparing and determining applications
- introducing new requirements for making and exhibiting Development Control Plans and Contribution Plans (financial contributions from developers towards infrastructure costs).

Will the Planning Portal provide advice on what documents must accompany my development application or complying development certificate application?

- Yes. The investigation module on the Planning Portal will advise on what documents must accompany a development application or complying development certificate application.

How will the application fee be paid for applications submitted through the Planning Portal?

- Fees for applications submitted through the Planning Portal will be paid via an integrated payment gateway. The payment gateway will offer a range of payment options including credit card, debit card and BPAY.

Will the Planning Portal allow me to 'park' an application and come back to it at a later date?

- Yes. You will be able to 'park' your application and use an electronic dashboard to track applications that have been parked.

Will the Planning Portal allow me to track the progress of an application I have submitted to council?

- Yes. The electronic dashboard will allow you to track the progress of applications that have been submitted to council.

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Will I need to log onto the Planning Portal to submit a development application?

- Yes. You will be required to log onto the Planning Portal to submit a development application. Your secure username and password will act as the electronic signature for the application.

Will I need to log onto the Planning Portal to investigate a development proposal?

- No. Portal users will not be required to log onto the Planning Portal to investigate a development proposal. The investigation module is freely available to all users. You will only be required to log on to the Planning Portal if you wish to proceed with an application.

Will the Planning Portal provide me with advice and guidance?

- Yes. The Planning Portal provides advice and guidance through the lens of the end user. The Portal caters for a user community comprising home and property owners; small businesses; infrastructure providers; certifiers; planning professionals; and large developers.

Will the Planning Portal allow me to register to receive alerts about local environmental plans, state significant developments and development applications in my local council area?

- Yes. You can register via the home page to receive alerts about local environmental plans, state significant developments and development applications in your local council area.

How do I comment on the proposal?

- Submissions on the Exhibition of the Environmental Planning and Assessment Amendment (ePlanning) Regulation 2017 will close on 15 March 2017.
- You can make a submission by:
 - responding online at: www.planningportal.nsw.gov.au/publications/on-exhibition
 - by mail to:

Environmental Planning and Assessment Amendment (ePlanning) Regulation 2017
NSW Department of Planning and Environment
GPO Box 39
Sydney NSW 2001

- All submissions will be made public in line with the Department's objective to promote an open and transparent planning system. If you do not want your name published, please state this clearly at the top of your submission. Before making a submission, please read our privacy statement at: www.planning.nsw.gov.au/privacy

Where can I find out more?

- Call our Information Centre on 1300 305 695.

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- If English isn't your first language, please call 131 450. Ask for an interpreter in your language and then request to be connected to our Information Centre on 1300 305 695.
- Email information@planning.nsw.gov.au.