

From: [TonyD](#)
To: [DPTI:Planning Engagement](#)
Subject: Draft new Regulations and Practice Directions Feedback
Date: Friday, 1 March 2019 1:06:21 PM

Dear DPTI Planning Emgagement

I have provided some feedback on the current draft Development Assessment Regulations and Practice Directions.

Draft new Regulations and Practice Directions - Feedback

Public Notifications.

I think the sign on the property is a good idea but should also include what we currently have today where the applicant must notify relevant neighbours by letter to ensure they are notified.

Sign should include website address to downloading plans.

Submission Times

Submission times to a development application / consultation should be between 2 weeks and 6 months depending on complexity of the development application.

It should also include time variation depending on the size of the development, the larger the development to reflect a longer time frame for submissions.

15 to 20 business day is too short especially for large and complex developments.

Person making a submission to a development application should have a right to be heard in person by the decision making authority.

Do not support the use of accredited private planning professionals in the planning system especially where applications are publicly notified. (no private accredited development approval)

This will create unlimited new problems and compliance issues.

'Deemed-to-satisfy' should not be assessed and approved accredited professionals. This assessment should be undertaken by council.

Performance Assessed should have public notification by post to neighbouring houses and receive submission to the development application and right of appeal.

Restricted Developments should have right of appeal on development approval

Important Additional Points

There should be a right of appeal for certain planning levels or categories of developments in the ERD Court.

There should be a place or authority (like an ombudsman) to police and or investigate and correct planning rules and policies that are not followed in planning procedures and approval of developments. This is very important to ensure compliance of procedures and

rules are met.

There should be an authority to ensure compliance is met when building (and built) an approved development which should be clearly stated who the authority is for Deemed-to-satisfy, Performance Assessed and Restricted Developments

Making planning changes which are more efficient is great but as highlighted above safe checks and rights of appeal must exist to ensure approvals are compliant and if not people have a right to appeal them. This is what makes a fair and democratic world.

Thanks

Tony DiGiovanni

