

RE-EXHIBITION OF DEVELOPMENT APPLICATION

Mixed Use Development at 10 Young Street, West Gosford

Application No	DA 10609
Location	10 Young Street, 1 Racecourse Road and 61 Central Coast Highway, West Gosford (Lot 1 DP 1194024, Lot 11 DP 1201715 and Lot 201 DP 1201057)
Applicant	Japrico Development Pty Ltd
Council Area	Central Coast Council
Consent Authority	Minister for Planning and Public Spaces

Description of the original proposal

Construction of a 5 to 14 storey mixed-use development including commercial, hotel and residential uses, comprising:

- boundary adjustment between Lot 1 DP 119402 (10 Young Street) and Lot 201 DP 1201057 (61 Central Coast Highway)
- earthworks and minor excavation
- retail use with a Gross Floor Area (GFA) of 579m²
- a 60 room hotel (including 28 dual key rooms) and associated hotel facilities including gym, conference facilities, reception and lobby area and back of house amenities and services with a GFA of 3,326m²
- a total of 58 residential apartments, including 51 x two bedroom and 7 x three bedroom apartments, with a GFA of 6,200m²
- a total of 130 car parking spaces, 7 motorcycle spaces and 8 bicycle spaces
- business identification signage
- public domain and streetscape work

associated landscaping and infrastructure works.

Changes to the proposal (2025)

The Applicant has submitted an amended proposal that includes the following changes:

- Ground floor level 00 and mezzanine level 00M waste and services rooms changes
- Amended documentation (Statement of Environmental Effects, landscape plans, subdivision plan, engineering plans, flood report and transport impact statement)

New documentation (flood response plan and stormwater maintenance & management plan)

Integrated Development

The proposal is classed as integrated development under the *Environmental Planning and Assessment Act 1979* as approval is required from Transport for NSW under section 138 of the *Roads Act 1993* and from the NSW Rural Fire Service under section 100B of the *Rural Fires Act 1997*.

About the exhibition

An exhibition process allows any individual or organisation to have their say about a proposed development.

The Department of Planning, Housing and Infrastructure (the department) has received an amended development application for the abovementioned proposal. The amended application, Statement of Environmental Effects and accompanying documents are on exhibition from **Thursday 17 April 2025** until **Wednesday 7 May 2025**. You can view these documents online at



Department of Planning, Housing and Infrastructure

<https://www.planningportal.nsw.gov.au/daex/under-consideration/da-10609-10-young-street-mixed-use-development-gosford>

Have your say

To have your say on this project, you must lodge a submission online through the NSW Planning Portal before the close of exhibition.

To do this, click on the above link or search for this project at <https://www.planningportal.nsw.gov.au/> and click on 'Make a submission'.

If you require further assistance, please contact Service NSW on 1300 305 695.

If you think you'll need help making a submission using the portal, it's a good idea to contact Service NSW sooner rather than later. Ensure you give yourself plenty of time to make a submission before the project's exhibition end date.

Before making your submission: You should read the department's:

- Disclaimer and declaration at www.planningportal.nsw.gov.au/major-projects/help/disclaimer-and-declaration, and
- Privacy statement at www.planning.nsw.gov.au/privacy.

A summary of public submissions will be published on the NSW Planning Portal in accordance with our privacy statement and disclaimer and declaration. You can elect to have your name withheld. If you choose this option, do not include personal information in the body of your submission or in any attachments as your submission will be published in full.

When making a submission you will be required to include / complete the following fields under 'Make a Submission':

- your name and address and mark whether you wish for your name to be withheld
- the name of the application and the application number in the field where you write your submission
- indicate whether you 'support' or 'object' to the proposal or if you are simply providing comment
- the reasons why you support or object to the proposal
- a declaration of any reportable political donations you have made in the last two years (visit www.planning.nsw.gov.au/Assess-and-Regulate/Development-Assessment/Planning-Approval-Pathways/Donations-and-Gift-Disclosure or phone 1300 305 695 to find out more)
- an acknowledgement that you accept the department's [disclaimer and declaration](#).

For your submission to be considered, you must complete all of the fields, even those that are not marked as mandatory.

For more information, including the department's submissions policy, please go to www.planningportal.nsw.gov.au/major-projects/have-your-say.

If you require more information about the project: Contact Michael Doyle on (02) 9228 6283

If you require assistance to use the NSW Planning Portal or you are having difficulty making a submission online, please call Service NSW on 1300 305 695.
