



# ACT Planning and Land Authority

# Tax Invoice/Receipt

**ABN 46 346 672 655**  
 16 Challis Street Dickson  
**GPO Box 1908 Canberra ACT 2601**  
 ACTPLA Homepage: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

**Telephone Enquiries:**  
 -Customer Service Centre (02) 6207 1923  
 -Plan Room (02) 6207 1939  
 -Mitchell Office (02) 6207 6262

Receipt No: 928/0069/000001      Date: 11/05/2009      Time: 12:58:58  
 classic constructions  
 1/66 dacre st mitchell act 2911



Design & Siting	000-0016-0005-AINS	0	0	1,144.67	0.00	1,144.67
Public Notification	000-0016-0005-AINS	0	0	830.00	0.00	830.00
Dial A Search	000-0016-0005-AINS	0	0	29.00	2.63	29.00

-----  
**Total Payments**



**Guy Mahony**

---

**From:** ACTPLA.IS@act.gov.au  
**Sent:** Wednesday, 27 May 2009 1:00 PM  
**To:** Guy Mahony  
**Cc:** [REDACTED]  
**Subject:** Further Information Requested

Dear Mr/s Mahony

In accordance with section S141 of the *Planning and Development Act 2007*, before this application can be determined, the Authority requires the information below to be lodged the period stated:

**DA Number:** 200914463  
**Site Details:** Block: 16 Section: 5 AINSLIE  
**Applicant Name:** Guy Mahony  
**Information Required:** Provide storage space to meet Rule 96 or in consistent with the Criterion 96 of the Development Code. There may be other information you need to submit in support of the application during further assessment.  
**Further Information due date:** 25/06/2009 00:00:00

To lodge amended plans or make any other submissions that address the above matters, you are required to complete a Development Application form, indicating the submission of Further Information under the heading Type of Application.

If you cannot provide your response within the required timeframe, it is recommended you write to the Authority prior to the expiration of the period stated above and seek an extension of the prescribed period for providing the information. Please note, Section 141 (4) of the *Planning and Development Act 2007* provides that only one such extension may be granted.

**You are advised that if some or all of the information has not been provided in accordance with this request, Section 142 of the *Planning and Development Act 2007* provides that the Authority may refuse the application under Section 162.**

This email was automatically generated **please do not respond**. If you need to contact the ACT Planning and Land Authority in relation to this proposal please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au).

Yours faithfully

Applications Secretariat  
ACT Planning and Land Authority



# DEVELOPMENT APPLICATION

Form 1I

SECTION 144 & 197 AMENDMENTS

SATISFYING CONDITIONS OF APPROVAL (S.165)

## Type of Application

**Amendment (S.144)** Amendment to a **current** application **not yet approved**

**Additional information as requested**

Insert Proposal Number to which this application relates:  
20...200914463.....

**Amendment (S.197)** Amendment to a **development approval**

**Additional Information as requested**

Insert Development Approval Number to which this application relates:  
20.....

**The following questions must be answered for amendments lodged under S.144 or S.197 of the P & D Act 2007**

Will the development applied for after the amendment be substantially the same as the development applied for originally?  YES  NO

If NO - the Authority must refuse to amend the development application/approval

Will the assessment track for the application change if the application is amended?  YES  NO

If YES - the Authority must refuse to amend the development application/approval

Please provide the date of the original approval: \_\_\_\_\_

Has work relating to the original approval commenced? (Required for S197 amendments only)  YES  NO

If NO - please check the status of your development approval with the Authority

**Satisfying Conditions of Approval (S.165)** Information and documentation to satisfy conditions of development approval

Insert Proposal Number to which this application relates:  
20.....

## Lease/Site Details *Please Print*

If more than one lease/site, attach the following details for each lease/site

Block

Section  Unit (if applicable)

Suburb

District

Street Number

Street Name

Postcode

**Applicant Details** *Please Print*Surname First Name Company Name Position held in company Australian Company/Business Number (ACN/ABN) Postal Address Suburb State Postcode Phone Number Business Hours Mobile EMAIL ADDRESS **Lessee (Property Owners) Details** *Please Print*

## Lessee's Details (or Government Land Custodian)

Surname First Name Company Name Position held in company Australian Company Number (ACN) Postal Address Suburb State Postcode Phone Number Business Hours Mobile EMAIL ADDRESS **List Amendments or Conditions of Approval Being Satisfied** *Please Print*

- EXAMPLES:
1. Laundry window being enlarged, roof material changed from tile to colour bond
  2. Condition 1 – plan showing revised side setback, Condition 2 – landscape plan provided

GARDEN SHEDS

Additional space on next page if required

GARDEN STEPS

COPY AREA WALLS

**Entity and/or Referral Requirements (COMPLETE FOR AMENDMENT APPLICATIONS ONLY)**

Do the amendments to your proposal impact on entity requirements?  NO  YES

**IF YES**

**CODE TRACK AMENDMENT APPLICATIONS**

- Seek entity endorsement of your amendments prior to lodgement of your amendment application and submit this with your amendment application

**MERIT & IMPACT TRACK AMENDMENT APPLICATIONS**

- Seek entity endorsement of your amendments prior to lodgement of your amendment application and submit this with your amendment application **OR**
- Provide documentation with your amendment application that demonstrates your proposal addresses entity requirements so it can be referred to the relevant entity by the Authority

- Entity Endorsement provided
- Documentation provided for referral to Entity

**Other Requirements**

**DOCUMENTATION AND PLANS**

All required documentation must be provided in an electronic format on compact disc/DVD and meet the following requirements (Form to be submitted in hardcopy if lodged over the counter)

- Each document must be saved as a PDF and named in accordance with the naming convention as detailed on the ACTPLA website.
- All plans must be to scale.
- All plans must be rotated to the correct orientation i.e. they are the right way up when opened
- All plans are to be clear and concise and generally consistent with Australian Standard 1100.301 - 1985 and Australian Standard 1100.301 supplementary - as updated from time to time.
- The documentation provided on CD/DVD either over the counter or via an electronic lodgment process (email or internet) will be considered to be the relevant documentation associated with this application.

**Amendment to Development Application Not Yet Approved (S.144)**

When submitting documentation or plans in relation to an amendment to a development application that has not been determined, a written statement specifying what elements of the original proposal have been changed must be provided. Amendment/s to be listed on plans and area on plan clouded where change to occur. The amended application may need to be notified (S.146).

**Satisfying Conditions of Approval (S.165)**

When submitting documentation or plans to satisfy conditions of approval a written statement detailing which conditions the documentation or plans are seeking to satisfy must be provided.

**Amendment to Development Approval (S.197)**

When submitting documentation or plans in relation to an amendment to a development approval, a written statement specifying what elements of the original approval have been changed must be provided. Amendment/s to be listed on plans and area on plan clouded where change to occur. The amended application will be notified (S.198) unless exempt by regulation.

**Plans for Public Register**

When submitting documentation or plans with an amendment application or to satisfy conditions of approval for residential development, a full working set of drawings and a public register set of drawings must be submitted. The Public Register floor plan must not show the interior layout of the development. All windows and doors to be clearly marked to enable identification of the use of the room/space to which they relate or an indication on the floor plan as to what the space will be used for e.g. bedrooms, living area, car accommodation, must be provided.

## Applicant Declaration

I/we declare that this application is accompanied by all of the required information or documents that address the relevant rules and/or relevant criteria for it to be considered for approval;

I/we understand that this application will be considered lodged once any relevant application fees have been paid;

I/we understand that the documentation provided on CD/DVD or via the electronic lodgment process will be considered to be the relevant documentation associated with this application. All development application documentation will be made available for public inspection including via the Internet unless exclusion has been approved;

I/we understand that an amendment may be notified in accordance with the requirements of the *Planning and Development Act 2007*.

I/we declare that all the information given on this form and its attachments is true and complete;

### **If signing on behalf of a company, organisation or Government agency: -**

I/we the undersigned, declare I/we have the appropriate delegation or authority to sign on behalf of the company, organisation or Government agency.

Applicant Signature (s)

Date

1<sup>st</sup> Lessee's Signature

Date

2<sup>nd</sup> Lessee's Signature

Date

Govt Land Custodian Signature  
(unleased land only)

Date

Delegate of ACTPLA  
(unleased land only)

Date

### **Privacy Notice**

The personal information on this form is being collected to enable processing of your application. Collection of personal information is authorised by Chapters 7, 8 and 9 of the *Planning and Development Act 2007*. The information that you provide may be disclosed to the ACT Revenue Office and the Registrar-General's Office. The information may be accessed by other government agencies, ACTEWAGL, ACTEW Corporation and other commercial organisations interested in development and building information. The *Planning and Development Act 2007* requires the details of applications, decisions and orders to be kept on a register and made available for public inspection. Information and documentation relevant to a development application may be made available via the Internet.

### **Does the Commonwealth Environment Protection and Biodiversity Conservation Act 1999 (EPBC) affect your proposal**

The EPBC came into operation on 16 July 2000. It establishes an environmental assessment and approval system that is separate and distinct from the ACT system. It does not affect the validity of ACT development assessment and approval processes. The ACT cannot provide preliminary advice on whether a proposal falls within the definition of a controlled action, or requires referral to the Commonwealth. For information about the EPBC, including the referral process and when a referral should be made, contact: Environment Australia's Community Information Unit, GPO Box 787, CANBERRA ACT 2601  
Telephone: 1800 803 772

### **Contact Details:**

ACT Planning and Land Authority

Customer Service Centre

GPO Box 1908, Canberra City 2601

16 Challis Street, Dickson ACT 2602

Business Hours: 8.30am to 4.30pm weekdays (excluding Public Holidays)

Phone: (02) 6207 1923

Fax: (02) 6207 1925

TTY: (02) 6207 2622

Email: [actpla.customer.services@act.gov.au](mailto:actpla.customer.services@act.gov.au)

Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



Planning and Development Act 2007, s425

# DEVELOPMENT APPLICATION Form 1B RESIDENTIAL ZONES - MULTI UNIT HOUSING DEVELOPMENT CODE

## Type of Application



New Application

(If you attended a pre-application meeting or received pre-application written advice please provide the proposal number)

Insert Proposal Number to which this application relates (if applicable)

20.....

## Lease/Site Details *Please Print*

If more than one lease/site, attach the following details for each lease/site

Block

Section  Unit (if applicable)

Suburb

District

Street Number

Street Name

Postcode

## Applicant Details *Please Print*

Surname  First Name

Company Name

Position held in company  Australian Company/Business Number (ACN/ABN)

Postal Address

Suburb  State  Postcode

Phone Number Business Hours  Mobile

EMAIL ADDRESS

**Lessee (Property Owners) Details Please Print**

**1<sup>st</sup> Lessee's Details (or Government Land Custodian)**

*B*

Surname  First Name

Company Name

Position held in company  Australian Company/Business Number (ACN/ABN)

Postal Address

Suburb  State  Postcode

Phone Number Business Hours  Mobile

EMAIL ADDRESS

**2nd Lessee's Details (or Government Land Custodian)**

Surname  First Name

Company Name

Position held in company  Australian Company/Business Number (ACN/ABN)

Postal Address

Suburb  State  Postcode

Phone Number Business Hours  Mobile

EMAIL ADDRESS

*All lessees must sign authorising the lodgement of this development application. In doing so the lessee gives authority to the applicant to negotiate any dealings in relation to the application through to its determination. If there are more than two lessees please ensure that the details and authorisation are attached to the application.*

**Notice of Decision and Plans**

Unless otherwise specified your notice of decision and/or plans will be returned via email

- EMAIL       POST TO ME       HOLD FOR COLLECTION

**Fully Describe Your Proposal**

EXAMPLE: The consolidation of Blocks X & Y Section Z, Suburb, a variation of the lease to permit 7 residential units, the demolition of two detached houses and the erection of one and two storey buildings comprising of 7 residential units

Demolish existing dwelling & replace with  
2 new brick veneer dwellings forming a  
dual occupancy

**Use of the Land**

Describe the proposed use of the land or the proposed use of a building or structure on the land. Example: Residential use for a maximum of 7 residential units

SINGLE RESIDENTIAL HOUSING

Is the Use consistent with the current Crown lease?  YES  NO

**Assessment Track, Zone, Development/Precinct Code**

Please indicate which assessment track applies to this development application

MERIT  IMPACT

NOTE: The Planning and Land Authority may refuse to accept a development application made in an incorrect assessment track. If the Planning and Land Authority assesses an application made in the incorrect assessment track it must refuse the application (S.114 (3))

Please specify which Zone applies to this application:

RZ1

Please specify which development/precinct code applies to this application:

~~SINGLE DWELLING HOUSING CODE~~  
MULTI UNIT

**Type of Development**

Please indicate which type of development applies to this development application

**Multiple Dwelling**

**New Development**

Number of new dwellings to be constructed 2  
 Total Number of Dwellings 2

**Additions/Alternations to existing**

**Outbuildings** (carports, garages, pergolas etc)

**Mixed Use**

Combined non-residential & residential developments

**New Building**

Number of non-residential Units \_\_\_\_\_

Number of residential dwellings \_\_\_\_\_

Total number of Units \_\_\_\_\_

**Additions/Alterations to existing**

**Non-Residential**

Including commercial and industrial

**New Building**

**Addition/Alteration to existing**

**Lease Variation**

**Clause Changes**

**Consolidation**

**Subdivision**

**Encroachment**

**Other** (please specify) \_\_\_\_\_

**Public Works**

Includes roads, stormwater drainage, parks, electricity, gas, water, sewerage, telecommunications

**Home Business**

Additions and alterations associated with application for home business application  
 (Home Business form also to be completed & submitted with this application)

**Community Use**

Includes institutional

**Rural**

**Signage**

**Habitable Suite**

**Relocatable Unit**

**Other** (please specify) \_\_\_\_\_

**Gross Floor Area and Cost of Works**

Gross Floor Area Calculation

A - Gross Floor Area (existing) 96 m<sup>2</sup>

B - Gross Floor Area to be demolished 96 m<sup>2</sup>

C - Gross Floor Area to be added 207 m<sup>2</sup>

D - Total Gross Floor Area of development (A-B+C) 207 m<sup>2</sup>

Other Area Calculation (not already included in the areas provided above)

E - Area of other BCA Class 10 structures (e.g. metal garage, metal carport, pergola, deck, verandah, etc...)      m<sup>2</sup>

Cost of Associated Works

H - Cost of all associated works such as landscaping \$ 364,067

I - Cost of all public works and/or off site works \$ \_\_\_\_\_

The areas provided are used to calculate the estimated cost of the development in accordance with the Building (Cost of Building Work) Declaration 2006 (can be located on the Authority website – www.actpla.act.gov.au).

**Entity and/or Referral Requirements**

WHERE DA IS FOR A LEASE VARIATION ONLY PLEASE RESPOND TO THE HERITAGE QUESTION ONLY

The Territory Plan requires you to consider the following items in relation to Entity requirements when preparing your development application. If an item is relevant to your proposal you must:

**MERIT & IMPACT TRACK APPLICATIONS**

- Seek entity endorsement of your proposal prior to lodgement of your development application and submit this with your development application OR
- Provide documentation with your application that demonstrates your proposal addresses entity requirements so it can be referred to the relevant entity by the Authority

<b>DEMOLITION</b>	<input checked="" type="checkbox"/> <b>RELEVANT</b> <input type="checkbox"/> Entity Endorsement provided <input checked="" type="checkbox"/> Required documentation provided for referral to Entity	<input type="checkbox"/> <b>NOT RELEVANT</b>
<b>HERITAGE</b>	<input type="checkbox"/> <b>RELEVANT</b> <input type="checkbox"/> Entity Endorsement provided <input type="checkbox"/> Required documentation provided for referral to Entity	<input checked="" type="checkbox"/> <b>NOT RELEVANT</b>
<b>TREES</b>	<input type="checkbox"/> <b>RELEVANT</b> <input type="checkbox"/> Entity Endorsement provided <input type="checkbox"/> Required documentation provided for referral to Entity	<input checked="" type="checkbox"/> <b>NOT RELEVANT</b>
<b>HAZARDOUS MATERIALS</b>	<input checked="" type="checkbox"/> <b>RELEVANT</b> <input type="checkbox"/> Entity Endorsement provided <input checked="" type="checkbox"/> Required documentation provided for referral to Entity	<input checked="" type="checkbox"/> <b>NOT RELEVANT</b>
<b>CONTAMINATION</b>	<input checked="" type="checkbox"/> <b>RELEVANT</b> <input type="checkbox"/> Entity Endorsement provided <input checked="" type="checkbox"/> Required documentation provided for referral to Entity	<input type="checkbox"/> <b>NOT RELEVANT</b>
<b>EROSION &amp; SEDIMENT CONTROL</b> For sites less than 0.3 of a hectare	<input checked="" type="checkbox"/> <b>RELEVANT</b> <input type="checkbox"/> Entity Endorsement provided <input checked="" type="checkbox"/> Required documentation provided for referral to Entity  <b>NOTE:</b> For works such as class 10 structures, additions and alterations, and backyard swimming pools - a note on the plan that "the development will comply with the ACT Environment Protection Authority, Environment Protection Guidelines for Construction and Land Development in the ACT, August 2007" is required. In circumstances where there is a reasonable risk that soil from the required earth works in the front of the block will impact on the stormwater system because the block slopes towards the street a separate Erosion & Sediment Control Plan will be required.	<input type="checkbox"/> <b>NOT RELEVANT</b>
<b>EROSION &amp; SEDIMENT CONTROL</b> For sites greater than 0.3 of a hectare	<input checked="" type="checkbox"/> <b>RELEVANT</b> <input type="checkbox"/> Entity Endorsement provided <input checked="" type="checkbox"/> Required documentation provided for referral to Entity	<input type="checkbox"/> <b>NOT RELEVANT</b>
<b>WASTE MANAGEMENT</b>	<input checked="" type="checkbox"/> <b>RELEVANT</b> <input type="checkbox"/> Entity Endorsement provided <input checked="" type="checkbox"/> Required documentation provided for referral to Entity	<input type="checkbox"/> <b>NOT RELEVANT</b>

<b>SERVICING &amp; SITE MANAGEMENT</b>	<input type="checkbox"/> <b>RELEVANT</b> <input type="checkbox"/> Entity Endorsement provided <input type="checkbox"/> Required documentation provided for referral to Entity	<input checked="" type="checkbox"/> <b>NOT RELEVANT</b>
<b>UTILITIES</b>	<input checked="" type="checkbox"/> <b>RELEVANT</b> (please tick relevant entities) <input checked="" type="checkbox"/> Water <input checked="" type="checkbox"/> Electricity <input checked="" type="checkbox"/> Sewerage <input checked="" type="checkbox"/> Gas <input checked="" type="checkbox"/> Stormwater <input type="checkbox"/> Entity Endorsements provided <input checked="" type="checkbox"/> Required documentation provided for referral to Entity/s	<input type="checkbox"/> <b>NOT RELEVANT</b>
<b>VERGE CROSSOVERS</b>	<input checked="" type="checkbox"/> <b>RELEVANT</b> <input type="checkbox"/> Entity Endorsement provided <input checked="" type="checkbox"/> Required documentation provided for referral to Entity  Applies to development applications for multi unit housing in the RZ3 – Urban and RZ4 – Medium Density Zones in Inner North Canberra and the Gungahlin District.	<input type="checkbox"/> <b>NOT RELEVANT</b>

**Information Requirements for Development Applications (Non Referral Matters)**

Not required for applications for Lease Variations Only

The Territory Plan also requires you to consider the following items when preparing your development application. If an item is relevant to your proposal you must provide documentation that demonstrates how your proposal complies with the requirements of the Territory Plan.

<b>SUBDIVISION (Residential Zones)</b>	<input type="checkbox"/> <b>RELEVANT</b> <input type="checkbox"/> Required documentation provided	<input checked="" type="checkbox"/> <b>NOT RELEVANT</b>
<b>NATIONAL CAPITAL PLAN</b>	<input type="checkbox"/> <b>RELEVANT</b> <input type="checkbox"/> Required documentation provided	<input checked="" type="checkbox"/> <b>NOT RELEVANT</b>
<b>CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN</b>	<input type="checkbox"/> <b>RELEVANT</b> <input type="checkbox"/> Required documentation provided	<input checked="" type="checkbox"/> <b>NOT RELEVANT</b>
<b>ACCESS &amp; MOBILITY</b>	<input type="checkbox"/> <b>RELEVANT</b> <input type="checkbox"/> Required documentation provided	<input checked="" type="checkbox"/> <b>NOT RELEVANT</b>
<b>TRAFFIC GENERATION</b>	<input type="checkbox"/> <b>RELEVANT</b> <input type="checkbox"/> Required documentation provided	<input checked="" type="checkbox"/> <b>NOT RELEVANT</b>
<b>PARKING (CAR)</b>	<input type="checkbox"/> <b>RELEVANT</b> <input type="checkbox"/> Required documentation provided	<input checked="" type="checkbox"/> <b>NOT RELEVANT</b>
<b>PARKING(BICYCLE)</b>	<input type="checkbox"/> <b>RELEVANT</b> <input type="checkbox"/> Required documentation provided	<input checked="" type="checkbox"/> <b>NOT RELEVANT</b>
<b>SIGNS</b>	<input type="checkbox"/> <b>RELEVANT</b> <input type="checkbox"/> Required documentation provided	<input checked="" type="checkbox"/> <b>NOT RELEVANT</b>

NEIGHBOURHOOD PLANS	<input type="checkbox"/> RELEVANT <input type="checkbox"/> Required documentation provided	<input checked="" type="checkbox"/> NOT RELEVANT
WATER SENSITIVE URBAN DESIGN (Mains Water Consumption)	<input type="checkbox"/> RELEVANT <input type="checkbox"/> Required documentation provided	<input checked="" type="checkbox"/> NOT RELEVANT
WATER SENSITIVE URBAN DESIGN (Stormwater Quality)	<input type="checkbox"/> RELEVANT <input type="checkbox"/> Required documentation provided	<input checked="" type="checkbox"/> NOT RELEVANT
WATER SENSITIVE URBAN DESIGN (Stormwater Quantity)	<input type="checkbox"/> RELEVANT <input type="checkbox"/> Required documentation provided	<input checked="" type="checkbox"/> NOT RELEVANT

**Driveways (for works on verge only)**

For proposals that include construction or modification of driveway/s please indicate works to be undertaken:

- Not applicable
- Relocation of existing entrance
- Construction of new driveway
- Construction of additional entrance
- Construction other than plain concrete
- Other (please specify) \_\_\_\_\_

**PLEASE NOTE:** For proposals that include construction or modification of a driveway this form **MUST** be signed by the land custodian (Government Land Custodian - Asset Acceptance) as the works will be undertaken on unleased land.

**Survey Requirements - S.139 (2)(J) - P & D Act 2007**

If this application is for approval of a development that requires construction work to be carried out on land that has previously been developed and is not leased for rural purposes a survey certificate for the land where the development is to be carried out prepared and signed by a registered surveyor must accompany this application (unless exempt by *Regulation 25 of Planning and Development Regulations 2008*).

Have you provided a survey certificate with this application?

- NOT RELEVANT
- EXEMPT
- YES

**Development Applications For Development Undertaken Without Approval - S.205 - P & D Act 2007**

Is this application for development undertaken without approval?

- NO
- YES

If **YES** - Plans of the development signed by a registered surveyor confirming the location and dimensions of the development **must** be submitted with this application.

**Conflict of Interest Declaration**

Does the applicant or lessee have any association with ACT Planning and Land Authority staff?

- NO
- YES

If YES - please provide details:

---



---

**NOTE:** There are penalties for deliberately giving false and misleading information. The Planning and Land Authority or Minister may revoke an approval if satisfied that the approval was obtained by fraud or misrepresentation.

**Exclusion from Public Inspection**

In accordance with the requirements of Sections 28 and 30 of the *Planning and Development Act 2007* the ACT Planning and Land Authority must make the details and associated documents relevant to a development application available for public inspection.

*If you wish to apply to have all or part of this development application excluded from public inspection you must meet the requirements of Section 411(5) or 412(1) of the Planning and Development Act 2007.*

**Exclusion from Public Inspection Requested**

YES  
 NO

**If Yes – please indicate under which section of Planning & Development Act 2007**

- S.411(5)** Restriction on Public Availability
- \*S.412(1)** Restriction on Public Availability SECURITY

**Please specify the information to be excluded from public inspection and provide reasons for exclusion:**

---



---



---



---

\* If exclusion is requested under Section 412(1) a letter, signed by a justice Minister, certifying this request satisfies the requirements Planning and Development Act 2007 **must** accompany this application.

**Other Development Application Requirements**

**LODGEMENT & PAYMENT**

A valid development application comprises of a completed development application form accompanied by all of the required information or documents that address the relevant rules and/or relevant criteria for it to be considered for approval.

Proposals in the **Merit** track have the option to comply with the rules or criteria, unless the rule is mandatory. Where it is proposed to meet the criteria, the onus is on the applicant to demonstrate, by supporting plans and written documentation, that the proposed development satisfies the criteria and therefore the intent of the element.

Proposals in the **Impact** track also have the option to justify any non-compliance with the rules and the criteria, unless the rule is mandatory. Where it is proposed to not meet the rules and the criteria, the onus is on the applicant to justify the non-compliance by demonstrating that the proposed development is consistent with the relevant principles of the Statement of Strategic Directions. Supporting plans and written documentation, providing consideration of the relevant Intents of the Code and the Zone objectives, are to accompany the development application.

Once a development application is received, the documentation will be checked to ensure it meets the standard for lodgment. If the documentation provided is acceptable, you will receive written confirmation the application is ready for lodgment and a request for the payment of the application fees. A development application is not lodged until full payment of fees is made.

If the DA documentation is not acceptable for lodgment, you will receive written advice detailing the additional information required and/or any other issues with your application. Once these things are provided the Authority will recommence the documentation check and fee payment process outlined above.

## **DOCUMENTATION AND PLANS**

All required documentation must be provided in an electronic format on compact disc/DVD and meet the following requirements (DA form to be submitted in hardcopy if lodged over the counter)

- Each document must be saved as a PDF and named in accordance with the naming convention as detailed on the ACTPLA website.
- All plans must be to scale.
- All plans must be rotated to the correct orientation i.e. they are the right way up when opened
- All plans are to be clear and concise and generally consistent with Australian Standard 1100.301 - 1985 and Australian Standard 1100.301 supplementary - as updated from time to time.
- The proposal number included in the naming convention is unique to the application and provided by the ACT Planning and Land Authority. If you have already had dealings with the Authority about your proposal through a pre-application meeting or have requested and received pre application advice, you would already have a proposal number allocated for your development application. If you have not been allocated a proposal number, leave this number out of the file name.
- The documentation provided on CD/DVD either over the counter or via an electronic lodgment process (email or internet) will be considered to be the relevant documentation associated with this application.

## **HARDCOPY DOCUMENTATION REQUIREMENTS**

In addition to DA documentation being provided on compact disc/DVD a hard copy must also be provided for the following:

- Any report required as part of an application over 20 pages in length
- ALL development applications that will be assessed in the **IMPACT** assessment track
- Development applications for:
  - a residential building intended to be higher than 3 storeys and consisting of more than 50 units
  - a building where the total floor space of which is intended to be more than 7000m<sup>2</sup>
  - a building or structure intended to be higher than 25m
  - an application to change a concessional lease into a lease that is not concessional

## **Changes to a Unit Development**

Your building work may have an effect on the Unit Entitlements of the Units Plan. You may require a statement from a certified valuer as to this effect. For further information please contact the Authority.

## **Applicant and Lessee Declaration**

I/we the undersigned, hereby apply for approval to carry out the development described on the land specified in this application;

I/we declare that this application is accompanied by all of the required information or documents that address the relevant rules and/or relevant criteria for it to be considered for approval;

I/we understand that the information submitted with this application form will undergo a documentation check prior to the payment of fees and formal lodgement of the application. Further information may be required prior to the acceptance of the development application by the Authority;

I /we understand that this application will be considered lodged once the relevant application fees have been paid;

I/we understand that if during the assessment of this application it is found to have been submitted in the incorrect assessment track the application will be refused and I/we will not be entitled to a refund or transfer of fees;

I/we understand that the documentation provided on CD/DVD or via the electronic lodgment process will be considered to be the relevant documentation associated with this application. All development application documentation will be made available for public inspection including via the Internet unless exclusion has been approved;

If the time for deciding the application (prescribed period) has ended and a decision has not been reached I/we understand that the application will be deemed refused and the ACT Planning and Land Authority will not provide written advice of this decision. I/we also understand that the ACT Planning and Land Authority is able to still consider the application and make a decision after the expiration of the prescribed period;

I/we hereby authorise the ACT Planning and Land Authority its servants and agents to erect sign/s on the subject property(s) as required;

I/we hereby authorise ACT Government officers to access the subject property(s) for the purpose of evaluating the proposal (including the inspection of driveways and trees);

I/we the undersigned (lessee) appoint the applicant whose signature appears below to act on my/our behalf in relation to this Development Application. This authorises the applicant to pay all application fees, bonds and securities, liaise with the ACT Planning and Land Authority when required, alter, amend or provide further information as necessary and receive any communications relating to this Development Application;

I understand that costs associated with the relocation of any engineering services (light poles, storm water, sumps etc) will be at my expense and that I will indemnify the ACT Government, its servants and agents against any claims arising during the relocation of these services;



I understand that construction of any driveway associated with this application may not commence until the contractor has received endorsement by the relevant government entity;

I understand that a Certificate of Design Acceptance and a Road Opening Permit and Temporary Management Plan must be obtained from the relevant government agencies prior to the start of construction works;

I/we declare that all the information given on this form and its attachments is true and complete;

**If signing on behalf of a company, organisation or Government agency: -**

I/we the undersigned, declare I/we have the appropriate delegation or authority to sign on behalf of the company, organisation or Government agency.

Applicant Signature (s)		Date	<input type="text" value="30/4/09"/>
1 <sup>st</sup> Lessee's Signature		Date	<input type="text" value="30.4.09"/>
2 <sup>nd</sup> Lessee's Signature	<input type="text"/>	Date	<input type="text"/>
Govt Land Custodian Signature (unleased land only)	<input type="text"/>	Date	<input type="text"/>
Delegate of ACTPLA (unleased land only)	<input type="text"/>	Date	<input type="text"/>

**Privacy Notice**

The personal information on this form is being collected to enable processing of your application. Collection of personal information is authorised by Chapters 7, 8 and 9 of the *Planning and Development Act 2007*. The information that you provide may be disclosed to the ACT Revenue Office and the Registrar-General's Office. The information may be accessed by other government agencies, ACTEWAGL, ACTEW Corporation and other commercial organisations interested in development and building information. The *Planning and Development Act 2007* requires the details of applications, decisions and orders to be kept on a register and made available for public inspection. Information and documentation relevant to a development application may be made available via the Internet.

**Does the Commonwealth Environment Protection and Biodiversity Conservation Act 1999 (EPBC) affect your proposal**

The EPBC came into operation on 16 July 2000. It establishes an environmental assessment and approval system that is separate and distinct from the ACT system. It does not affect the validity of ACT development assessment and approval processes. The ACT cannot provide preliminary advice on whether a proposal falls within the definition of a controlled action, or requires referral to the Commonwealth. For information about the EPBC, including the referral process and when a referral should be made, contact: Environment Australia's Community Information Unit, GPO Box 787, CANBERRA ACT 2601 Telephone: 1800 803 772

**Contact Details:**

ACT Planning and Land Authority  
Customer Service Centre  
GPO Box 1908, Canberra City 2601  
16 Challis Street, Dickson ACT 2602  
Business Hours: 8.30am to 4.30pm weekdays (excluding Public Holidays)  
Phone: (02) 6207 1923  
Fax: (02) 6207 1925  
TTY: (02) 6207 2622  
Email: [actpla.customer.services@act.gov.au](mailto:actpla.customer.services@act.gov.au)  
Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

**DOCUMENTATION REQUIREMENTS`  
RESIDENTIAL ZONES - MULTI UNIT DEVELOPMENT HOUSING CODE**

<b>Key:</b> ✓ Required ◆ Required if relevant □ May be requested as further information	<b>Dual Occupancy</b>	<b>Multi Unit Housing Other than Dual Occupancy</b>	<b>Additions &amp; Alterations and Class 10 Structures</b>	<b>Mixed Use</b>	<b>Habitable Suites &amp; Relocatable Units</b>	<b>Community Facility</b>	<b>Public Works</b>	<b>Signs</b>	<b>Lease variation Only</b>
<b>Site Plan</b>	✓	✓	✓	✓	✓	✓	✓	✓	
<b>Floor Plan</b> For Public Register & notification No internal layout shown for residential units	✓	✓	✓	✓	✓				
<b>Floor Plan</b> For assessment purposes	✓	✓	✓	✓	✓	✓	◆	◆	
<b>Elevations</b>	✓	✓	✓	✓	✓	✓	✓	✓	
<b>Composite Streetscape Elevation</b>		✓		✓					
<b>Sections</b>	✓	✓	✓	✓	✓	✓	✓	✓	
<b>Erosion and Sediment Control Plan or notation on plan stating development complies with EPA requirements</b>	✓	✓	✓	✓	✓	✓			
<b>Colour Sample Schedule</b> For Additions and Alterations only	✓	✓	✓	✓	✓	□	□	□	
<b>Demolition Plan (if relevant)</b>	◆	◆	◆	◆		◆	◆		
<b>Shadow Diagram</b>	□	✓	□	□					
<b>Statement Against Relevant Criteria</b>	✓	✓	✓	✓	✓	✓	✓	✓	
<b>Site Analysis</b>	✓	✓							
<b>Survey Certificate</b> Required unless exempt by P&D Regulation 25	✓	✓	✓	✓	✓	✓	✓	✓	
<b>Landscape Plan</b>	✓	✓		✓		□	□	□	
<b>Relevant Entity Advice</b> Optional for DAs to be assessed in Merit or Impact tracks	◆	◆	◆	◆		◆	◆	◆	◆
<b>Documentation to satisfy relevant entity referral and non referral requirements as required by the Territory Plan</b>	◆	◆	◆	◆		◆	◆	◆	◆
<b>Driveway Plan - for works on verge only</b> Required if new or modified driveway is proposed	◆		✓		◆				
<b>Tree Management Plan</b>	◆	◆	◆	◆	◆	◆	◆	◆	
<b>Landscape Management &amp; Protection Plan</b>	◆	◆	◆	◆		◆			
<b>Waste Management Plans</b>	◆	◆	◆	◆	◆	◆	◆		
<b>Completed Environmental Impact Statement</b>				◆		◆	◆		◆

Key: <input checked="" type="checkbox"/> Required <input checked="" type="checkbox"/> Required if relevant <input type="checkbox"/> May be requested as further information (for merit & impact track assessable DAs only)	Dual Occupancy	Multi Unit Housing Other than Dual Occupancy	Additions & Alterations and Class 10	Mixed Use	Habitable Suites & Relocatable Units	Community Facility	Public Works	Signs	Lease variation Only
<b>For Lease Variations In Units Plans</b> <ul style="list-style-type: none"> <li>Letter detailing change to schedule of Unit Entitlements prepared by Valuer</li> <li>Change to schedule of Unit Entitlements (Form 2 – Units Plan)</li> <li>Evidence of unanimous resolution by owners' corporations</li> </ul>	◆	◆		◆		◆			◆
<b>Full Valuation Report</b>	◆	◆		◆		◆			✓
<b>Valuation Certificate</b> (for public register)	◆	◆		◆		◆			✓
<b>List of Interested Parties including all names and addresses or Statement advising no interested parties</b> (includes mortgagee, sub-lessees etc)	◆	◆		◆		◆			✓
<b>Drawings or Documents to support proposed lease use</b> (where required)	◆	◆		◆		◆			✓
<b>Draft Survey Plan</b> (for subdivision or consolidation only)	◆	◆		◆		◆			◆

#### **ADDITIONAL DOCUMENTATION REQUIREMENTS**

Development Applications for **Lease Variations ONLY** must include documentation that:

- indicates how the lease variation will potentially impact on parking and traffic generation (**Note:** It may be necessary to prepare a traffic and parking assessment prepared by a suitably qualified person); and
- indicates how the additional uses will potentially impact on the surrounding sites, including noise and waste.

Development Applications for **Lease Variations in Units Plans** must include a certificate under the corporation's seal confirming that:

- all members of the owners corporation have been given notice of the proposed application; and
- the application has been authorised by unopposed resolution

Development Applications for **Relocatable Units** must also include a statutory declaration stating that:

- while the relocatable unit is occupied as a separate domicile it will be occupied only by a person who is providing care to, or receiving care from, an occupant of the main dwelling for reasons of infirmity (due to age) or disability; and
- a description of how the relocatable unit will be removed and the site reinstated when it is no longer required.

Development Applications for **Habitable Suites** must also include a statutory declaration stating that:

- while the habitable suite unit is occupied as a separate domicile it will be occupied only by a person who is providing care to, or receiving care from, an occupant of the main dwelling for reasons of infirmity (due to age) or disability; and
- a conversion plan indicating how the additions or conversions will revert to being part of the main dwelling when the habitable suite is no longer required.

## DOCUMENTATION REQUIREMENTS – DEFINITIONS & CHECKLIST

Submission Requirement	Required Information	
<p><b>Statement Against Relevant Criteria</b> MERIT &amp; IMPACT TRACK ONLY</p>	<p><b>Preferred Format:</b> A4 black and white</p> <p><b>Merit</b></p> <ul style="list-style-type: none"> <li>Where it is proposed to meet a criteria rather than a rule the applicant is to provide a written statement demonstrating that the proposed development satisfies the criteria and therefore the intent of the element</li> </ul> <p><b>Impact</b></p> <ul style="list-style-type: none"> <li>Where it is proposed to meet a criteria rather than a rule the applicant is to provide a written statement demonstrating that the proposed development satisfies the criteria and therefore the intent of the element</li> <li>Where a proposal does not meet the rules or the criteria the applicant to provide a written statement justifying the non-compliance and demonstrating that the proposed development is consistent with the relevant principals of the Statement of Strategic Directions</li> </ul>	<input type="checkbox"/> Supplied <input checked="" type="checkbox"/> Not required <input type="checkbox"/> Office Use
<p><b>Site Plan</b></p>	<p><b>Preferred Format:</b> A3 (A1 for large or complex proposals) black and white 1:200 250mm for urban areas, as appropriate for other areas Australian Height Datum (AHD)</p> <ul style="list-style-type: none"> <li>Location and Identification of existing structures and trees - tree canopies to be shown to scale</li> <li>Boundaries of the site with bearings and distances</li> <li>Location of proposed buildings and structures with dimensions to block boundaries</li> <li>Schedule of gross floor areas for the proposal including existing structures</li> <li>Existing contours from site survey of the site and adjoining verge</li> <li>All easements on the land</li> <li>Driveway verge crossing details</li> <li>Where they can be reasonably determined, all existing reticulated services and associated infrastructure on the site</li> <li>Street trees, foot paths, kerbs, storm water pits, street lighting and other public assets in the verge adjacent to the site</li> <li>The drip line of any street tree where a proposed driveway verge crossing encroaches within that drip line</li> <li>All proposed signs</li> </ul>	<input checked="" type="checkbox"/> Supplied <input type="checkbox"/> Not required <input type="checkbox"/> Office Use
<p><b>Floor Plan(s)</b> For assessment purposes</p>	<p><b>Preferred Format:</b> A3 (A1 for large or complex proposals) black and white 1:100</p> <ul style="list-style-type: none"> <li>A plan for each floor including any trafficable subfloor areas</li> <li>Dimensions</li> <li>Key to sections cross referenced to relevant drawing and sheet number</li> <li>Finished floor levels related to Australian Height Datum</li> <li>Schedule of gross floor area for each floor</li> <li>Identification of all adaptable dwellings</li> <li>For proposals involving alterations or additions to an existing building, identification of the existing building</li> <li>Identification of all rooms (existing and proposed)</li> </ul>	<input checked="" type="checkbox"/> Supplied <input type="checkbox"/> Not required <input type="checkbox"/> Office Use
<p><b>Floor Plan(s)</b> For public register and notification purposes</p>	<p><b>Preferred Format:</b> A3 (A1 for large or complex proposals) black and white 1:100 As above with the following exceptions -</p> <ul style="list-style-type: none"> <li>Floor plan is not to show interior layout of residential development</li> <li>All windows and doors to be clearly marked to enable identification of the use of the room/space to which they relate or an indication on the floor plan as to what the space will be used for e.g. bedrooms, living area, car accommodation</li> </ul>	<input checked="" type="checkbox"/> Supplied <input type="checkbox"/> Not required <input type="checkbox"/> Office Use
<p><b>Elevations</b></p>	<p><b>Preferred Format:</b> A3 (A1 for large or complex proposals) black and white 1:100</p> <ul style="list-style-type: none"> <li>Dimensioned heights including overall heights</li> <li>All proposed signs</li> <li>Proposed external materials referenced to Colour Sample Schedule</li> </ul>	<input checked="" type="checkbox"/> Supplied <input type="checkbox"/> Not required <input type="checkbox"/> Office Use

Submission Requirement	Required Information	
<u>Section(s)</u>	<b>Preferred Format:</b> A3 (A1 for large or complex proposals) black and white 1:100 <ul style="list-style-type: none"> <li>Finished floor levels and ceiling levels</li> <li>Natural and finished ground levels related to Australian Height Datum</li> <li>Floor to ceiling heights</li> <li>Side and rear building envelopes</li> <li>Long section of any proposed basement ramp showing gradients</li> <li>Section of any sub floor areas</li> </ul>	<input checked="" type="checkbox"/> Supplied <input type="checkbox"/> Not required <input type="checkbox"/> Office Use
<u>Driveway Plan</u>	<b>Preferred Format:</b> A3 (portrait) black and white 1:200 <ul style="list-style-type: none"> <li>Existing ground levels and the datum mark used to obtaining levels</li> <li>Type of kerb &amp; gutter i.e. layback or vertical</li> <li>Existing or intended footpaths &amp; their alignment</li> <li>Kerb levels at each corner of the driveway</li> <li>Levels of each side of the driveway 2m behind the kerb and property boundary</li> <li>Longitudinal sections</li> <li>Location &amp; surface levels of proposed garage and/or carport and dwelling</li> <li>Long sections</li> <li>Distance from kerb line to garage or carport, kerb line to property boundary, changes to levels along each side of the proposed driveway at all changes of grade and at start, midpoint and finish of all vertical curves</li> <li>Driveway to be outside tree canopy (for both leased land &amp; verge) &amp; anticipated mature canopy, 1.2 metres clear of sumps and services, 1.5 metres clear of transformers, 6 metres clear of tangent point on corner block</li> <li>Proposed uphill grade to be less than 17% &amp; downhill grade less than 12% on verge &amp; at right angle to kerb line (max 1:10 deviation)</li> </ul>	<input type="checkbox"/> Supplied <input checked="" type="checkbox"/> Not required <input type="checkbox"/> Office Use
<u>Colour Sample Schedule</u>	<b>Preferred Format:</b> A4, A3, colour <ul style="list-style-type: none"> <li>Proposed external material colour schedule referenced to their location and use (e.g., roofing, windows, exterior walls) on elevations</li> <li>Schedule to identify names, codes and brands of exterior colours for materials</li> </ul>	<input checked="" type="checkbox"/> Supplied <input type="checkbox"/> Not required <input type="checkbox"/> Office Use
<u>Demolition Plan</u>	<b>Preferred Format:</b> A3 (A1 for large or complex proposals) black & white 1:200 <ul style="list-style-type: none"> <li>Identification of all buildings and structures proposed to be demolished</li> </ul>	<input checked="" type="checkbox"/> Supplied <input type="checkbox"/> Not required <input type="checkbox"/> Office Use
<u>Erosion &amp; Sediment Control Plan</u>	<b>Preferred Format:</b> A3 (A1 for large or complex proposals) black and white <ul style="list-style-type: none"> <li>Prepared in accordance with ACT Environment Protection Authority, Environment Protection Guidelines for Construction and Land Development in the ACT</li> </ul>	<input checked="" type="checkbox"/> Supplied <input type="checkbox"/> Not required <input type="checkbox"/> Office Use
<u>Survey Certificate (as required by Section 139(j) Planning &amp; Development Act 2007)</u>	<b>Preferred Format:</b> A3 (A1 for large or complex proposals) black and white 1:200 250mm for urban areas, as appropriate for other areas Australian Height Datum (AHD) <ul style="list-style-type: none"> <li>The boundaries of the site with bearings and distances</li> <li>The location of each building and structure on the site</li> <li>Existing contours of the site and adjoining verge</li> <li>Dimensions of the development</li> <li>Prepared and signed by registered Surveyor</li> </ul>	<input checked="" type="checkbox"/> Supplied <input type="checkbox"/> Not required <input type="checkbox"/> Office Use
<u>Composite Streetscape Elevation</u>	<b>Preferred Format:</b> A3 (A1 for large or complex proposals) black and white 1:200 Prepared & certified by a suitably qualified person Multi-Unit housing (other than Dual Occupancy), Commercial, Industrial and Institutional developments <ul style="list-style-type: none"> <li>Elevation plan to include elevations of adjoining properties to the extent necessary to illustrate the relationship of the proposal to the existing streetscape.</li> </ul>	<input type="checkbox"/> Supplied <input checked="" type="checkbox"/> Not required <input type="checkbox"/> Office Use

Submission Requirement	Required Information	
<u>Landscape Plan</u>	<p><b>Preferred Format:</b> A3 (A1 for large or complex proposals) black and white 1:200</p> <ul style="list-style-type: none"> <li>• Trees on the site proposed to be retained</li> <li>• Proposed landscaping</li> <li>• Tree protection zones for all protected trees affecting the site, accurately shown (Including tree protection zones of trees on adjacent or adjoining blocks)</li> <li>• For proposals in heritage areas and redevelopment in established areas an evaluation of all existing trees to be provided.</li> <li>• Existing and proposed contours</li> <li>• Retaining structures boundary treatments including courtyard walls and fences</li> <li>• Surface treatments showing pervious and impervious surfaces</li> <li>• Surface storm water management including drainage and taps</li> <li>• Areas to be irrigated including type of system</li> <li>• The area of private open space to be provided</li> <li>• The percentage of private open space to be retained as planting</li> </ul>	<input checked="" type="checkbox"/> Supplied <input type="checkbox"/> Not required <input type="checkbox"/> Office Use
<u>Tree Management Plan</u>	<p><b>Preferred Format:</b> A4, black and white 1:200</p> <ul style="list-style-type: none"> <li>• Prepared in accordance with Department of Territory and Municipal Services Guidelines for Preparing a Tree Management Plan</li> </ul> <p><i>Each development site that contains a protected tree will require a Tree Management Plan (TMP) to be submitted with the DA. Protected trees can also be on the neighbouring blocks and public land and must be included as part of the TMP where any part of the tree protection zone falls across the development site.</i></p>	<input checked="" type="checkbox"/> Supplied <input type="checkbox"/> Not required <input type="checkbox"/> Office Use
<u>Shadow Diagram(s)</u>	<p><b>Preferred Format:</b> A3 (A1 for large or complex proposals) black and white 1:100</p> <ul style="list-style-type: none"> <li>• Existing contours (as per site plan)</li> <li>• Natural &amp; finished ground levels related to Australian Height Datum</li> <li>• The location of proposed buildings and structures</li> <li>• Shadows cast by proposed buildings, retained buildings, existing fences and proposed fences at 9am, noon and 3pm on 21 June (Winter solstice)</li> <li>• The location of all buildings and private open space on adjoining or adjacent blocks that are affected by those shadows</li> <li>• Elevations of buildings on adjoining or adjacent blocks that contain windows to habitable rooms affected by shadows cast. Where possible the type of habitable room affected should be indicated (e.g. bedroom, dining room)</li> </ul>	<input type="checkbox"/> Supplied <input checked="" type="checkbox"/> Not required <input type="checkbox"/> Office Use
<u>Landscape Management and Protection Plan</u>	<p><b>Preferred Format:</b> A3 black and white 1:200</p> <ul style="list-style-type: none"> <li>• Location and species of existing trees in the verge areas, including height, girth, drip area and condition</li> <li>• The method proposed to allow through pedestrian access to continue within the verge during construction on the site</li> <li>• Tree protection measures, including fencing proposed to protect verge areas from access and damage during construction</li> <li>• Location of driveway across verge and existing services such as grates, hydrants, road signs, bus stops, footpaths, etc.</li> <li>• References to verge above will also apply to other surrounding Territory Land (such as laneways, parks, open space) that may be affected by the development</li> </ul>	<input checked="" type="checkbox"/> Supplied <input type="checkbox"/> Not required <input type="checkbox"/> Office Use
<u>Waste Management Plan</u> Including Spoil Management Plan where relevant	<p><b>Preferred Format:</b> The relevant form from the Development Control Code for Best Practice Waste Management in the ACT</p> <ul style="list-style-type: none"> <li>• These forms are available from the Planning and Land Authority or from the ACT NOWaste website at <a href="http://www.nowaste.act.gov.au">www.nowaste.act.gov.au</a></li> </ul>	<input checked="" type="checkbox"/> Supplied <input type="checkbox"/> Not required <input type="checkbox"/> Office Use

Submission Requirement	Required Information	
<u>Site Analysis Plan</u>	<p><b>Preferred Format:</b> A3 (A1 for large or complex proposals) black and white 1:100</p> <p>Site analysis plan must demonstrate that site layout and building design:</p> <p>a) Compliments:</p> <ul style="list-style-type: none"> <li>• existing or future planned built form, in terms of scale, character and massing, in the locality</li> <li>• landscape character, achieved through attention to silhouette, pattern, texture and colour</li> <li>• residential identity</li> <li>• streetscape character and functions</li> <li>• existing important site features</li> <li>• heritage places AND</li> </ul> <p>b) Integrates with the surrounding environment through:</p> <ul style="list-style-type: none"> <li>• adequate pedestrian, cycle and vehicle links to street and open space networks</li> <li>• dwellings face the street and public open spaces</li> <li>• clear definition of the public and private realm</li> </ul>	<input checked="" type="checkbox"/> Supplied <input type="checkbox"/> Not required <input type="checkbox"/> Office Use
<u>List of Interested Parties</u>	<p><b>Preferred Format:</b> A4 black and white</p> <ul style="list-style-type: none"> <li>• List of names and addresses of all persons having a registered estate or interest (e.g. mortgagees, sub lessees) in the property</li> </ul>	<input checked="" type="checkbox"/> Supplied <input type="checkbox"/> Not required <input type="checkbox"/> Office Use
<u>Valuation Certificate</u> (will be made available on Public Register)	<p><b>Preferred Format:</b> A4 portrait, black and white</p> <p>Required for proposals for a variation to a Crown lease Prepared by an accredited valuer</p> <ul style="list-style-type: none"> <li>• A summary of the related valuation report giving V1 and V2 values</li> <li>• Must have been prepared less than 6 months before the date an application is lodged</li> </ul>	<input type="checkbox"/> Supplied <input checked="" type="checkbox"/> Not required <input type="checkbox"/> Office Use
<u>Valuation Report</u>	<p><b>Preferred Format:</b> A4 portrait, black and white</p> <p>Required for proposals for a variation to a Crown lease Prepared by an accredited valuer</p> <ul style="list-style-type: none"> <li>• Clear details of any valuation of lease sought and a full assessment of V1 and V2 values under the relevant sections of the Planning and Development Act 2007</li> <li>• Where a variation relates to an amendment of a provision in a lease and either a consolidation or subdivision, two full assessments of V1 and V2 values must be provided quoting the relevant section of the Planning and Development Act 2007 in each case</li> <li>• Must have been prepared less than six months before the date an application is lodged</li> </ul> <p><i>Valuation assessments must include all relevant information utilised in the valuation assessment and full disclosure of all matters that may affect the assessment, market evidence, supporting valuation rationale and market commentary (as considered necessary by the ACT Planning and Land Authority), professionally drawn plans, specifications and associated costings. (The accuracy of costing may need to be verified by a relevant professional)</i></p>	<input type="checkbox"/> Supplied <input checked="" type="checkbox"/> Not required <input type="checkbox"/> Office Use

**VALUATION REPORT NOTES:**

1. The ACT Planning and Land Authority may refuse to accept the valuation assessment if insufficient details, evidence or other required valuation material to allow proper assessment of V1 and V2 values have not been provided, or if **API Professional Practice Standards** have not been adhered to.
2. The ACT Planning and Land Authority may also request clearer definition or further valuation evidence, rationale, costings or other information, if it is considered necessary to properly determine a change of use charge.
3. Should conditions of approval or any other matters materially affect the original assessment, the ACT Planning and Land Authority may require the valuation to be resubmitted after the relevant valuer is advised of any new or changed conditions or circumstances.

**Guidelines for Valuation Reports** - Valuation reports are to be full speaking valuations presented under the following headings:

HEADING	DESCRIPTION
1. Date of Inspection	
2. Date of lease variation approval	
3. Date of valuation	
4. Details of current Crown lease	Commencement date, lease term, rental, lease purpose, gross floor area, car parking requirements and site area
5. Town planning	Current land use policy
6. Proposed lease variation	Details of proposed changes to the purpose clause,
7. Statutory valuations -	details of proposed additional development rights
8. Services and amenities	Current average unimproved value for rating
9. Location and access	
10. Property description -	Land, structures, car parking
11. Tenancies -	Current tenancy schedule
12. Contamination	
13. Valuation basis	
14. Reference to the appropriate section in the Planning and Development Act 2007	
15. Valuation approach V1 and V2	Methodology, most appropriate method direct comparison capitalisation of income hypothetical development, brief market commentary, sales evidence, rental evidence, outgoings, reconciliation, capitalisation rate evidence of market yields, cost of works as condition of variation Valuations - calculations V1and V2

**Note: Valuation Certificates and Valuation Reports must be prepared less than six months before the date the application is lodged**



# DEVELOPMENT APPLICATION

## Form 1G

### FOR ALL APPLICATION TYPES - SUBMISSION OF FURTHER INFORMATION

#### Type of Application

Submission of Further Information as requested under Section 141 of the Planning and Development Act 2007

Insert Proposal Number to which this information relates  
20.0914463

#### Lease/Site Details *Please Print*

If more than one lease/site, attach the following details for each lease/site

Block

Section  Unit (if applicable)

Suburb

District

Street Number

Street Name

Postcode

#### Applicant Details *Please Print*

Surname  First Name

Company Name

Position held in company  Australian Company/Business Number (ACN/ABN)

Postal Address

Suburb  State  Postcode

Phone Number Business Hours  Mobile

EMAIL ADDRESS

**Please list/fully describe the information being provided**

EXAMPLE: New floor plan, shadow diagram and draft tree management plan

- garden sheds

**Applicant Declaration**

I/we declare that this application is accompanied by all of the required information or documents as requested by the ACT Planning and Land Authority in accordance with Section 141 of the Planning and Development Act 2007;

I/we understand that the documentation provided on CD/DVD or via the electronic lodgment process will be considered to be the relevant documentation associated with this application. If only hard copy plans are provided at the time of lodgment they will be electronically scanned. All development application documentation will be made available for public inspection including via the Internet unless exclusion has been approved;

I/we declare that all the information given on this form and its attachments is true and complete;

Applicant Signature (s)

[Redacted Signature]

Date

10/6/09

**Privacy Notice**

The personal information on this form is being collected to enable processing of your application. Collection of personal information is authorised by Chapters 7, 8 and 9 of the *Planning and Development Act 2007*. The information that you provide may be disclosed to the ACT Revenue Office and the Registrar-General's Office. The information may be accessed by other government agencies, ACTEWAGL, ACTEW Corporation and other commercial organisations interested in development and building information. The *Planning and Development Act 2007* requires the details of applications, decisions and orders to be kept on a register and made available for public inspection. Information and documentation relevant to a development application may be made available via the Internet.

**Contact Details:**

ACT Planning and Land Authority  
Customer Service Centre  
GPO Box 1908, Canberra City 2601  
16 Challis Street, Dickson ACT 2602  
Business Hours: 8.30am to 4.30pm weekdays (excluding Public Holidays)  
Phone: (02) 6207 1923 Fax: (02) 6207 1925 TTY: (02) 6207 2622  
Email: [actpla.customer.services@act.gov.au](mailto:actpla.customer.services@act.gov.au) Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

**AINSLIE Block 16 Section 5  
(51 Campbell Street)**

**Statement Against Relevant Criteria**

## Part A -Zone Specific Controls - Part A(2) –RZ1 -Suburban Zone

### Element 1: Restrictions on Use

Rules	Criteria	Response
<b>1.1 Site Area Requirements for Dual Occupancy Housing</b>		
R1.1.1 The minimum site area for dual occupancy housing is 800 m <sup>2</sup> .	This is a mandatory requirement. There is no applicable criterion.	<b>Complies. Block is over 800m<sup>2</sup>.</b>
<b>1.2 Site Area Requirements for Multi Unit Housing (other than dual occupancy housing)</b>		
R1.2.1 On a standard block, the minimum site area for triple occupancy and other multi-unit housing is 1400 m <sup>2</sup> .	This is a mandatory requirement. There is no applicable criterion.	<b>Not Applicable.</b>

### Element 2: Building and Site

Rules	Criteria	Response
<b>2.1 Height</b>		
R2.1.1 Buildings do not exceed 2 storeys. Attics, basements or basement car parking are permitted.	C2.1.1 Buildings to be limited in height to ensure compatibility with adjacent development and may include a basement and/or an attic.	<b>Complies. Building is single storey.</b>
<b>2.2 Building Envelope</b>		
R2.2.1 Buildings are sited wholly within the building envelope (refer Figure A2) defined by: a) Blocks that are the north facing boundary of an adjoining residential block: i) within the <i>primary building zone</i> , planes projected at 45 degrees above horizontal from a height of 2 m above natural ground level at the side boundaries, up to a maximum building height of 8.5 m above natural ground level ii) within the <i>rear zone</i> , planes projected at 30 degrees above horizontal from a height of 2 m above natural ground level at the side and rear boundaries, up to a maximum of 8.5 m above natural ground level. b) All other side and rear boundaries: i) within the <i>primary building zone</i> , planes projected at 45 degrees above horizontal from a height of 3.5 m above natural ground level at the side boundaries, up to a maximum building height of 8.5 m above natural ground level ii) within the <i>rear zone</i> , planes projected at 30 degrees above horizontal from a height of 3.5 m above natural ground level at the side and rear boundaries, up to a maximum of 8.5 m above natural ground level.	C2.2.1 The built form does not adversely impact on the amenity of neighbouring properties by ensuring: a) sufficient spatial separation between adjoining developments b) the protection of a reasonable amount of privacy and solar access to adjacent dwellings and their associated private open space.	<b>Complies. The building is wholly within the building envelope and does not adversely impact on the amenity of neighbouring properties.</b>
<b>2.3 Plot Ratio</b>		
R2.3.1 On a standard block (or a block resulting from the consolidation of these blocks), the maximum plot ratio does not exceed 50%, except for dual or triple occupancy housing, where at least one dwelling does not directly front a public road from which vehicular access is permitted,	This is a mandatory requirement. There is no applicable criterion.	<b>Complies. The plot ratio does not exceed 35%.</b>

the plot ratio does not exceed 35%.		
R2.3.2 In addition to R2.3.1, for dual occupancy housing, the maximum plot ratio for any additional new dwelling that does not directly front a public road from which vehicular access is permitted does not exceed half of the permissible plot ratio of all development on the block or 17.5%, whichever is the lesser.	This is a mandatory requirement. There is no applicable criterion.	<b>Complies.</b> <b>The additional new dwelling that does not directly front a public road from which vehicular access is permitted does not exceed half of the permissible plot ratio of all development on the block or 17.5%, whichever is the lesser.</b>

#### Element 4: Parking and Site Access

Rules	Criteria	Response
<b>4.1 Vehicle Access</b>		
R4.1.1 On a standard block, ramps accessing basement car parking are not permitted forward of the building line, where the block is less than 30 m wide. Ramps comply with the relevant Australian Standard.	C4.1.1 Ramps to be limited in their extent to maintain streetscape amenity and allow safe and efficient vehicle and pedestrian movement.	<b>Not Applicable.</b> <b>There are no ramps proposed.</b>

## Part B – General Development Controls

### Element 1: Restrictions on Use

Rules	Criteria	Response
<b>1.1 Subdivision of Existing Residential Leases (except RZ1 Zone)</b>		
R1.1.1 a) Subdivision (including consolidation) is not permitted unless the subdivision is part of an integrated housing development and it is demonstrated that any building on a consequent lease is or can be designed in accordance with the relevant section of this code b) Subdivision of a lease under the Unit Titles Act 2001 is permitted where the lease expressly provides for the number of units or dwellings provided for in the proposed subdivision. Note: Subdivision does not include a minor boundary adjustment that does not provide for the creation of an additional residential lease of this code.	This is a mandatory requirement. There is no applicable criterion.	<b>Not Applicable. Development is not proposed to be Unit Titled on completion.</b>

### Element 2: Building and Site

Rules	Criteria	Response
<b>2.1 Demolition</b>		
R2.1.1 In accordance with section 148 of the <i>Planning and Development Act 2007</i> , the application is accompanied by a Statement of Endorsement for utilities (including Water, Sewerage, Stormwater, Electricity, Gas and Telecommunications) stating that: i) all network infrastructure on or immediately adjacent the site has been identified on the plan ii) all potentially hazardous substances and conditions (associated with or resulting from the demolition process) that may constitute a risk to utility services have been identified iii) all required network disconnections have been identified and the disconnection works comply with utility requirements iv) All works associated with the demolition comply with and are in accordance with utility asset access and protection requirements.	C2.1.1 If a Statement of Endorsement is not provided, the application will be referred to relevant utilities in accordance with the requirements of the <i>Planning and Development Act 2007</i> .	<b>Refer to relevant Authority if required.</b>
<b>2.2 National Capital Plan Requirements</b>		
There is no applicable rule.	C2.2.1 Where a development is subject to Special Requirements under the National Capital Plan (including any relevant Development Control Plan) the development is not inconsistent with the Special Requirements.	<b>Not Applicable.</b>
<b>2.3 Height</b>		

There is no applicable rule.	C2.3.1 Notwithstanding any other provision relating to height, on land where a lawfully constructed building exceeds two storeys in height, a new building or buildings up to the height of the existing building may be permitted subject to consideration of any adverse impact resulting from any increase in building bulk.	<b>Not Applicable.</b>
<b>2.4 Plot Ratio</b>		
There is no applicable rule.	C2.4.1 Notwithstanding any other provision relating to plot ratio, on land where a lawfully constructed building exceeds the stipulated maximum plot ratio, a new building or buildings up to the same plot ratio may be permitted: a) subject to consideration of any adverse impact resulting from increase in building bulk b) if, and only if, the development does not involve an increase in the number of dwellings on the land.	<b>Not Applicable.</b>

### Element 3: Built Form

Rules	Criteria	Response
<b>3.1 Crime Prevention Through Environmental Design</b>		
There is no applicable rule.	C3.1.1 The development meets the requirements of the Crime Prevention Through Environmental Design General Code.	<b>Complies.</b>
<b>3.2 Access and Mobility</b>		
There is no applicable rule.	C3.2.1 The development meets the requirements of the Access and Mobility General Code.	<b>Not Applicable.</b>

### Element 4: Parking and Site Access

Rules	Criteria	Response
<b>4.1 Traffic Generation</b>		
There is no applicable rule.	C4.1.1 The existing road network can accommodate the amount of traffic that is likely to be generated by the development.	<b>Complies. Refer to file: "DRIVEWAYPLAN" (Driveway and Parking Plan)</b>
<b>4.2 Parking</b>		

There is no applicable rule.	C4.2.1 Car and bicycle parking complies with the requirements of the Parking and Vehicular Access General Code and AS 2890.1 – <i>The Australian Standard for Off-Street Parking</i> and the Bicycle Parking General Code.	<b>Complies.</b>
------------------------------	--	------------------

## Element 6: Environment

Rules	Criteria	Response
<b>6.1 Heritage</b>		
R6.1.1 In accordance with section 148 of the <i>Planning and Development Act 2007</i> , applications for developments on land or buildings subject to interim or full heritage registration are accompanied by advice from the Heritage Council stating that the development meets the requirements of the <i>Heritage Act 2004</i> .	C6.1.1 If advice from the Heritage Council is required, but not provided, then the application will be referred to the Heritage Council in accordance with the requirements of the <i>Planning and Development Act 2007</i> .	<b>Not Applicable. Not subject to interim or full heritage registration.</b>
<b>6.2 Trees</b>		
R6.2.1 In accordance with section 148 of the <i>Planning and Development Act 2007</i> , where the development proposal requires groundwork within the tree protection zone of a protected tree, or is likely to cause damage to or removal of, any protected trees, the application is accompanied by a Tree Management Plan approved under the <i>Tree Protection Act 2005</i> . Note: 'Protected tree' is defined under the <i>Tree Protection Act 2005</i> .	C6.2.1 If an approved Tree Management Plan is required, but not provided, then a draft Tree Management Plan is to accompany the application. The draft Tree Management Plan will be referred to the relevant agency in accordance with the requirements of the <i>Planning and Development Act 2007</i> .	<b>Complies. Refer to file: "TREE" (Tree Management Plan) and file: "TREEREPORT" (Tree Report)</b>
<b>6.3 Hazardous Materials</b>		

<p>R6.3.1 In accordance with section 148 of the <i>Planning and Development Act 2007</i>, applications are to be accompanied by a Statement of Endorsement from the Department of Territory and Municipal Services (Asset Acceptance) stating that the waste facilities and management associated with the development are in accordance with the <i>Development Control Code for Best Practice Waste Management in the ACT 1999</i> and <i>AS 2601-2001 Demolition of Structures</i>. A Hazardous Materials Survey is to be submitted to TaMS Environment Protection Unit for endorsement. That endorsement is copied to Asset Acceptance. For residential premises (including garages and carports) constructed prior to 1985 a Hazardous Material Survey is to be carried out and signed by an appropriately licensed person. The Hazardous Materials Survey is to also cover disposal of hazardous materials and show that:</p> <p>a) Hazardous material disposal (including asbestos) is to be at a licensed disposal facility in the ACT b) If hazardous materials are to be transported for disposal interstate, approval from the Environment Protection Authority is obtained prior to removal of material from the site c) An appropriately licensed contractor is engaged for the removal and transport of all hazardous materials (including asbestos) present at the site.</p>	<p>C6.3.1 If a Statement of Endorsement is not provided, the application will be referred to the Department of Territory and Municipal Services (Asset Acceptance) in accordance with the requirements of the <i>Planning and Development Act 2007</i>.</p>	<p><b>Refer to relevant Authority if required.</b></p>
<p><b>6.4 Contamination</b></p>		
<p>R6.4.1 In accordance with section 148 of the <i>Planning and Development Act 2007</i>, the application is accompanied by a Statement of Endorsement from the Environment Protection Authority (EPA) stating that the potential for land contamination has been assessed in accordance with the <i>ACT Government, Strategic Plan – Contaminated Sites Management, August 1995</i>.</p>	<p>C6.4.1 If a Statement of Endorsement is not provided, the application will be referred to the relevant agency in accordance with the requirements of the <i>Planning and Development Act 2007</i>.</p>	<p><b>Refer to relevant Authority if required.</b></p>
<p>R6.4.2 In accordance with section 148 of the <i>Planning and Development Act 2007</i>, if potential for contamination is identified through the Contaminated Sites Management Assessment (see R3.4.1 above), the application is accompanied by a report endorsed by the Environment Protection Authority (EPA), on the assessment and/or management of the known and/or potential contamination.</p>	<p>C6.4.2 If a report endorsed by the EPA is not provided, the application will be referred to the relevant agency in accordance with the requirements of the <i>Planning and Development Act 2007</i>.</p>	<p><b>Refer to relevant Authority if required.</b></p>
<p><b>6.5 Erosion and Sediment Control</b></p>		
<p>R6.5.1 A plan, endorsed by the relevant agency, is provided to demonstrate that the development complies with the <i>Guidelines for Erosion and Sediment Control During Land Development</i>.</p>	<p>C6.5.1 If an endorsed plan is not provided, the application will be referred to the relevant agency in accordance with the requirements of the <i>Planning and Development Act 2007</i>.</p>	<p><b>Complies. Refer to file: “SEDIMENT” (Erosion and Sediment Control Plan)</b></p>
<p><b>6.6 Environment Protection</b></p>		

R6.6.1 In accordance with section 148 of the <i>Planning and Development Act 2007</i> , for development on a site greater than 0.3 of a hectare, the application is accompanied by a Pollution Control Plan endorsed by the ACT Environment Protection Authority.	C6.6.1 If and endorsed Pollution Control Plan is not provided the application will be referred to the relevant agency in accordance with the requirements of the <i>Planning and Development Act 2007</i> .	<b>Not Applicable.</b>
<b>6.7 Signs</b>		
There is no applicable rule.	C6.7.1 Signs comply with the Signs General Code.	<b>Not Applicable.</b>
<b>6.8 Water Sensitive Urban Design – Mains Water Consumption</b>		
R6.8.1 Evidence is provided that shows the development achieves a minimum 40% reduction in mains water consumption compared to an equivalent development constructed in 2003 using the ACTPLA on-line assessment tool or the NSW BASIX tool. The 40% target is met without any reliance on landscaping measures to reduce consumption.	This is a mandatory requirement. There are no applicable criteria	<b>Complies. Refer to file: WSUD” (Mains Water Reduction)</b>
<b>6.9 Water Sensitive Urban Design – Stormwater Quality</b>		
R6.9.1 Evidence is provided that demonstrates that for developments on sites <2000m <sup>2</sup> , a reduction of 1in-3 month stormwater peak run off flow to pre- development levels with release of captured flow over a period of 1 to 3 days can be achieved.	This is a mandatory requirement. There is no applicable criterion.	<b>Complies. Refer to file: “WSUD” (WSUD Checklist)</b>
R6.9.2 Evidence is provided that demonstrates that for developments on sites >2000m <sup>2</sup> , a reduction in average annual stormwater pollutant export load of: a) suspended solids by 60% b) total phosphorous by 45% c) total nitrogen by 40% using the MUSIC model to demonstrate compliance.	C6.9.2 For developments on sites >2000m <sup>2</sup> the development is demonstrated to achieve a reduction in average annual stormwater pollutant export load of: a) suspended solids by 60% b) total phosphorous by 45% c) total nitrogen by 40% compared to an urban catchment with no water quality management controls, using any other method, eg XP-AQUALM, PURRS, Aquacycle, that can demonstrate, to the satisfaction of the Authority, compliance.	<b>Not Applicable.</b>
<b>6.10 Water Sensitive Urban Design – Stormwater Quantity</b>		
R6.10.1 Evidence is provided that shows the development achieves: a) a reduction of 1-in-3 month stormwater peak run off flow to pre-development levels with release of captured flow over a period of 1 to 3 days. b) A reduction of 1-in-5 year and 1-in-100 year stormwater peak run off flow to pre-development levels using XP-RAFTS, DRAINS (ILSAX), RORB or WBNM models to demonstrate compliance.	This is a mandatory requirement. There is no applicable criterion.	<b>Complies. Refer to file: “WSUD” (WSUD Checklist)</b>

**Element 7: Services Intent:**

Rules	Criteria	Response
<b>7.1 Waste Management</b>		
R7.1.1 In accordance with section 148 of the <i>Planning and Development Act 2007</i> , the application is accompanied by a Statement of Compliance from the Department of Territory and Municipal Services stating that the waste facilities and management associated with the development are in accordance with the <i>Development Control Code for Best Practice Waste Management in the ACT 1999</i> .	C7.1.1 If a Statement of Compliance is not provided, the application will be referred to the Department of Territory and Municipal Services in accordance with the requirements of the <i>Planning and Development Act 2007</i> .	<b>Refer to relevant Authority if required.</b>
<b>7.2 Servicing and Site Management</b>		
R7.2.1 In accordance with section 148 of the <i>Planning and Development Act 2007</i> , the application is accompanied by a Statement of Endorsement from the relevant agency stating that the waste facilities and management associated with the development are in accordance with the <i>Design Standards for Urban Infrastructure</i> .	C7.2.1 If a Statement of Endorsement is not provided the application will be referred to the relevant agency in accordance with the requirements of the <i>Planning and Development Act 2007</i> .	<b>Refer to relevant Authority if required.</b>
<b>7.3 Utilities</b>		
R7.3.1 A Statement of Compliance from each relevant utility provider is provided, which confirms that the location and nature of earthworks, utility connections, proposed buildings, pavements and landscape features comply with utility standards, access provisions and asset clearance zones. Note: Where there is a conflict between planning and utility requirements, the utility requirements take precedence over other codified or merit provisions.	C7.3.1 If a Statement of Compliance is not provided the application will be referred to the relevant agency in accordance with the requirements of the <i>Planning and Development Act 2007</i> .	<b>Refer to relevant Authority if required.</b>
R7.3.2 a) Electricity supply lines within existing residential areas are underground or along the rear spine or side of blocks. b) No continuous rows of electricity supply poles are erected on residential streets or streets with residential access.	C7.3.2 This is a mandatory requirement. There are no applicable criteria.	<b>Complies.</b>

## Part C(1) – Development Type Controls for Multi Unit Housing

### Element 2: Building and Site

Rules	Criteria	Response
<b>2.1 Front Street Setback</b>		
<p>R2.1.1 Front setbacks are as specified in Tables 1 and 2. Refer also to Figure C1.</p>	<p>C2.1.1 a) The front setback: i) reflects the existing or proposed streetscape character ii) provides for the most efficient use of the site iii) will not significantly compromise the amenity of residents of the proposed building and residents of adjoining and adjacent dwellings iv) is related to the height of the building and to the width of the street to ensure pedestrian scale at street level v) space is provided for street trees to grow to maturity vi) parking and garages do not dominate the frontage of the development. b) Elements that will not be permitted in the front zone are domestic fuel tanks; water tanks; clotheslines; cooling or heating appliances or other services.</p>	<p><b>Complies.</b></p>
<b>2.1 Side Setback</b>		

R2.2.1 Side setbacks are as specified in Tables 3 to 4. Refer also to Figure C1 and Definitions for a dictionary of terms used in the Tables.	C2.2.1 a) Buildings and other structures are sited and reflect residential (suburban) scale, height and length to ensure: i) sufficient spatial separation between adjoining developments ii) the protection of a reasonable amount of privacy and solar access to the dwelling (or adjacent dwellings) and outdoor spaces (or adjacent outdoor spaces). b) Setbacks are progressively increased as wall heights increase to reduce bulk and scale of the building.	<b>Complies.</b> <b>a) i) minimum setbacks are achieved.</b> <b>ii) Private open space is reasonably protected and has north solar orientation</b> b) Not Applicable for single storey development.
<b>2.3 Rear Setback</b>		
R2.3.1 Rear setbacks are a minimum of: a) 3 m to the lower floor level b) 6 m* or 9 m** to the upper floor level. Refer also to Figure C1. * Where design incorporates blank walls, windows with sill heights 1.7 m from the floor or windows with permanently fixed panes of obscure glass. ** Where design incorporates other walls, outer faces or unscreened decks, balconies and external stairs.	C2.3.1 Buildings and other structures are sited and reflect residential (suburban) scale, height and length to ensure: a) sufficient spatial separation between adjoining developments b) the protection of a reasonable amount of privacy and solar access to the dwelling (or adjacent dwellings) and outdoor spaces (or adjacent outdoor spaces).	<b>Complies.</b> <b>a) Minimum 3m setback for lower floor level.</b> <b>b) there is adequate protection of privacy and access to the dwellings and adjacent dwellings.</b>

### Element 3: Built

Rules	Criteria	Response
<b>3.1 Building Design</b>		
R3.1.1 There is a maximum of 15 m of unarticulated walls in buildings that contain more than two dwellings. Wall articulation is provided by: a) changes in wall planes of a minimum 1.0 m in depth and 4.0 m in length OR b) inclusion of balconies, fin walls, etc., OR c) horizontally stepping facades by at least 1.0 m	C3.1.1 Building design, articulation, detailing and finish provide an appropriate scale, add visual interest and enable visual differentiation between dwellings when viewed from public streets.	<b>Not Applicable.</b>
<b>3.2 Materials and Finish</b>		
R3.2.1 The roof and/or wall finish is not metallic or white or off-white. A roof finish is white or off-white when, compared to Australian Standard AS 2700 – Colour Standards for General Purposes, the colour under that standard that most closely matches the roof/wall finish is not any of the following colour codes under that standard: a) Y31 (Lily Green), Y32 (Flummery), Y33 (Pale Primrose), Y34 (Cream), or Y35 (Off White); b) X31 (Raffia), X32 (Magnolia), X33 (Warm White), or X34 (Driftwood); c) R32 (Apple Blossom), R33 (Ghost Gum); R34 (Mushroom Pink), or R41 (Shell Pink); d) P21 (Sunset Pink), P31 (Dusky Pink), or P33 (Ribbon Pink); e) B32	C3.2.1 Roofing and/or wall finish to avoid glare.	<b>Complies.</b> <b>Refer to file: “COLOUR” (Colour Sample Schedule)</b>

(Powder Blue), B33 (Mist Blue), or B35 (Pale Blue f) T33 (Smoke Blue); g) G42 (Glacier), G43 (Surf Green), or G45 (Chartreuse); h) N11 (Pearl Grey), N12 (Pastel Grey), N14 (White), N22 (Cloud Grey), N23 (Neutral Grey), N24 (Silver Grey), or N33 (Lightbox Grey).		
There is no applicable rule.	C3.2.2 In established residential areas, external materials and colours are respectful of the surrounding built form.	<b>Complies.</b> <b>The development is respectful of the surrounding built form.</b>
R3.2.3 Structures and plant and equipment situated on the roof is not visible from the street frontage or unleased territory land unless exempt under <i>Planning and Development Act 2007</i> . This includes water tanks, solar energy devices, evaporative cooling or air conditioning devices, a radio mast or aerial, or a satellite dish.	C3.2.3 Any structures and plant and equipment situated on or visible above the roofline is as inconspicuous as possible or does not significantly impact on the amenity of the streetscape or neighbours.	<b>Complies.</b> <b>All roof structures, plant and equipment is located away from direct street view.</b>
R3.2.4 Garages and carports within 15 m of the front boundary are constructed with the same material as the corresponding elements of the dwelling.	C3.2.4 The construction of garages and carports are compatible with the dwelling design in terms of materials and colours.	<b>Complies.</b>
R3.2.5 No externally exposed plumbing attached to building walls.	This is a mandatory requirement. There is no applicable criterion.	<b>Complies.</b>
<b>3.3 Interface</b>		
R3.3.1 Free standing walls or fencing are not permitted forward of the building line except where one or more of the following apply: a) previously approved in an estate development plan b) consistent with an relevant precinct code c) it is a gate to a maximum height of 1.8m in an established, vigorous hedge d) it is a courtyard wall that meets the requirements of R3.3.2/C3.3.2 and C3.3.3.	This is a mandatory requirement. There is no applicable criterion.	<b>Complies.</b>

<p>R3.3.2 Courtyard walls forward of the building line have: a) a total length not exceeding 50% of the width of the block, or 70% in the case of blocks less than 12m wide, at the line of the wall b) a minimum setback from the front boundary of not less than 50% of the minimum front street setback c) a maximum height not exceeding 1.8m d) brick, block or stonework construction, any of which may be combined with feature panels e) the area between the wall and the front boundary planted with shrubs f) courtyard walls do not obstruct site lines for vehicles and pedestrians on public paths on driveways in accordance with A2890.1-The Australian Standard for Off-Street Parking.</p>	<p>C3.3.2 a) Courtyard walls forward of the building line may be considered where the existing front building facade is maintained as the dominant built element in the streetscape. b) The courtyard wall reads as a secondary built element of appropriate proportions and character with respect to: i) height ii) relationship to verge footpath iii) total proportion relative to the building width iv) colour and design features v) transparency and articulation vi) protection of existing desirable landscape features vii) tree and shrub planting forward of the wall c) courtyard walls do not obstruct sight lines for vehicles and pedestrians on public paths or driveways in accordance with AS2890.1 The Australian Standard for Off-Street Parking.</p>	<p><b>Complies.</b></p>
<p>There is no applicable rule.</p>	<p>C3.3.3 Courtyard walls do not detract from the established character of the street.</p>	<p><b>Complies.</b></p>
<p>R3.3.4 a) The design and siting of courtyard walls include breaks or indents every 15 m, the indents are not less than 1 m in depth and 4 m in length, the indented area is directly accessible from within the block and, together with any area between the wall and the front boundary, is planted in accordance with an approved landscape plan. b) Courtyard walls are constructed of brick, block or stonework.</p>	<p>C3.3.4 Courtyard walls are designed and detailed to provide visual interest to the streetscape and provide for landscaping to reduce their scale and soften the visual impact of the wall surfaces.</p>	<p><b>Complies.</b></p>
<p>There is no applicable rule.</p>	<p>C3.3.5 Fences may be permitted where the proposal meets the requirements contained in the Residential Boundaries Fences General Code.</p>	<p><b>Not Applicable.</b></p>
<p>R3.3.6 Fences are permitted in accordance with the <i>Common Boundaries Act 1981</i>.</p>	<p>This is a mandatory requirement. There is no applicable criterion.</p>	<p><b>Complies. Existing fences are to be retained to property boundaries.</b></p>

<p>R3.3.7 a) The minimum interfacing distance between blank walls is: i) at least 3 m between walls of facing dwellings at lower floor level, where the external wall of the other dwelling is blank and is not located to the north, north-east or north-west of the first dwelling. This distance is a minimum of 6 m at upper floor levels ii) 1 m where the external blank wall is located to another orientation, and where a party wall is not provided between dwellings. b) The minimum interfacing distance between walls that are not blank is: i) at least 6 m between walls of facing dwellings, where there are balconies, unscreened decks or windows (other than windows with permanently fixed panes of obscure glass), or glazed doors to a habitable room facing another dwelling and where a screen wall is provided between the dwellings. This distance is a minimum of 12 m where no screen wall is provided and at upper floor levels ii) at least 1.5 m between walls of facing dwellings at lower floor level, where there are windows of other than habitable rooms or where windows with permanently fixed panes of obscure glass face one another. This distance is a minimum of 3 m at upper floor levels.</p>	<p>C3.3.7 The dwellings are to be designed and located to: a) receive adequate daylight and sunlight b) protect the living rooms of adjacent dwellings from direct overlooking.</p>	<p><b>Complies.</b> <b>Dwellings are minimum 3m between and are not facing each other.</b></p>
<p>R3.3.8 Outlook from windows, balconies, stairs, landings and decks or other private, communal or public areas within a development are designed, screened or obscured to prevent overlooking of more than 50% of the private open space of another dwelling on the same block.</p>	<p>C3.3.8 Direct overlooking of private open spaces of other dwellings is limited by building layout, location and design of windows and balconies, screening devices and landscape, or remoteness.</p>	<p><b>Complies.</b> <b>There are no windows facing POS another dwellings on the same block.</b></p>
<p><b>3.4 Accessibility (mobility)</b></p>		
<p>R3.4.1 10% of the dwellings of any multi-unit housing development consisting of 10 or more dwellings are designed to meet the relevant Australian Standard or building code for adaptable housing.</p>	<p>This is a mandatory requirement. There is no applicable criterion.</p>	<p><b>Not Applicable.</b></p>

#### Element 4: Parking and Site

Rules	Criteria	Response
<p><b>4.1 Vehicle Access</b></p>		
<p>R4.1.1 There is one driveway and kerb crossing for each block.</p>	<p>C4.1.1 Provided all other rules in this element are met, more than one driveway and kerb crossing over the verge may be permitted for: a) forward entry to roads carrying greater than 3000 vpd; or b) large blocks where the visual impact to the streetscape is not adversely affected, provided the site access is of appropriate proportions and character with respect to: i) relationship to verge footpath</p>	<p><b>Complies.</b></p>

	ii) total proportion of the width of the access relative to the building width iii) design features iv) protection of existing landscape features.	
R4.1.2 The location and design of residential driveway verge crossings are: a) 1.2 m horizontally clear of stormwater sumps and other services	C4.1.2 This is a mandatory requirement. There is no applicable criterion.	<b>Complies.</b>
b) 1.5 m horizontally clear of transformers, bus stops, public light poles c) 6.0 m horizontally clear of the tangent point of the radius of the curve on a corner block (excluding locations with roundabouts and signalised intersections, which require separate formal approval and support from Asset Acceptance) d) uphill grade of less than 17%; downhill grade of less than 12% e) at a right angle to the kerb line with a maximum 10% deviation f) a maximum of 5.5 m width, and a minimum of 5 m width at the kerb, a minimum 3 m width at the front boundary, and a maximum width no greater than the width at the kerb g) outside of the drip line of mature trees, and a minimum of 3 m clear of small and new street trees h) compliant with AS 2890.1 -The Australian Standard for Off Street Parking, having particular regard for sightlines and cross fall of the site.		<b>Complies.</b>
R4.1.3 Where there is a paved pathway in the verge the pathway material is continuous and not interrupted by the driveway.	C4.1.3 This is a mandatory requirement. There is no applicable criterion	<b>Not Applicable.</b>
There is no applicable rule.	C4.1.4 Service areas and setdown arrangements provide for the efficient operations of the development whilst protecting residential amenity and avoiding impacts on adjoining streets.	<b>Not Applicable.</b>
R4.1.5 Individual parking spaces are accessed from a common driveway or access/internal road in a development of more than two dwellings.	C4.1.5 Vehicular access and car parking to be located and designed to maintain streetscape amenity and allow safe and efficient vehicle movement.	<b>Not Applicable.</b>
R4.1.6 In relation to driveways and access/internal roads: a) shared driveways and access/internal roads are separated from the side boundary and building frontages by an area of planting that is a minimum width of 1.5 m b) the minimum width of driveways and access/internal roads is 3 m c) where there are changes in direction or intersections, the internal radius of the driveway and access/internal road is at least 4 m d) where four or more car spaces are served or a driveway or access road connects to a public road, manoeuvring space is provided to ensure vehicles can enter and exit the site in a forward direction e) where more than 10 car spaces are served and the driveway or access/internal road connects to a public road, the entrance is at least	C4.1.6 Driveways and access/internal roads allow safe and efficient vehicle movement and good connections to the existing street network as well as providing a high quality pedestrian priority environment.	<b>Complies..</b>

5 m wide for a distance of 7 m from the street front boundary to allow vehicles to pass each other.		
R4.1.7 a) Driveways and access/internal roads are to have minimum widths as detailed below for the corresponding angle parking: i) 45 degree parking: 3.5 m ii) 60 degree parking: 4.9 m iii) 90 degree parking: 6.4 m iv) parallel parking: 3.6 m b) In the case of 90 degree angle parking, the width of the driveway or access road can be reduced, provided that the width of car parking spaces is increased, as follows: i) for a driveway width of 5.8 m, the car-parking space width is at least 2.8 m ii) for a driveway width of 5.2 m, the car-parking space width is at least 3 m.	C4.1.7 Access/internal roads to meet the requirements of TaMS, if waste management vehicles are required to enter the site.	<b>Complies.</b>
R4.1.8 The surface treatment of driveways and access/internal roads is distinct from car parking spaces/ and areas.	C4.1.8 This is a mandatory requirement. There is no applicable criterion.	<b>Complies.</b>
There is no applicable rule.	C4.1.9 Driveways, access/internal roads and car parking areas are designed, surfaced and sloped to encourage and facilitate stormwater infiltration on site.	<b>Complies. Driveways, access/ internal roads and car parking areas are sloped to adjacent garden beds.</b>
<b>4.2 Parking</b>		
R4.2.1 Car-parking spaces and areas are set back a minimum distance of: a) 1.5 m from any external block boundary b) 1.5 m from a dwelling with which it is not associated.	This is a mandatory requirement. There is no applicable criterion.	<b>Complies.</b>

<p>R4.2.2 a) Car-parking spaces: i) can be in tandem where they belong to the same dwelling, except for visitor parking where required ii) do not encroach any property boundaries. b) One space is capable of being roofed and be behind the front zone. c) Minimum dimensions of on-site car parking spaces are: i) 6.0 x 3.0 m single roofed space ii) 6.0 x 5.5 m double roofed space iii) 5.5 x 3.0 m unroofed space (unless for multiple spaces side by side, in which case, minimum 5.5 x 2.6 m per unroofed space is required) iv) 6.7 x 2.3 m parallel parking spaces v) 2.1 m minimum height to any overhead structure d) Sightlines for off-street car-parking facilities are designed in accordance with the relevant requirements in AS2890.1 The Australian Standard for Off Street Parking.</p>	<p>C4.2.2 Car parking complies with the requirements of the Parking and Vehicular Access General Code and ensures: a) the amenity of neighbouring residential areas and streetscapes is not unacceptably affected by the provision of parking and access b) no traffic hazards are created by the provision of access and parking facilities for a development c) the safety of all users, especially pedestrians and cyclists, is considered d) the creation of community surveillance of car parking areas by people using neighbouring areas e) parking generated by a development does not unacceptably affect the safe and efficient functioning of traffic and access to neighbouring areas f) adequate supply of parking for the level of demand generated by the development g) safe and efficient access for all users, with the needs of residents and visitors being catered for by the on-site provision of adequate parking.</p>	<p><b>Complies.</b> <b>Car parking complies with the requirements of the Parking and Vehicular Access General Code.</b></p>
<p>R4.2.3 Shared car parking spaces are not located more than 50 m from any dwelling they serve.</p>	<p>C4.2.3 Car parking facilities to be designed and located to be reasonably close and convenient to dwellings.</p>	<p><b>Complies.</b></p>
<p>R4.2.4 Car parking spaces are not located between the front boundary and the building line</p>	<p>C4.2.4 Parking spaces are configured to minimise their visual impact from the street and maintain streetscape amenity.</p>	<p><b>Complies.</b></p>

R4.2.5 The maximum width of garages and carports is 6 m, or 50% of the frontage of the dwelling, whichever is less.	C4.2.5 Car parking complies with the requirements of the Parking and Vehicular Access General Code and ensures: a) the amenity of neighbouring residential areas and streetscapes is not unacceptably affected by the provision of parking and access b) no traffic hazards are created by the provision of access and parking facilities for a development c) the safety of all users, especially pedestrians and cyclists, is considered d) the creation of community surveillance of car parking areas by people using neighbouring areas e) parking generated by a development does not unacceptably affect the safe and efficient functioning of traffic and access to neighbouring areas f) adequate supply of parking for the level of demand generated by the development g) safe and efficient access for all users, with the needs of residents and visitors being catered for by the on-site provision of adequate parking.	<b>Complies.</b>
R4.2.6 Provision for vehicle parking is not permitted on verges.	This is a mandatory requirement. There is no applicable criterion.	<b>Complies. No parking is provided on the verge.</b>

### Element 5: Amenity

Rules	Criteria	Response
<b>5.1 Solar Access</b>		
R5.1.1 Development is sited to allow a minimum of 3 hours of direct sunlight onto the floor or internal wall of the main daytime living area of the dwelling between the hours of 9.00 am and 3.00 pm on 21 June (winter solstice).	This is a mandatory requirement. There is no applicable criterion.	<b>Complies.</b>
<b>5.2 Neighbourhood Plans</b>		
There is no applicable rule.	C5.2.1 Where a Neighbourhood Plan exists, development demonstrates response to the key strategies of the relevant Neighbourhood Plan.	<b>Not Applicable.</b>
<b>5.3 Private Open Space</b>		

<p>R5.3.1 The development provides 60% of the area of the block, less 50m<sup>2</sup>, as private open space. The total required area of private open space is the average area of private open space per dwelling multiplied by the proposed number of dwellings on the block.</p>	<p>C5.3.1 Private open space is of dimensions to suit the projected requirements of the dwelling's occupants and to accommodate both outdoor recreation needs as well as providing space for service functions such as clothes drying and domestic storage.</p>	<p><b>Complies.</b> <b>Refer to file: "AREAS" (Area Calculations)</b></p>
<p>R5.3.2 At least one area of private open space is provided per dwelling to meet the following minimum area and dimension requirements: a) 10% of the area of the block b) 6 m x 6 m.</p>	<p>C5.3.2 Private open space is of dimensions to suit the projected requirements of the dwelling's occupants and to accommodate both outdoor recreation needs as well as providing space for service functions such as clothes drying and domestic storage.</p>	<p><b>Complies.</b></p>
<p>R5.3.3 Private open space is: a) screened from public view b) not forward of the building line except where permitted by, and illustrated in, an approved estate development plan c) at ground level and directly accessible from a main daytime living area of the dwelling d) located to maintain a minimum three hours sunlight onto 50% of the ground between the hours of 9.00 am and 3.00 pm on 21 June (winter solstice).</p>	<p>C5.3.3 a) Private open space is capable of enabling an extension of the function of the dwelling for relaxation, dining, entertainment, recreation, and it is directly accessible from the dwelling. b) Private open space forward of the front building line ensures the amenity of the private open space and the dwelling is protected whilst maintaining opportunities for passive surveillance. c) Private open space is to take account of outlook, natural features of the site and neighbouring buildings or open space and to provide for maximum year round use.</p>	<p><b>Complies.</b></p>
<p>R5.3.4 A minimum of 50% of the private open space is to be retained as planting area.</p>	<p>C5.3.4 Unpaved or unsealed areas are provided to facilitate on-site infiltration of stormwater run-off and provision of landscaping.</p>	<p><b>Complies.</b></p>
<p>R5.3.5 Where a dwelling is located entirely on an upper floor, private open space is provided in the form of a balcony or courtyard that: a) is located directly off a main daytime living area of the dwelling b) does not face a rear or side boundary within 9 m c) does not face another dwelling within 12m d) has a minimum area of 6 m<sup>2</sup> and dimension of 1.8 m.</p>	<p>C5.3.5 The location of private open space is to take account of outlook, natural features of the site and neighbouring buildings or open space and to provide for maximum year round comfort.</p>	<p><b>Not Applicable. Single storey development.</b></p>
<p><b>5.4 Landscaping</b></p>		
<p>There is no applicable rule.</p>	<p>C5.4.1 A survey and evaluation of existing trees is undertaken and a comprehensive landscape design, indicating the size and type of species proposed, is submitted for consideration.</p>	<p><b>Complies.</b> <b>Refer to file: "LSCAPE" (landscape Plan)</b></p>

## Element 7: Services

Rules	Criteria	Response
<b>7.1 Site Facilities</b>		
There is no applicable rule.	C7.1.1 The location and design of site facilities (including garbage bin enclosures, external storage, clothes drying areas, car wash bays) to be coordinated and complimentary to the overall building design.	<b>Complies.</b> <b>Location of site facilities is complimentary to the overall building design.</b>
R7.1.2 An externally accessible, enclosed space for storage is provided for each dwelling without a garage. The minimum dimensions: a) 1.5 m width b) 2 m height c) internal dimension of 0.6m <sup>2</sup> .	C7.1.2 Dwellings are provided with adequate secure storage areas.	<b>Not Applicable.</b> <b>Dwellings have a garage.</b>
R7.1.3 a) External clothes drying facilities are provided as follows: i) dwellings at ground floor level: minimum area of 6 m <sup>2</sup> ii) dwelling wholly located at upper floor level: minimum area of 2 m <sup>2</sup> . b) The clothes drying facilities are screened from public view and are exclusive of private open space requirements.	C7.1.3 Dwellings are provided with adequate external clothes drying facilities.	<b>Complies.</b> <b>Refer to file: "LSCAPE" (Landscape Plan) for location of external clothes drying facilities.</b>



# WASTE MANAGEMENT PLAN

If you are intending to submit a Development Application and/or a Building Application you must complete this waste management plan. One set of supporting drawings must be attached to this document, showing storage location, truck access and turning circles on the site plan (please see last page of the Waste Management Plan).

Sections of the Waste Management Plan you need to complete are detailed in Section 4 Table 1 of the Code.

## PROJECT SPECIFIC INFORMATION

### PART 1: PROJECT AND APPLICANT DETAILS

PROJECT DESCRIPTION: NEW DUAL OCCUPANCY (KNOCK DOWN / REBUILD)


UNIT No. \_\_\_\_\_ BLOCK: 16 SECTION: 5 SUBURB: AINSLIE

APPLICANT/AGENT: GUY MANNING

PHONE: 62558744 FACSIMILE: 62558745

ADDRESS: 23 MURUBA PLACE JERRARDNSBERRA

**Declaration:** I as applicant undertake that the disposal of the waste will take place as per the details of the plan and will ensure that the contractors and sub contractors involved in this application are also responsible for implementing this plan.

SIGNATURE:   
(Applicant/Agent)

DATE: 29/4/09

### PART 2: TYPE OF PROCESS

**TYPE OF APPLICATION** (tick appropriate box(es))

- Development Application (DA)       Lease Variation – with immediate building works
- Building Application (BA)               Lease Variation – without immediate building works

**TYPES OF DEVELOPMENT** (tick the appropriate boxes)

- New
- Existing       Redevelopment/Refurbishment/fitout
- 
- Single Residential Dwelling
- Dual Occupancy
- Residential multi unit and cluster developments up to 10 units \_\_\_\_\_ (No. Of Units)
- Residential multi unit and cluster developments 11 and above \_\_\_\_\_ (No. Of Units)
- Offices and Non Retail Food
- Retail Food, Cafes Clubs, Restaurants and Takeaways
- Town Centre/Group Centre, Supermarkets, Shopping Centres, Hostels, Hotels, Motels, Serviced Apartments and Institutional Premises
- Estate Development Projects (ie suburban developments)

OTHER (Please specify): \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**DEMOLITION PHASE**

Is demolition involved?       Yes       No  
(If NO go to Part 4)

Will there be more than 5m<sup>3</sup> of demolition waste generated?       Yes       No  
(If YES go to Part 3)      (If NO go to Part 4)

**CONSTRUCTION PHASE**

Part 4 is to be completed for all the following developments:

- Refurbishments/fitouts (Non 1, 2 and 10a developments)
- Residential multi unit and cluster developments 11 and above
- Offices and Non Retail Food
- Retail Food, Cafes Clubs, Restaurants and Takeaways
- Town Centre/Group Centre, Supermarkets, Shopping Centres, Hostels, Hotels, Motels, Serviced Apartments and Institutional Premises
- Estate Development Projects (ie suburban developments)

**WASTE MANAGEMENT PLAN — PART 3  
DEMOLITION WASTE PROFORMA**

Unit No: ..... Block: 16 Section: 5 Suburb: AMSLIE Date: ...../...../.....  
 Applicant's Name: GUY MANNING Applicant's Signature: ..... Date: ...../...../.....  
 Demolisher Assigned: T. DA Demolisher's Signature: ..... ACT Builder's Licence No. .... Date: ...../...../.....

Type Of Material Generated	Estimated Volume Of Material Generated (m³)	REUSE/RECYCLING OF DEMOLITION WASTE			Estimated Volume (m³)	Specify name of receiving recycling outlets and/or reuse site(s)	DISPOSAL AT LANDFILL	
		ON-SITE	OFF-SITE	Estimated Volume (m³)			Specify landfill site(s)	
Excavation Material	10	10	SURF FILL					
Green Waste	5	5	GARDEN WASTE					
Bricks	5			5	CANBERRA BRICK & CONCRETE RECYCLERS			
Concrete	10			10	"			
Timber (Please Specify)	5			5	QUEANBEYAN SECONDHAND BUILDING SUPPLIES			
Plasterboard/Gyprock	10						10	MUGGA LAKE LANDFILL
Metals (Please Specify)	5			5	"			
Other (Please Specify)	15						15	"
<b>TOTAL</b>	<b>65</b>	<b>15</b>		<b>25</b>			<b>25</b>	

**WASTE MANAGEMENT PLAN -- PART 4  
CONSTRUCTION WASTE PROFORMA**

Unit No: ..... Block 16 Section: 5 Suburb: AMSLIE Date: ..... / ..... / .....

Applicant's Name: GUY MATHOM Applicant's Signature: ..... Date: ..... / ..... / .....

Type Of Material Generated	Estimated Volume Of Waste * Material Generated (m <sup>3</sup> )	OFF-SITE REUSE/RECYCLING OF CONSTRUCTION WASTE		DISPOSAL AT LANDFILL	
		Estimated Volume of Construction Waste (m <sup>3</sup> )	Specify name of receiving recycling outlet(s) and/or reuse site(s)	Estimated Volume of Construction Waste (m <sup>3</sup> )	Specify landfill site(s)
Excavation Material	3	3	SWAMP FILL		
Green Waste	2	2	GARDEN BRUSH CAVING BRICK & CONCRETE RECYCLERS		
Bricks	2	2	"		
Concrete	2	2	"		
Timber (Please Specify)	1	1	OWN SECONDHAND BUILDING SUPPLIES		
Plasterboard/Gyprock	3			3	WAGGA LAKE LANDFILL
Metals (Please Specify)	2	2	"		
Other (Please Specify)	8			8	"
<b>TOTAL</b>	<b>23</b>	<b>12</b>		<b>11</b>	

\* In this case, "waste" means any construction material that is not used on site.

## OPERATIONAL PHASE

### PART 5: GENERATION OF WASTE & RECYCLABLES

		NON-RECYCLABLES (Waste)	RECYCLABLES		
			Paper	Metals/plastics/ glass/paperboard	Other (describe)
Generation Rate (e.g. m <sup>3</sup> /100m <sup>2</sup> /day)					
Gross Floor Area (m <sup>2</sup> ) or No. of meals/day	meals/day  m <sup>2</sup>				
Waste generation (m <sup>3</sup> per week)					

Note. Refer to Section 6.2 of the code for generation rates of waste and recyclables.

#### NON-RECYCLABLES (Waste): CONTAINER SIZE

Container Size	No.	Capacity – m <sup>3</sup>
140 L		
240 L		
1.5 m <sup>3</sup>		
3.0 m <sup>3</sup>		
4.5 m <sup>3</sup>		
Compactor – Specify Ratio – ( ..... /1)		
Other Size (Please Specify):		
Number of collections per week		
Weekly capacity		
Weekly generation rate		

Name of Contractor: .....

**RECYCLABLES: CONTAINER SIZE — THIS PROJECT**

Container Size	Paper		Metals/Plastics/ Glass/Paperboard		Other (describe below)	
	No.	Capacity	No.	Capacity	No.	Capacity
240 L (120/120L divided – household/flats only)						
240 L						
1.1 m3						
1.5 m3						
3.0 m3						
4.5 m3						
Compactor – Specify Ratio – ( .....:1)						
Other Size (Please Specify):						
Number of collections/week						
Weekly capacity						
Weekly generation rate						

Name of Contractor: .....

**PART 6: CHECKLIST FOR ENCLOSURE(S) FOR THIS PROJECT**

\* Please circle a "YES" or "NO" answer where appropriate.

Enclosures YES / NO

Number of enclosures

	Length	Depth	Height
No. 1	m	m	m
No. 2	m	m	m
No. 3	m	m	m

**FLOOR GRADES**

Enclosure (2% max)  %

Service area (3% max)  %

**HEIGHT DETAILS**

Clear internal height  m

Sight lines into enclosure  m

What is the steepest grade for carting waste/recyclables to enclosure:  %

What is the maximum carting distance for carting to storage area?  m

Is the development designated for aged persons? YES / NO

**WALL DETAILS**

Specify wall materials used: .....

Are wall buffers provided? YES / NO

**ROOF DETAILS**

Is a roof provided? YES / NO

Is roof drainage provided? YES / NO

Is there 10° overhang?  
(See Figure 1 of code) YES / NO

**ACCESS DETAILS**

Are gates provided? YES / NO

Will gate holds open? YES / NO

Are roller shutters provided? YES / NO

Is there roller shutter protection? YES / NO

Is there separate user access provided? YES / NO

**HYDRAULICS**

Is a water tap provided? YES / NO

Is there protection provided for water tap? YES / NO

Is a basket trap provided? YES / NO

Is there connection to sewer?  
(Note. ACTEW Approval Required) YES / NO

**OTHER**

Specify ventilation provided:  
.....  
.....

Are services protected? YES / NO

Is an environmental protection sign erected? YES / NO

Can stormwater get into sewer via enclosure? YES / NO

**(Note. Waste and Recyclables must be stored within the property line.)**

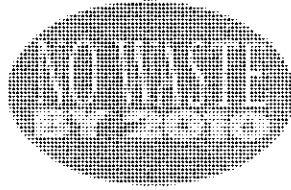
## PART 7: COLLECTION VEHICLE ACCESS AND TURNING PROVISIONS

Item No.	Item	Yes	No	N/A	Comments if response is No
<b>Site Access</b>					
1	Does collection vehicle require access to site?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Go to item 16 kerbside collection.
2	Is driveway reinforced concrete to industrial standard?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Note. Industrial Strength means F82 mesh at 30mm top cover, 150 mm thick and 20 MPa concrete.
3	Is internal access road designed for heavy vehicle axle loads of 7 tonnes per axle?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Note. Application needs to be supported by written certification from consulting engineer confirming 7 tonne axle loading.
4	Has site owner consented to heavy vehicle(s) entering site?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
5	Can collection vehicle drive straight through the site?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	If no, should provide U-turn within the site. See Item 13.
<b>Collection of Materials</b>					
6	Is collection area clear of likely parked car interference?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
7	Are containers to be emptied without manual handling?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	If no go to 8. If yes go to 10
8	Are containers 1.5 m <sup>3</sup> or smaller	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	OH&S problem if bin larger than 1.5 m <sup>3</sup> .
9	Is bin maneuvering area concrete surfaced including area for front wheels of collection vehicle?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Other surfaces present OH&S problems. Clause 8,9,10.
10	Is bin maneuvering area slope 3% or less?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Steeper slopes present OH&S problems.
11	Are bin stops provided if the bin can roll away and cause severe damage?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<b>On-site maneuvering</b>					
12	Is access road in accordance with AS2890.1 and AS2890.2?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
13	If collection vehicle is to turn on site is the turning area concrete surfaced to prevent pavement damage?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
14	Does U-turn provision satisfy turning radius of 10.0m to outside of turn and consider swept path?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
15	Apart from U-turn, is reversing on site to be around curves of radius more than 30m and/or for less than 40m?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	

**PART 7: COLLECTION VEHICLE ACCESS AND TURNING PROVISIONS**

Continued

Item No.	Item	Yes	No	N/A	Comments if response is No
<b>Kerbside collection</b>					
16	Has responsibility for placement of MGBs at kerbside been determined?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
17	Is number of MGBs at kerbside 20 or less (including recycling MGBs)?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
18	Is width at kerbside sufficient to cope with all MGBs in single row? Allow 1200mm per pair of MGBs (waste plus recycling).	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
19	Has collection pad been provided for placement of MGBs from properties other than that abutting that portion of the road reserve?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
20	Is overhead clearance greater than 4.2m to a distance of 1m behind kerb?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	



## WASTE MANAGEMENT PLAN CHECKLIST

### If DA, have you ... (please tick)

- 1. Filled in the relevant parts of the Waste Management Plan  
(Refer to section 4 Table 1 Application requirements)
- 2. Provided a Site Plan showing:
  - Enclosure location (if applicable)
  - Driveway entry and internal road layout
  - Traffic conditions – proximity of intersections, traffic calming devices etc.
  - Site contours
  - Temporary waste storage location (if applicable)
- 3. Provided Plans and Drawings showing:
  - Stretch of internal road used by trucks inside the property (hashed)
  - Turning circles (1:200 scale plan)
  - Side elevation of enclosure(s) – with floor grades – inside and outside
  - Spot levels of collection pad area outside of the enclosure at 1m intervals
  - Hydraulics plan – with tap location and sump with sewer connections in enclosure or other washdown area.
- 4. Provided Consulting Engineers certification that the pavement is designed for a maximum wheel loading of 7 tonnes per axle, in order to accommodate waste and recycling collection trucks if pavement design is other than F82 mesh, 150mm thick and 32 MPa concrete.

### If BA, have you ... (please tick)

- Submitted details of 1, 2, 3 and 4 above

**Note 1** Prior to the issuing of a Certificate of Occupancy, a Certificate of Compliance from the Structural Engineer is to be submitted certifying that the pavement was constructed as per the approved plans.

**Note 2** Once demolition has been carried out, a compliance certificate from the demolisher should be submitted to ACT Waste.

**Note 3** If development has passed through DA process, approved plans should be submitted.

Now please either send to: **PALM if DA or Private Certifiers if BA**

# ELECTRICITY NETWORKS - ASSET PROTECTION ADVICE MANAGEMENT

EN19114

## Location Details

Suburb Block Section

Ainslie 16 5

Address: 51 CAMPBELL Street

## Leaseholder / Owner

Surname:

First Name:

## Application Details

Request Category: Development Application Certification

Applicant Company:

Company Phone:

Company Fax:

Applicant Surname: APP

First Name: APP

Applicant Type: Accredited Building Certifier / Surveyor

Demolition and New Residence	<input type="checkbox"/>	Carport	<input type="checkbox"/>	Patio	<input type="checkbox"/>	Other	<input type="checkbox"/>
New Residence	<input checked="" type="checkbox"/>	Deck	<input type="checkbox"/>				
Alterations / Extension	<input type="checkbox"/>	Pergola	<input type="checkbox"/>				
Garage	<input type="checkbox"/>	Swimming Pool	<input type="checkbox"/>				

Date Received: 12/May/2009 Entered By: Anthony Edwards Date Entered: 13/May/2009

## Assessment Details

Action Officer: Julian Powell Ph: (02) 6293 5768 Mob: 0414 510 884

Assessment: Approved With Conditions

Conditional Approval/Advice Details: POWER SUPPLY TO BOTH UNITS TO BE BY U/GROUND CABLE

Date Completed: 22/May/2009

Comments:

## Service Marking

Service Marking Required:

Service Marking Number:



Electricity Networks

STATEMENT OF  
**CONDITIONAL COMPLIANCE**

Application N<sup>o</sup>: EN 19114 Drawings in set \_\_\_\_\_

Block: 16 Section: 5

Suburb: AINSHIE


This application has been assessed against legislation protecting ActewAGL's infrastructure and access to it.

**This application is approved subject to compliance with the following conditions:**

- The location and area allocated for the substation is to comply with ActewAGL standards
- Installation of the Point-Of-Entry cubicle will be the responsibility of the proponent
- Installation of electrical conduits (on or off block) will be the responsibility of the proponent
- Development is to comply with minimum clearances to overhead conductors Ref ActewAGL Drawing 3811-004 Rev K (attached)
- Change of Service is required (see attached form)
- Development is to comply with minimum separation requirements
- Ref ActewAGL Drawing 3832-018 Rev E (attached)
- Proponent is required to contact ActewAGL prior to the commencement of any development activity to negotiate the connection of new and/or relocation of existing electricity assets
- WARNING: ActewAGL underground cables are in or adjacent to this block. ActewAGL Asset Location Advice may be required.
- Other

Please note:

- If ActewAGL approval conditions are not met, a breach of the law may result.
- Separate applications are required for water & sewerage, gas and communication network services.
- A failure of this document to show or accurately locate electricity assets may result in damage and costs for which the property owner will be liable. Damage to network assets must be reported to ActewAGL
- Utility conditions may also apply to minor structures and landscaping works that may not have been depicted in this document. Consultation with ActewAGL staff is advised.
- Construction of unapproved works may result in action being taken to require the property owner to remove non-compliant structures and/or the property owner to fund rectification works on ActewAGL's electricity network

Signed.....  ..... Date 25/5/09

J. Powell  G. Wolk  E Turnsek  J. Cappello  R Tinio  A Scanes

For further information please phone ActewAGL 6248 3555 (then 1).

EN 19114

## Request for electricity service marking

Date lodged  /  /

### Electrical contractor details (Items marked with \* are mandatory)

\*Name

\*Phone  Facsimile

\*Builder name

\*Phone  Facsimile

### Appointment details (ActewAGL use only)

Time  Day  Date  /  /

An appointment cannot be confirmed until the network assets have been inspected and the extent of any augmentation/maintenance determined. Call 6293 5749.

ActewAGL fees (GST incl) \$

This price and schedule of works will remain valid for sixty days (60) from the date below.

INSPECTION  
NOT REQUIRED

### Location details (Items marked with \* are mandatory)

\*Suburb  \*Block  \*Section

\*Street address

### Request details\* (Select required works. Attach sketch for clarity if necessary)

New underground  Change of service - OH to OH  OH to UG  UG to UG  UG to OH  Temporary supply

New overhead  Temporary change of service  Demolition  1ø to 3ø to same POA (provide reason below)

Additional information \_\_\_\_\_

### Servicing details (ActewAGL use only)

Pole number  Inspection required - Yes  No  Pole status - CONDEMNED  OK  Nailed

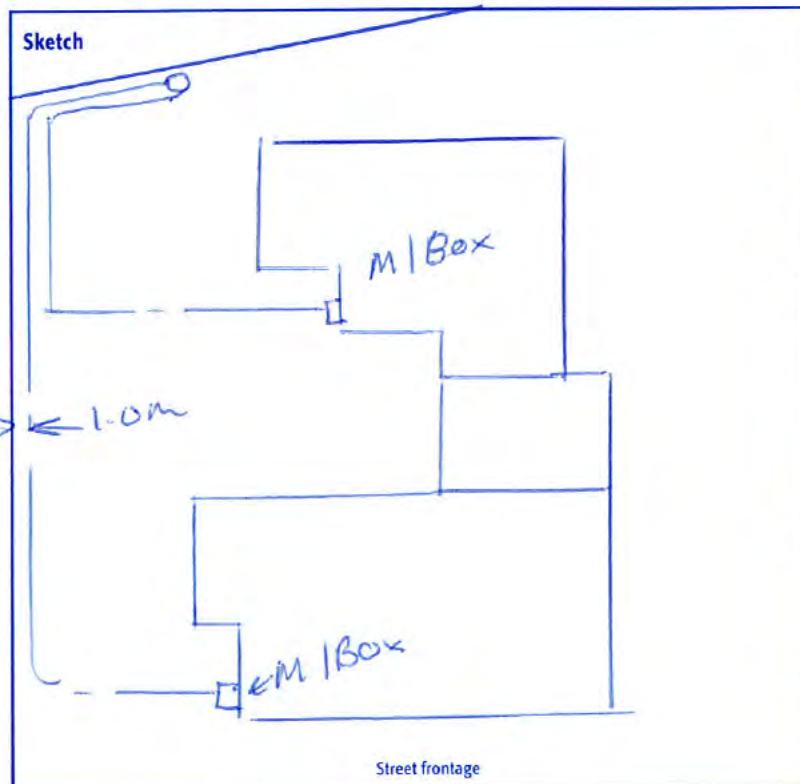
Pole number  Inspection required - Yes  No  Pole status - CONDEMNED  OK  Nailed

Service pillar status: Spare fuses available  Insufficient fuseways - convert to laneway pillar / project

Site access: Plant access available  Plant type  No plant access  Number of phases ø on existing service

Warning - additional live assets not included in the disconnection request are present on or adjacent to this site - Yes

Additional information \_\_\_\_\_



Customer supplied works: BUILDER TO Dig A TRENCH FROM POLE TO BOTH UNITS (AS SHOWN) INSTALL 2x3ø PVC PIPES WITH A DRAW WIRE MINIMUM 600mm DEEP

ActewAGL field services works: ACTEW TO INSTALL 2x3ø V/WRAPS (CABLES)

ActewAGL civil works contractor:

Customer service officer

Phone  Date

### Field services use only

Works / variations recorded  First move  Second move  Completed by  Date  /  /

**Edwards, Anthony**

**From:** App Sec [App.Sec@act.gov.au]  
**Sent:** Tuesday, 12 May 2009 5:24 PM  
**To:** Development Applications  
**Subject:** REFERRAL-ACTEWAGL-200914463-16/5 AINSLIE-01

**Attachments:** %FLOORASSESS-200914463-01#2.pdf; %VERGE-200914463-01#2.pdf;  
DEMO-200914463-01#2.pdf; ELEV-200914463-01#2.pdf; SECTION-200914463-01#  
2.pdf; SITE-200914463-proposed-01#2.pdf; SURVEY-200914463-01#2.pdf;  
APP-200914463-01#2.pdf

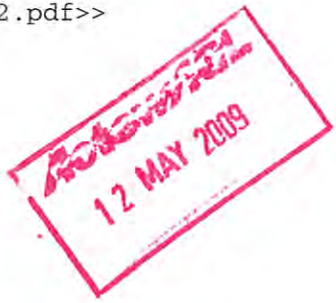


%FLOORASSESS-2%VERGE-20091446 DEMO-200914463- ELEV-200914463-0SECTION-20091446SITE-200914463-prSURVEY-200914463  
0914463-01#2.pd.. 3-01#2.pdf (932... 01#2.pdf (388 K... 1#2.pdf (712 K... 3-01#2.pdf (1 ... oposed-01#2.p... -01#2.pdf (236...



APP-200914463-01  
#2.pdf (2 MB)

<<%FLOORASSESS-200914463-01#2.pdf>> <<%VERGE-200914463-01#2.pdf>>  
<<DEMO-200914463-01#2.pdf>> <<ELEV-200914463-01#2.pdf>>  
<<SECTION-200914463-01#2.pdf>> <<SITE-200914463-proposed-01#2.pdf>>  
<<SURVEY-200914463-01#2.pdf>> <<APP-200914463-01#2.pdf>>  
REFERRAL-ACTEWAGL-200914463-16/5 AINSLIE-01



DEVELOPMENT APPLICATION NO: 200914463  
BLOCK: 16 SECTION: 5 DIVISION: AINSLIE

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

Pursuant to Section 148(1) of the Planning and Development Act 2007 the ACT Planning and Land Authority requests that you consider the abovementioned development application and provide any written advice no later than 15 working days after the date of this notice (02/06/09).

In accordance with Section 150 of the Planning and Development Act 2007 If advice is not received within the prescribed time it will be taken that you have supported the application.

Please forward any written advice via email to the Applications Secretariat  
ACTPLAACTEWAGLComments@act.gov.au

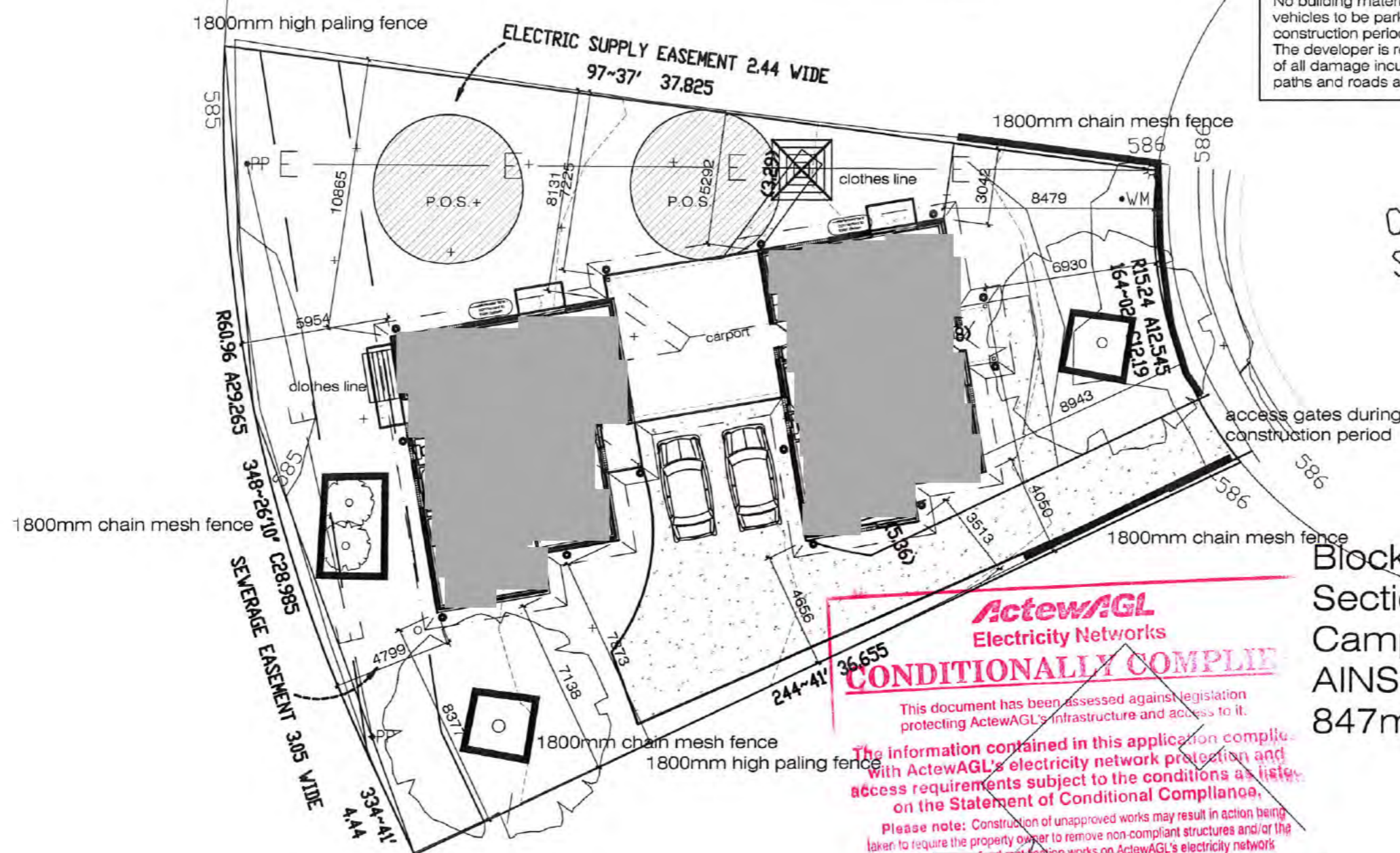
Please use the following format in the subject line of the email when providing advice:

COMM-Agency Name-20080XXXX-Block XX Section XX SuburbXXXXX-01

Example: COMM-Heritage-200801234-Block 10 Section 10 Dickson-01

**VERGE MANAGEMENT**  
 1800mm high chain mesh fence supported by 2400mm tall star pickets  
 Fence to be removed on completion of project. Area to be sealed on completion

**NOTE**  
 No building materials to be stored and no vehicles to be parked on verge during construction period.  
 The developer is responsible for the reinstatement of all damage incurred to land, vegetation, services paths and roads as a result of construction.



CAMPBELL STREET

UNIT 1	
Residence	85.052m2
Carport	18.000m2
Porch	2.890m2
<b>TOTAL</b>	<b>105.942m2</b>
UNIT 2	
Residence	86.097m2
Carport	18.000m2
Porch	2.502m2
<b>TOTAL</b>	<b>106.599m2</b>
Total Residence / Carport	207.149m2
Block Area	847.000m2
Plot Ratio	24.45%

Block 16  
 Section 5  
 Campbell Street  
 AINSLIE  
 847m2

**ActewAGL**  
 Electricity Networks  
**CONDITIONALLY COMPLIANT**

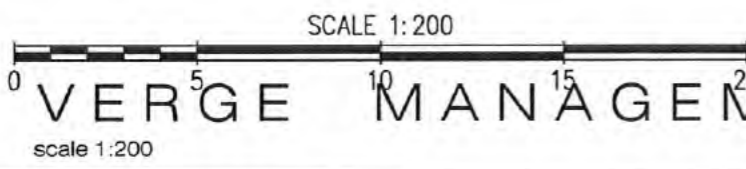
This document has been assessed against legislation protecting ActewAGL's infrastructure and access to it.

The information contained in this application complies with ActewAGL's electricity network protection and access requirements subject to the conditions as listed on the Statement of Conditional Compliance.

Please note: Construction of unapproved works may result in action being taken to require the property owner to remove non-compliant structures and/or the property.

Signed: [Signature] Date: 25/5/09  
 Contact phone: 8293 5770

**NO SIGNIFICANT TREES ON BLOCK 16**



**VERGE MANAGEMENT PLAN**  
 scale 1:200

**NOTE: UNDERGROUND SERVICES HAVE NOT BEEN LOCATED!**

designs by mahony 26 halloran drive jerrabomberra 2619  p 62558744 f 62558745 m 0412627023 e gmahony@bigpond.net.au	notes  do not scale drawings written dimensions take precedence check all dimensions-levels-site conditions prior to construction all work shall be in accordance with b.c.a. and rel. aust standards copyright for design illustrated here is held by febble Pty Ltd trading as designs by mahony acn 0008 649 992 abn 23 441 765 523	client Classic Constructions	location Block 16 Section 5 51 Campbell St AINSLIE	date April 2009	amendments
		title Verge Management Plan	scale 1:200	dwg no	



# ActewAGL

## STATEMENT OF COMPLIANCE

for

Application N°: 53081 Drawings in set 6

Block: 16 Section: 5

Suburb: AINSLIE

✓ The design depicted in this application has been assessed by ActewAGL and complies with ACTEW's water and sewerage network protection and access requirements.

Please note:

- ❖ Separate applications are required for ActewAGL electricity and gas networks.
- ❖ Any failure to accurately show existing or proposed structures may result in damage and costs for which the property owner will be liable. Damage to network assets must be reported to ActewAGL.
- ❖ Utility conditions may also apply to minor structures and landscaping works that may not have been depicted in this document. Consultation with ActewAGL's Water Division is advised if such structures and landscaping are planned.
- ❖ ActewAGL recommend setbacks provided for equipment access to water or sewerage network assets are kept free of obstruction by the property owner.
- ❖ Construction of works without the approval of ActewAGL may result in connection to ACTEW's water and sewerage networks being denied and /or action being taken to require the property owner to remove non-compliant services (e.g. sanitary drains) or structures.

Comments: .....

.....

Signed.....  ..... Date 20/5/09 .....

- |  |                                       |
|--|---------------------------------------|
| <input checked="" type="checkbox"/> E. Milczarek | <input type="checkbox"/> R. McKee     |
| <input type="checkbox"/> P. Clarke               | <input type="checkbox"/> R. Pearce    |
| <input type="checkbox"/> R. Cirson               | <input type="checkbox"/> G. Manwaring |

For further information please phone ActewAGL 6248 3555 (then 2)

Block 16 Section 5

Suburb AINSLIE

Address 51 CAMPBELL ST

ActewAGL Application Number

Date 21 / 5 / 09

5	3	0	8	1	
---	---	---	---	---	--

We visited your property today to further investigate the utility compliance application:

- Sewer main
- Sewer main tie/riser
- Sewer man hole
- Water Main
- Water Meter
- Access
- Other

A site inspection is part of ActewAGL's approvals process and has been conducted in relation to a building application that you or your agent has submitted.

Site inspection comments:

is m/HS OK  
AND IN CORRECT POSITION  
AS TO DRAWING

We were unable to gain access to undertake necessary compliance investigation. Please arrange a suitable time for inspection by contacting ActewAGL inspector:

**Access is required within 3 working days. Please contact ActewAGL as soon as possible in order to avoid the issue of a Failed to Comply certificate.**

Name: TED

Customer Support and Education  
Water Division Service Centre

Phone: .....

or (02) 6248 3555 (Press 2 for 'Water')

Postal Address: GPO Box 366 Canberra ACT 2601  
Office Location: 12 Hoskins Street Mitchell 2619

# ActewAGL

Water and Sewerage Network

## Utility compliance application

Applicant details

<b>Applicant:</b>	Guy Mahony	Certifier's case number (if relevant)
<b>Organisation:</b>	Designs by Mahony	
<b>Postal address</b>	23 MURRUBA PL JERRABOMBERRA 2619	
<b>Email address</b> (if required for return)	guy@designsbymahony.com.au	
<b>Phone:</b>	Business ( )	mobile
<b>Signature:</b>		Date of application ..... / ..... / .....

### Property owner details (if not the applicant) - mandatory

<b>Owner:</b>	[Redacted]
<b>Organisation:</b>	
<b>Phone:</b>	( )
<b>Postal address</b>	

<b>Block:</b>	16	<b>Section:</b>	15
<b>Suburb:</b>	AINSLIE		
<b>Street address:</b>	51 CAMPBELL ST.		
<b>Approval requested for:</b>	<input type="checkbox"/> Commercial <input type="checkbox"/> Multi-unit residential <input checked="" type="checkbox"/> Dual Occupancy <input type="checkbox"/> Single residential <input checked="" type="checkbox"/> New structure <input type="checkbox"/> Alterations & additions <input checked="" type="checkbox"/> Demolition <input type="checkbox"/> Minor structures <input type="checkbox"/> Existing structures <input type="checkbox"/> Landscaping <input type="checkbox"/> Pool <input type="checkbox"/> Other ..... <i>specify</i>		

Preferred mode of return: pick-up  mail  email PDF

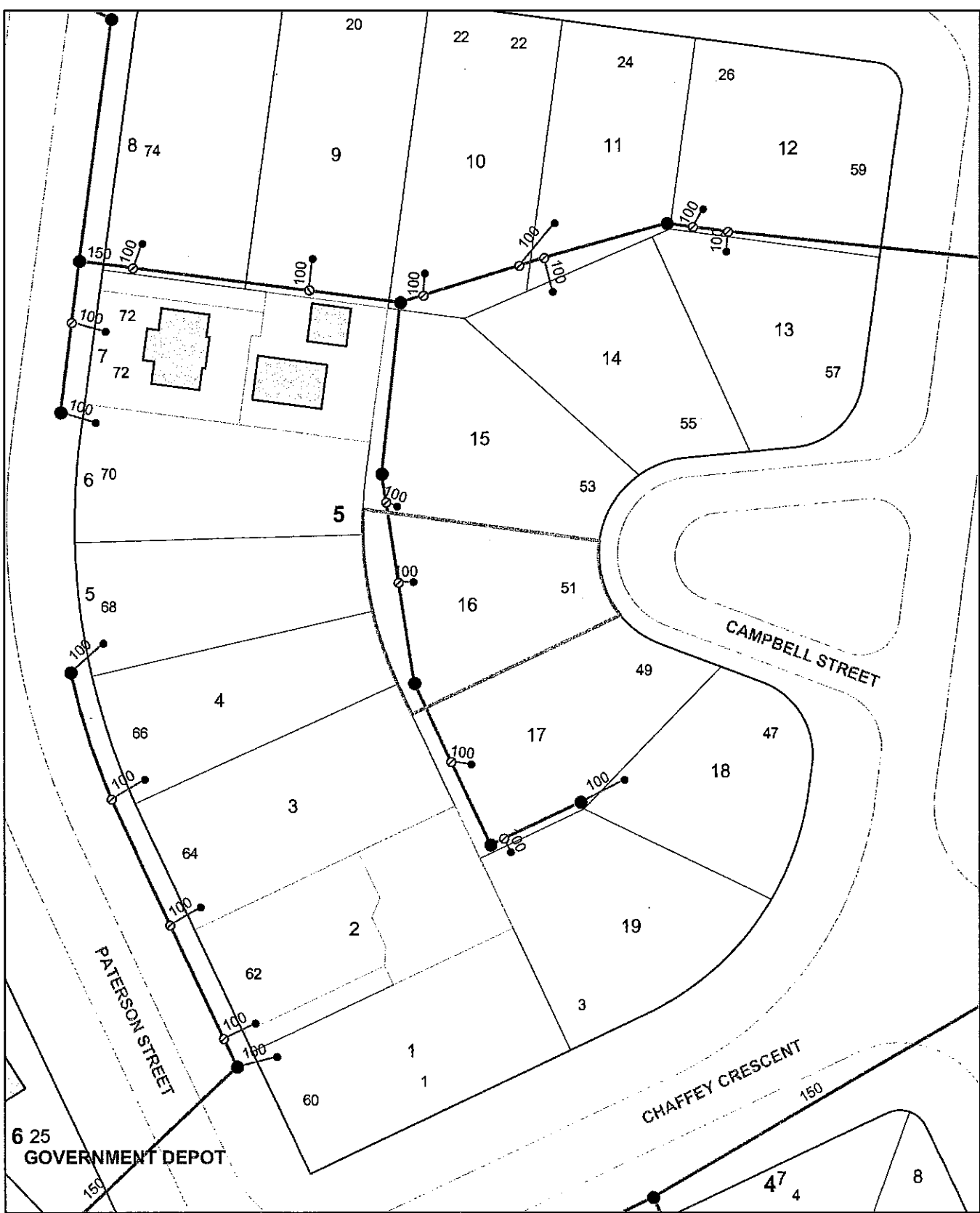
Please note: separate applications are required to ActewAGL electricity and other utilities (e.g. gas, stormwater and communications.)

----- for office use only -----

ActewAGL application number:	5	3	0	8	1	
number of drawings in set:	6					

received by: .....

DEMOLITION  
# 53080



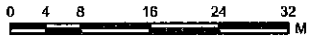
All network distribution data is the property of ActewAGL and no warranty as to the accuracy or completeness of the information is provided. No liability for any loss or damage arising from the use of this information will be accepted. Copyright (c) ActewAGL 2003

**ActewAGL Sewer Network**  
Block 16 Section 5, AINSL

Extractor:  
Date: 14 May 2009



ACT cadastral and land information is based on SDMS data provided by the ACT Land Information Centre, part of the ACT and the ACT Planning and Land Authority. It does not represent official ACT SDMS data. No warranty as to the accuracy or completeness of this information is provided, and no liability for loss or damage arising from the use of this information will be accepted. Copyright © Australian Capital Territory 2004.





#/4



Planning and Development Act 2007, s425

# DEVELOPMENT APPLICATION Form 1B RESIDENTIAL ZONES - MULTI UNIT HOUSING DEVELOPMENT CODE

### Type of Application



New Application

(If you attended a pre-application meeting or received pre-application written advice please provide the proposal number)

Insert Proposal Number to which this application relates (if applicable)

20.....

### Lease/Site Details Please Print

If more than one lease/site, attach the following details for each lease/site

Block

Section  Unit (if applicable)

Suburb

District

Street Number

Street Name

Postcode

### Applicant Details Please Print

Surname  First Name

Company Name

Position held in company  Australian Company/Business Number (ACN/ABN)

Postal Address

Suburb  State  Postcode

Phone Number Business Hours  Mobile

EMAIL ADDRESS

**Lessee (Property Owners) Details Please Print**

**1<sup>st</sup> Lessee's Details (or Government Land Custodian)**

8

Surname	<input type="text"/>	First Name	<input type="text"/>
Company Name	<input type="text"/>		
Position held in company	<input type="text"/>	Australian Company/Business Number (ACN/ABN)	<input type="text"/>
Postal Address	<input type="text"/>		
Suburb	<input type="text"/>	State	<input type="text"/>
		Postcode	<input type="text"/>
Phone Number Business Hours	<input type="text"/>	Mobile	<input type="text"/>
EMAIL ADDRESS	<input type="text"/>		

**2nd Lessee's Details (or Government Land Custodian)**

Surname	<input type="text"/>	First Name	<input type="text"/>
Company Name	<input type="text"/>		
Position held in company	<input type="text"/>	Australian Company/Business Number (ACN/ABN)	<input type="text"/>
Postal Address	<input type="text"/>		
Suburb	<input type="text"/>	State	<input type="text"/>
		Postcode	<input type="text"/>
Phone Number Business Hours	<input type="text"/>	Mobile	<input type="text"/>
EMAIL ADDRESS	<input type="text"/>		

*All lessees must sign authorising the lodgement of this development application. In doing so the lessee gives authority to the applicant to negotiate any dealings in relation to the application through to its determination. If there are more than two lessees please ensure that the details and authorisation are attached to the application.*

**Notice of Decision and Plans**

Unless otherwise specified your notice of decision and/or plans will be returned via email

- EMAIL       POST TO ME       HOLD FOR COLLECTION

**Fully Describe Your Proposal**

EXAMPLE: The consolidation of Blocks X & Y Section Z, Suburb, a variation of the lease to permit 7 residential units, the demolition of two detached houses and the erection of one and two storey buildings comprising of 7 residential units

Demolish existing dwelling & replace with  
2 new brick veneer dwellings forming a  
dual occupancy

**Use of the Land**

Describe the proposed use of the land or the proposed use of a building or structure on the land. Example: Residential use for a maximum of 7 residential units

SINGLE RESIDENTIAL HOUSING

Is the Use consistent with the current Crown lease?  YES  NO

**Assessment Track, Zone, Development/Precinct Code**

Please indicate which assessment track applies to this development application

MERIT  IMPACT

NOTE: The Planning and Land Authority may refuse to accept a development application made in an incorrect assessment track. If the Planning and Land Authority assesses an application made in the incorrect assessment track it must refuse the application (S.114 (3))

Please specify which Zone applies to this application:

RZ1

Please specify which development/precinct code applies to this application:

SINGLE DWELLING HOUSING CODE  
MULTI UNIT

**Type of Development**

Please indicate which type of development applies to this development application

Multiple Dwelling

New Development

Number of new dwellings to be constructed 2  
Total Number of Dwellings 2

Additions/Alterations to existing  
 Outbuildings (carports, garages, pergolas etc)

Mixed Use  
Combined non-residential & residential developments

New Building  
Number of non-residential Units \_\_\_\_\_  
Number of residential dwellings \_\_\_\_\_  
Total number of Units \_\_\_\_\_  
 Additions/Alterations to existing

Non-Residential  
Including commercial and industrial

New Building  
 Addition/Alteration to existing

Lease Variation

Clause Changes  
 Consolidation  
 Subdivision  
 Encroachment  
 Other (please specify) \_\_\_\_\_

Public Works  
Includes roads, stormwater drainage, parks, electricity, gas, water, sewerage, telecommunications

Home Business  
Additions and alterations associated with application for home business application  
(Home Business form also to be completed & submitted with this application)

Community Use  
Includes institutional

Rural

Signage

Habitable Suite

Relocatable Unit

Other (please specify) \_\_\_\_\_

**Gross Floor Area and Cost of Works**

Gross Floor Area Calculation

A - Gross Floor Area (existing) 96 m<sup>2</sup>  
B - Gross Floor Area to be demolished 96 m<sup>2</sup>  
C - Gross Floor Area to be added 207 m<sup>2</sup>  
D - Total Gross Floor Area of development (A-B+C) 207 m<sup>2</sup>

Other Area Calculation (not already included in the areas provided above)

E - Area of other BCA Class 10 structures (e.g. metal garage, metal carport, pergola, deck, verandah, etc...)  /  m<sup>2</sup>

Cost of Associated Works

H - Cost of all associated works such as landscaping \$ 364,067

I - Cost of all public works and/or off site works \$ \_\_\_\_\_

The areas provided are used to calculate the estimated cost of the development in accordance with the Building (Cost of Building Work) Declaration 2006 (can be located on the Authority website – www.actpla.act.gov.au).

Quinn, Lisa

---

**From:** App Sec [App.Sec@act.gov.au]  
**Sent:** Tuesday, 12 May 2009 5:24 PM  
**To:** Development Applications  
**Subject:** REFERRAL-ACTEWAGL-200914463-16/5 AINSLIE-01

**Attachments:** %FLOORASSESS-200914463-01#2.pdf; %VERGE-200914463-01#2.pdf;  
DEMO-200914463-01#2.pdf; ELEV-200914463-01#2.pdf; SECTION-200914463-01#  
2.pdf; SITE-200914463-proposed-01#2.pdf; SURVEY-200914463-01#2.pdf;  
APP-200914463-01#2.pdf



%FLOORASSESS-2%VERGE-200914463-01#2.pdf; DEMO-200914463-01#2.pdf; ELEV-200914463-01#2.pdf; SECTION-200914463-01#2.pdf; SITE-200914463-proposed-01#2.pdf; SURVEY-200914463-01#2.pdf; APP-200914463-01#2.pdf



APP-200914463-01  
#2.pdf (2 MB)

<<%FLOORASSESS-200914463-01#2.pdf>> <<%VERGE-200914463-01#2.pdf>>  
<<DEMO-200914463-01#2.pdf>> <<ELEV-200914463-01#2.pdf>>  
<<SECTION-200914463-01#2.pdf>> <<SITE-200914463-proposed-01#2.pdf>>  
<<SURVEY-200914463-01#2.pdf>> <<APP-200914463-01#2.pdf>>  
REFERRAL-ACTEWAGL-200914463-16/5 AINSLIE-01

DEVELOPMENT APPLICATION NO: 200914463

BLOCK: 16 SECTION: 5 DIVISION: AINSLIE

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

Pursuant to Section 148(1) of the Planning and Development Act 2007 the ACT Planning and Land Authority requests that you consider the abovementioned development application and provide any written advice no later than 15 working days after the date of this notice (02/06/09).

In accordance with Section 150 of the Planning and Development Act 2007 If advice is not received within the prescribed time it will be taken that you have supported the application.

Please forward any written advice via email to the Applications Secretariat  
ACTPLA@ACTEWAGLComments@act.gov.au

Please use the following format in the subject line of the email when providing advice:

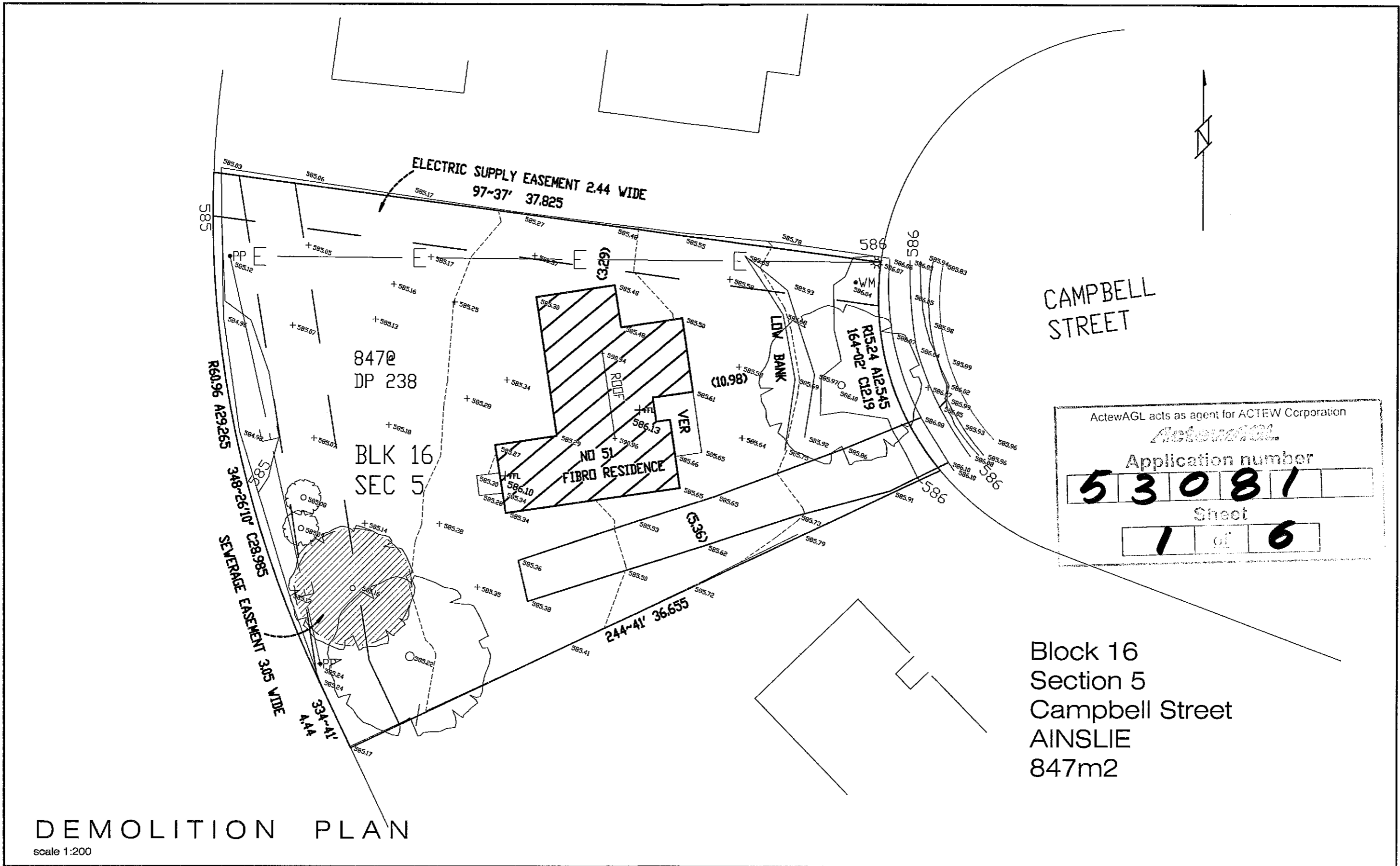
COMM-Agency Name-20080XXXX-Block XX Section XX SuburbXXXXX-01

Example: COMM-Heritage-200801234-Block 10 Section 10 Dickson-01

Applications Secretariat

12/05/09

-----  
This email, and any attachments, may be confidential and also privileged. If you are not the intended recipient, please notify the sender and delete all copies of this transmission along with any attachments immediately. You should not copy or use it for any purpose, nor disclose its contents to any other person.  
-----



ActewAGL acts as agent for ACTEW Corporation  
**ActewAGL**  
 Application number  
**53081**  
 Sheet  
**1 of 6**

Block 16  
 Section 5  
 Campbell Street  
 AINSLIE  
 847m2

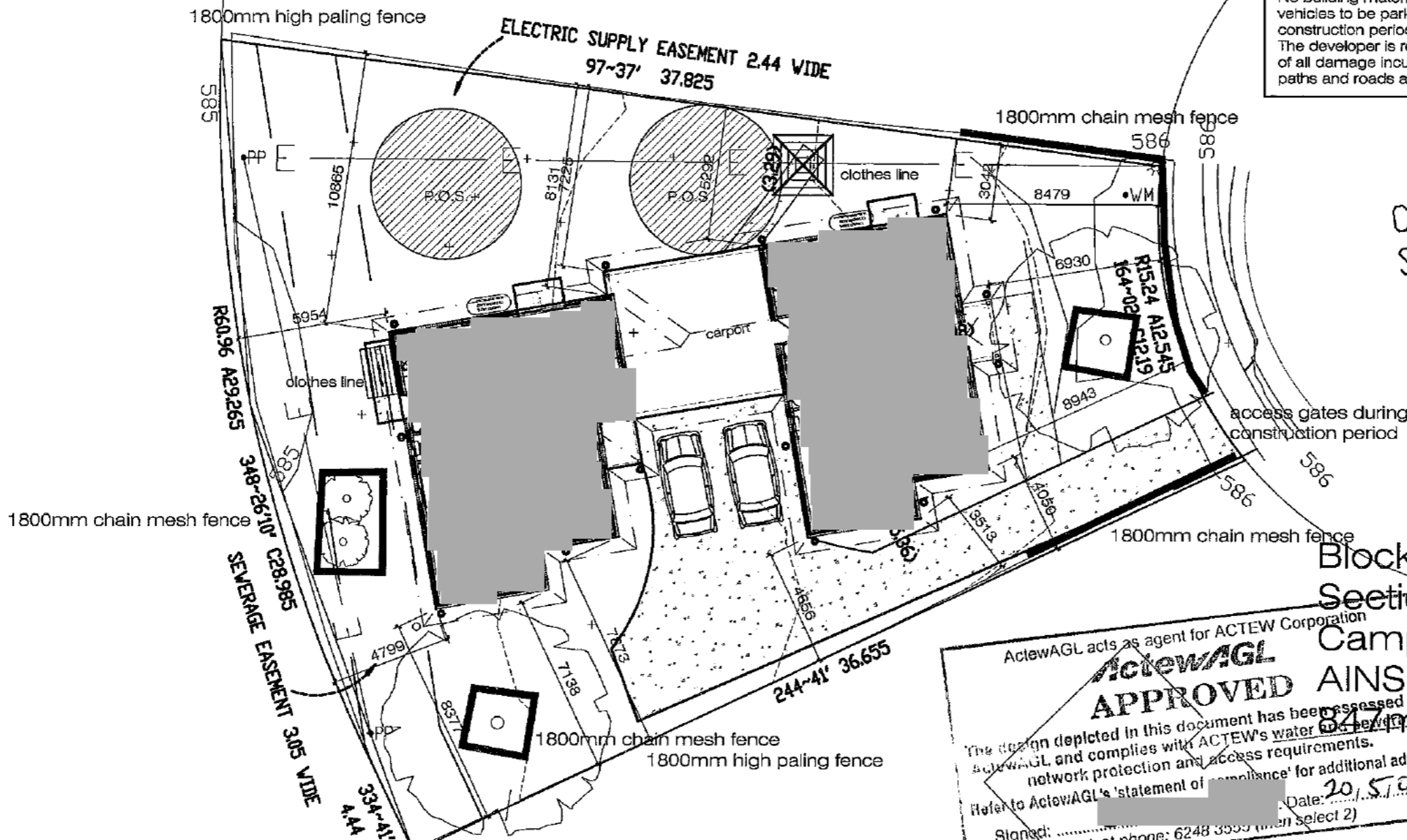
# DEMOLITION PLAN

scale 1:200

designs by mahony 26 halloran drive jerrabomberra 2619  p 62558744 f 62558745 m 0412627023 e gmahony@bigpond.net.au	BDA Building Designers Association of New South Wales Inc. ACT & Region Branch.	notes	client	location	date	amendments
		do not scale drawings written dimensions take precedence check all dimensions-levels-site conditions prior to construction all work shall be in accordance with b.o.a. and rel. aust standards copyright for design illustrated here is held by febble pty ltd trading as designs by mahony acn 0008 649 092 abn 23 441 785 523	Classic Constructions	Block 16 Section 5 51 Campbell St AINSLIE	April 2009	
title	Demolition Plan		scale	1:200		
				dwg no		

**VERGE MANAGEMENT**  
 1800mm high chain mesh fence supported by 2400mm tall star pickets  
 Fence to be removed on completion of project. Area to be sealed on completion

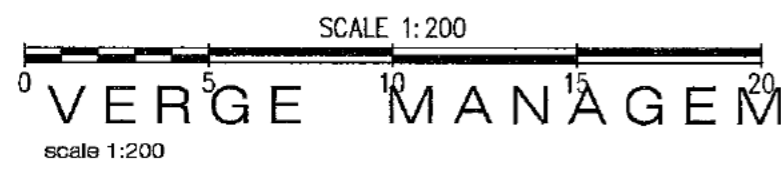
**NOTE**  
 No building materials to be stored and no vehicles to be parked on verge during construction period.  
 The developer is responsible for the reinstatement of all damage incurred to land, vegetation, services paths and roads as a result of construction.



<b>UNIT 1</b>	
Residence	85.052m2
Carport	18.000m2
Porch	2.890m2
<b>TOTAL</b>	<b>105.942m2</b>
<b>UNIT 2</b>	
Residence	86.097m2
Carport	18.000m2
Porch	2.502m2
<b>TOTAL</b>	<b>106.599m2</b>
Total Residence / Carport	207.149m2
Block Area	847.000m2
Plot Ratio	24.45%

ActewAGL acts as agent for ACTEW Corporation  
**ActewAGL APPROVED**  
 The design depicted in this document has been assessed by ActewAGL and complies with ACTEW's water network protection and access requirements.  
 Refer to ActewAGL's 'statement of compliance' for additional advice  
 Signed: \_\_\_\_\_ Date: 20/5/09  
 Contact phone: 6248 3555 (when select 2)

ActewAGL acts as agent for ACTEW Corporation  
 Approval number  
**53081**  
 Plot  
**26**



**NO SIGNIFICANT TREES ON BLOCK 16**  
**NOTE: UNDERGROUND SERVICES HAVE NOT BEEN LOCATED!**

designs by mahony 28 halloran drive jerrabomberra 2619  p 62558744 f 62558745 m 0412627023 e gmahony@bigpond.net.au	notes  do not scale drawings written dimensions take precedence check all dimensions-levels-site conditions prior to construction all work shall be in accordance with b.c.a. and rel. aust standards copyright for design illustrated here is held by tabute ply ltd trading as designs by mahony aon 0008 640 092 abn 23 441 765 623	client Classic Constructions	location Block 16 Section 5 51 Campbell St AINSLIE	date April 2009	amendments
		title Verge Management Plan	scale 1:200	dwg no	

**UNIT 1**  
 Residence 85.052m<sup>2</sup>  
 Carport 18.000m<sup>2</sup>  
 Porch 2.890m<sup>2</sup>  
 TOTAL 105.942m<sup>2</sup>

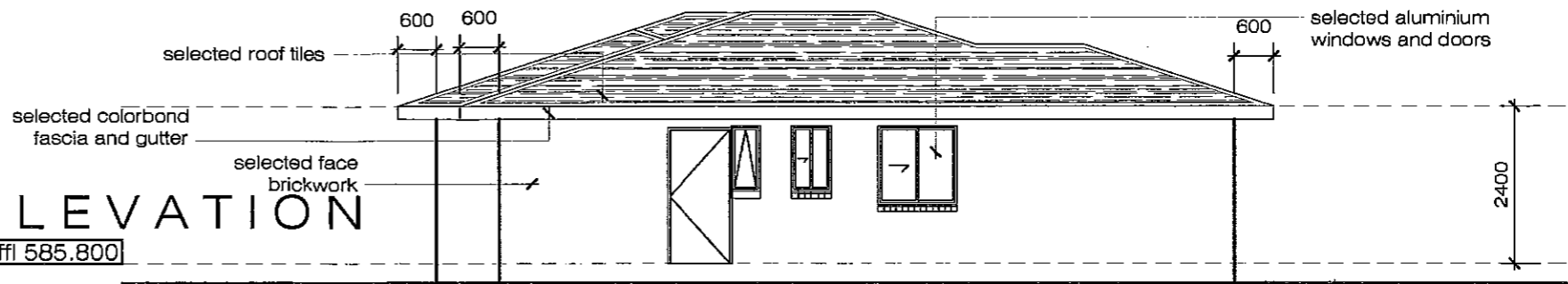
**UNIT 2**  
 Residence 86.097m<sup>2</sup>  
 Carport 18.000m<sup>2</sup>  
 Porch 2.502m<sup>2</sup>  
 TOTAL 106.599m<sup>2</sup>

Total Residence / Carport 207.149m<sup>2</sup>  
 Block Area 847.000m<sup>2</sup>  
 Plot Ratio 24.45%

# WESTERN ELEVATION

scale 1:100

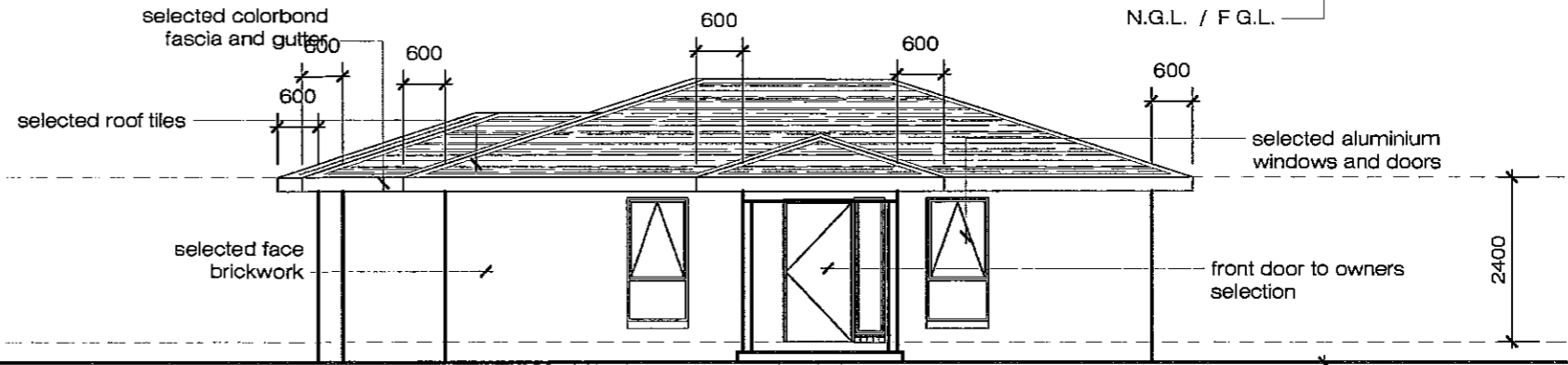
ffi 585.800



# EASTERN ELEVATION

scale 1:100

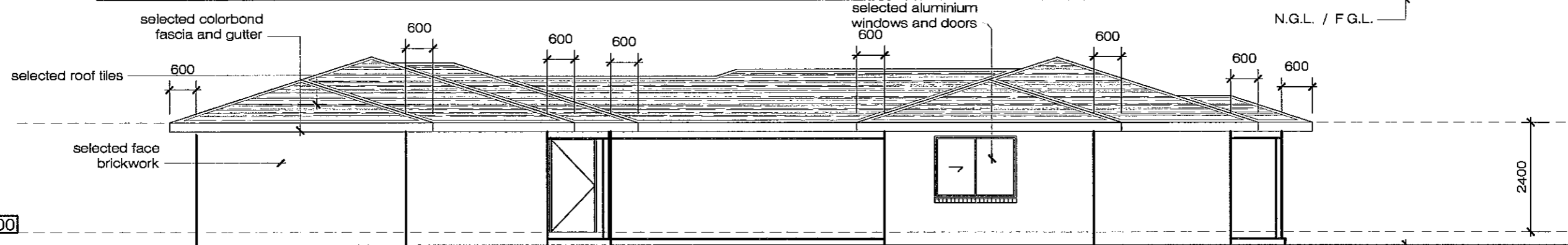
ffi 585.800



# SOUTHERN ELEVATION

scale 1:100

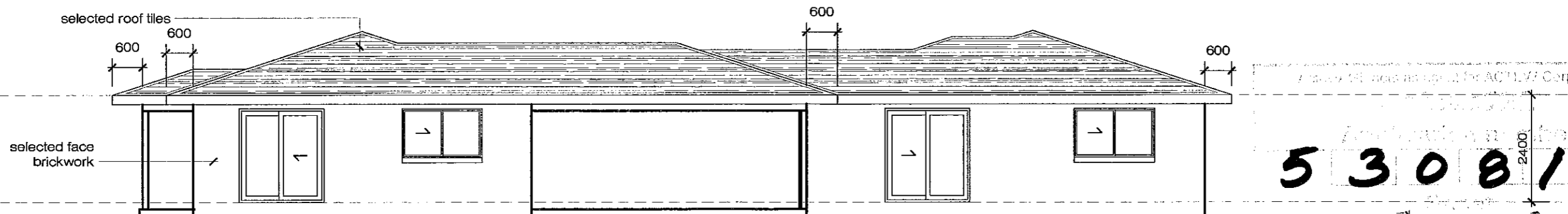
ffi 585.800



# NORTHERN ELEVATION

scale 1:100

ffi 585.800



53081  
 36

designs by mahony  
 26 halloran drive jerrabomberra 2619

p 62558744  
 f 62558745  
 m 0412627023  
 e gmahony@bigpond.net.au

**BDA**  
 Building Designers Association  
 of New South Wales Inc.  
 ACT & Region Branch.

notes

do not scale drawings  
 written dimensions take precedence  
 check all dimensions-levels-site conditions prior to construction  
 all work shall be in accordance with b.c.a. and rel. aust standards  
 copyright for design illustrated here is held by febuie pty ltd  
 trading as designs by mahony acn 0008 649 982 abn 23 441 765 523

client Classic  
 Constructions

title Elevations

location  
 Block 16  
 Section 5  
 51 Campbell St  
 AINSLIE

date  
 April 2009

scale  
 1:100

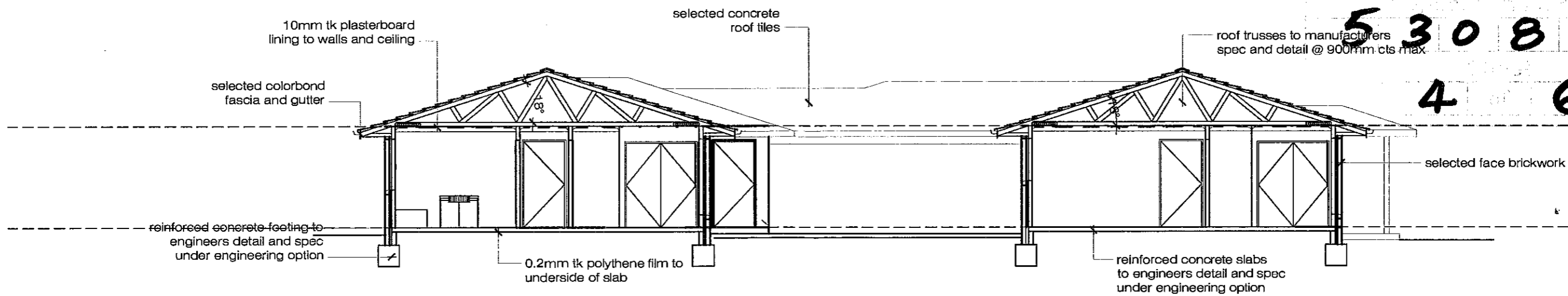
dwg no

amendments

<b>UNIT 1</b>	
Residence	85.052m <sup>2</sup>
Carport	18.000m <sup>2</sup>
Porch	2.890m <sup>2</sup>
<b>TOTAL</b>	<b>105.942m<sup>2</sup></b>
<b>UNIT 2</b>	
Residence	86.097m <sup>2</sup>
Carport	18.000m <sup>2</sup>
Porch	2.502m <sup>2</sup>
<b>TOTAL</b>	<b>106.599m<sup>2</sup></b>
Total Residence / Carport	207.149m <sup>2</sup>
Block Area	847.000m <sup>2</sup>
Plot Ratio	24.45%

## BUILDING NOTES

- Hot water service to be natural gas  
All hot water systems must be installed to regulations and include a tempering valve, not a thermostatic mixing valve
- Heating  
Gas heating system is to be used. Confirmation of type and style to be advised by HCS
- Eaves  
Minimum width of eaves 600mm
- Telephone Service  
Provide one Telstra telephone outlet to each dwelling Location to be advised by HCS
- Smoke Detectors  
All dwellings should be fitted with the appropriate number of hard-wired smoke detectors. Brooks hard wired, hush function, 10 year lithium battery, interlinked, or similar. HACS to approve the final number and location before installation. Where 2 or more detectors are required under the relevant standard, these detectors should be linked such that when one alarm sounds, all will sound.
- Windows  
Windows to be powdercoated aluminium with keyed locks.  
Windows must be able to be locked in a partially open position for ventilation and security purpose  
Flyscreens shall be metal framed and aluminium meshed and be fitted to all opening windows
- Doors  
All external doors are to be 970mm wide  
External doors to be solid core  
Front and rear door are to be fitted with meshed security screen doors, keyed alike with closers and perspex plate.  
Door handles at 1000mm above floor level  
Hardware on external doors must accommodate the interchangeable "Falcon" locking system. "Eye spy" type viewer to be provided to all front doors without glazed side panels
- Tiling  
Floor tiles shall be selected for high slip resistance and ease of cleaning
- Carpet  
Carpet is to be 100% wool in hard wearing, dense pile with high stain resistant characteristics on a suitable quality underlay



## TYPICAL SECTION

scale 1:100

designs by mahony 26 halloran drive jerrabomberra 2619  p 62558744 f 62558745 m 0412627023 e gmahony@bigpond.net.au	notes  do not scale drawings written dimensions take precedence check all dimensions-leave site conditions prior to construction all work shall be in accordance with b.c.a. and rel. aust standards copyright for design illustrated here is held by febula ply ltd trading as designs by mahony acn 0008 649 992 abn 23 441 765 523	client Classic Constructions	location Block 16 Section 5 51 Campbell St AINSLIE	date April 2009	amendments
		title Sections	scale 1:100	dwg no	

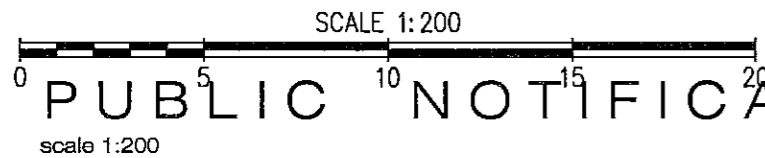
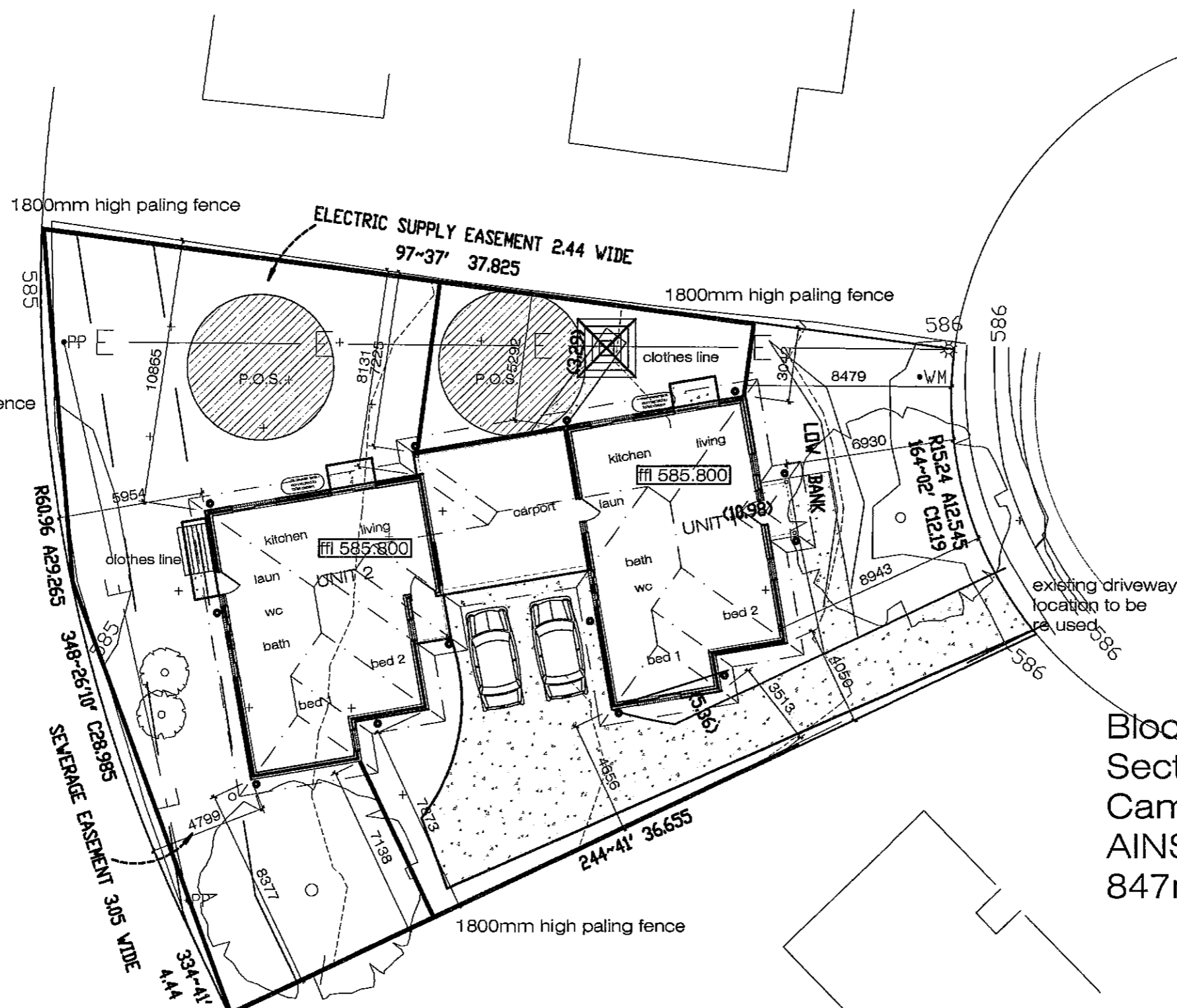


<b>UNIT 1</b>	
Residence	85.052m <sup>2</sup>
Carport	18.000m <sup>2</sup>
Porch	2.890m <sup>2</sup>
<b>TOTAL</b>	<b>105.942m<sup>2</sup></b>
<b>UNIT 2</b>	
Residence	86.097m <sup>2</sup>
Carport	18.000m <sup>2</sup>
Porch	2.502m <sup>2</sup>
<b>TOTAL</b>	<b>106.599m<sup>2</sup></b>
Total Residence / Carport	207.149m <sup>2</sup>
Block Area	847.000m <sup>2</sup>
Plot Ratio	24.45%

CAMPBELL STREET

Block 16  
Section 5  
Campbell Street  
AINSLIE  
847m<sup>2</sup>

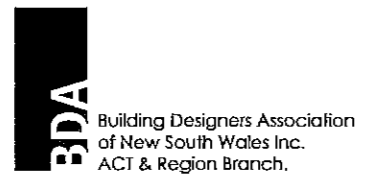
Acton/AVL acts as agent for ACTEW Corporation  
Application number  
**53081**  
Sheet  
**5** of **6**



NO SIGNIFICANT TREES ON BLOCK 16

**PUBLIC NOTIFICATION SITE PLAN** NOTE: UNDERGROUND SERVICES HAVE NOT BEEN LOCATED!

designs by mahony 26 halloran drive jerrabomberra 2619  p 62558744 f 62558745 m 0412627023 e gmahony@bigpond.net.au	notes  do not scale drawings written dimensions take precedence check all dimensions-levels-site conditions prior to construction all work shall be in accordance with b.c.a. and rel. aust standards copyright for design illustrated here is held by febule pty ltd trading as designs by mahony acn 0008 649 992 abn 23 441 765 523	client Classic Constructions	location Block 16 Section 5 51 Campbell St AINSLIE	date April 2009	amendments
		title Public Notification Plan	scale 1:200	dwg no	





**(advertisement for The Canberra Times)**

Fax to: **The Canberra Times (Classifieds) Fax 6280 2119**  
Account Name: ACT Planning and Land Authority  
Account Number: 1277730  
Department's contact: Applications Secretariat 6207 1687  
Publication Date: 15 May 2009  
Size of Advertisement: Single Column  
Classification: Development Applications  
Order Number: AINSS5B16

\*\*\*\*\*



The ACT Planning and Land Authority has received the following development applications:

-----  
**Development Application 200914463CT MULTI DWELLING-DEMOLITION-2 NEW DWELLINGS**

**Location:** Block: 16 Section: 5 Suburb: AINSLIE  
**51 CAMPBELL STREET**

Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

-----  
The applications are available for public inspection at [www.actpla.act.gov.au](http://www.actpla.act.gov.au) (Public Notification) or at ACTPLA's offices between 8:30am and 4:30pm:

Applications Secretariat  
ACTPLA  
Dame Pattie Menzies House, Ground Floor (South)  
16 Challis Street Dickson ACT

If you feel an application may impact on you, you may wish to submit a written representation clearly stating the reasons for your submission. Representations must be received by **close of business 5 June 2009** to be considered in the assessment.

Representations can be submitted to [app.sec@act.gov.au](mailto:app.sec@act.gov.au) or posted to ACTPLA at the above address.

Copies of representations will be provided to the applicant and placed on the public register unless an exclusion has been granted.

For further information please contact ACTPLA Applications Secretariat on 6207 1687.

## DEVELOPMENT APPLICATIONS



ACT Planning &  
Land Authority

The ACT Planning and Land Authority has received the following development applications:

**Development Application 200914475CT: MULTI DWELLING-DEMOLITION-3 NEW DWELLINGS**  
Location: Block: 3 Section: 211 Suburb: WANNIASSA  
6 CARR CRESCENT

Proposed demolition of the existing residence and the proposed construction of 3 new single storey dwellings with carports.

**Development Application 200914502CT: MULTI DWELLING-DEMOLITION-2 NEW DWELLINGS**  
Location: Block: 37 Section: 247 Suburb: WANNIASSA  
209 WHEELER CRESCENT

Proposed demolition of the existing residence and the construction of two new residences with attached carports. Includes site works and landscaping.

**Development Application 200914470CT: MULTI RESIDENTIAL - DEMOLITION-2 NEW DWELLINGS**  
Location: Block: 5 Section: 250 Suburb: GOWRIE  
2 MACTIER PLACE

Demolition of the existing residence and construction of 2 new dwellings with attached carports.

**Development Application 200914120CT: MULTI DWELLING - NEW DWELLING - LEASE VARIATION**

Location: Block: 1, 2 Section: 44 Suburb: TURNER WATSON STREET AND GOULD STREET  
Consolidate blocks 1 and 2 into one Crown lease and vary the new lease to permit a maximum of 19 dwellings.

**Development Application 200914483CT: MULTI DWELLING - 1 NEW DWELLING**  
Location: Block: 37 Section: 419 Suburb: RICHARDSON  
20 CASSON STREET

Proposed construction of one new residential dwelling Unit 2 to the rear of the existing residence. Includes alterations to existing dwelling Unit 1.

**Development Application 200914497CT:**  
Location: Block: 14 Section: 1 Suburb: HARRISON FLEMINGTON ROAD  
Estate Development Plan for residential subdivision to create four lots for multi-development

**Development Application 200914348CT: NONR COMMERCIAL - LAKEVIEW PLAZA**  
Location: Block: 23 Section: 55 Suburb: BELCONNEN  
21 BENJAMIN WAY

Proposed installation of new disabled passenger lift shaft to existing two storey building; includes lobby alterations.

**Development Application 200913994CT: RENOTIFICATION DUE TO INCORRECT WORDING-LEASE VARIATION.**

Location: Block: 29, 30 Section: 64 Suburb: WESTON  
14-20 BRIERLY STREET

Vary the Crown lease purpose clause to read: To use the premises for one or more of the following: (i) ancillary use; (ii) community use EXCLUDING child care facility and hospital; (iii) non retail commercial; (iv) restaurant (v) shop restricted to 200m<sup>2</sup> and in addition a maximum of 180 square metres of gross floor area may be used by a not for profit organisation.

**Development Application 200914469CT: MULTI DWELLING - 1 NEW DWELLING**  
Location: Block: 7 Section: 51 Suburb: DOWNER  
107 ATHERTON STREET

Proposed addition of a new second dwelling located at rear of existing residence. Includes associated site works and landscaping.

**Development Application 200914430CT: MULTIPLE DWELLING - TWO NEW DWELLINGS - GARAGE**  
Location: Block: 5 Section: 49 Suburb: FORDE  
1 DORIS TURNER STREET

Construction of a new two storey residence - Unit 1. Includes unattached rear garage with a residential unit above - Unit 2.

**Development Application 200914463CT: MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS**  
Location: Block: 16 Section: 5 Suburb: AINSLIE  
51 CAMPBELL STREET

Proposed demolition of the existing residence and construction of two new single story dwellings with attached shared carport. Includes associated site works and landscaping.

The Applications are available for public inspection at [www.actpla.act.gov.au](http://www.actpla.act.gov.au) (Public Notification) or at ACTPLA's offices between 8:30am and 4:30pm:

Applications Secretariat  
ACTPLA  
Dame Pattie Menzies House, Ground Floor (South)  
16 Challis Street Dickson ACT.

If you feel an application may impact on you, you may wish to submit a written representation clearly stating the reasons for your submission. Representations must be received by **close of business 5 June 2009** to be considered in the assessment.

Representations can be submitted to [app.sec@act.gov.au](mailto:app.sec@act.gov.au) or posted to ACTPLA at the above address.

Copies of representations will be provided to the applicant and placed on the public register unless an exclusion has been granted.

For further information please contact ACTPLA Applications Secretariat on 6207 1687.



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent

████████████████████  
49 CAMPBELL STREET  
AINSLIE ACT 2602

Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:**    **Block: 16 Section: 5 Suburb: AINSLIE**  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

**ACT Planning & Land Authority**

Applications Secretariat

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent

████████████████████  
68 PATERSON STREET  
AINSLIE ACT 2602

Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:**    **Block: 16 Section: 5 Suburb: AINSLIE**  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

**ACT Planning & Land Authority**

**Applications Secretariat**  
16 Challis Street, Dickson  
PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)  
Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent

████████████████████  
70 PATERSON STREET  
AINSLIE ACT 2602

Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:**    **Block: 16 Section: 5 Suburb: AINSLIE**  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

**ACT Planning & Land Authority**

Applications Secretariat

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent

[REDACTED]  
47 CAMPBELL STREET  
AINSLIE ACT 2602

Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:** **Block: 16 Section: 5 Suburb:** AINSLIE  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent

[REDACTED]  
47 CAMPBELL STREET  
AINSLIE ACT 2602

Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:** **Block: 16 Section: 5 Suburb:** AINSLIE  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent

████████████████████  
3 CHAFFEY CRESCENT  
AINSLIE ACT 2602

Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:**    **Block: 16 Section: 5 Suburb: AINSLIE**  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

**ACT Planning & Land Authority**

Applications Secretariat

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent



Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:** **Block: 16 Section: 5 Suburb: AINSLIE**  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

**ACT Planning & Land Authority**

Applications Secretariat  
16 Challis Street, Dickson  
PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)  
Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent

[REDACTED]  
55 CAMPBELL STREET  
AINSLIE ACT 2602

Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:** **Block: 16 Section: 5 Suburb:** AINSLIE  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

**ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent

████████████████████  
1/72 PATERSON STREET  
AINSLIE ACT 2602

Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:** **Block: 16 Section: 5 Suburb:** AINSLIE  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

**ACT Planning & Land Authority**

Applications Secretariat

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent

████████████████████  
1/72 PATERSON STREET  
AINSLIE ACT 2602

Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:**    **Block: 16 Section: 5 Suburb: AINSLIE**  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

**ACT Planning & Land Authority**

Applications Secretariat

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent

████████████████████  
2/72A PATERSON STREET  
AINSLIE ACT 2602

Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:**    **Block: 16 Section: 5 Suburb: AINSLIE**  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

**ACT Planning & Land Authority**

Applications Secretariat

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent

██████████  
52 CAMPBELL STREET  
AINSLIE ACT 2602

Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:**    **Block: 16 Section: 5 Suburb: AINSLIE**  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

**ACT Planning & Land Authority**

Applications Secretariat

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent

████████████████████  
50 CAMPBELL STREET  
AINSLIE ACT 2602

Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:** **Block: 16 Section: 5 Suburb:** AINSLIE  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

**ACT Planning & Land Authority**

Applications Secretariat

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent

████████████████████  
2/62 PATERSON STREET  
AINSLIE ACT 2602

Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:**    **Block: 16 Section: 5 Suburb: AINSLIE**  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

**ACT Planning & Land Authority**

Applications Secretariat  
16 Challis Street, Dickson  
PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)  
Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

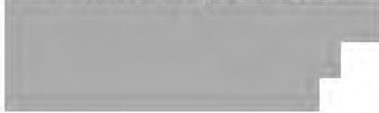
PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent



Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:** **Block: 16 Section: 5 Suburb: AINSLIE**  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

**ACT Planning & Land Authority**

Applications Secretariat  
16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent

████████████████████  
62 PATERSON STREET  
AINSLIE ACT 2602

Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:**    **Block: 16 Section: 5 Suburb: AINSLIE**  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

**ACT Planning & Land Authority**

Applications Secretariat

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent

████████████████████  
1/62 PATERSON STREET  
AINSLIE ACT 2602

Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:**    **Block: 16 Section: 5 Suburb: AINSLIE**  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

**ACT Planning & Land Authority**

**Applications Secretariat**  
16 Challis Street, Dickson  
PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)  
Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent



Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:** **Block: 16 Section: 5 Suburb: AINSLIE**  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

**ACT Planning & Land Authority**

Applications Secretariat  
16 Challis Street, Dickson  
PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)  
Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent

20 FOVEAUX STREET  
AINSLIE ACT 2602

Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:** **Block: 16 Section: 5 Suburb:** AINSLIE  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent

████████████████████  
22 FOVEAUX STREET  
AINSLIE ACT 2602

Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:** **Block: 16 Section: 5 Suburb:** AINSLIE  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

**ACT Planning & Land Authority**

Applications Secretariat

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



13 May 2009

NOTE: If you are not the owner of this property please forward this letter to your landlord or managing agent

████████████████████  
22 FOVEAUX STREET  
AINSLIE ACT 2602

Dear Property Owner

The following Development Application in relation to 51 CAMPBELL STREET has been lodged with the ACT Planning and Land Authority for consideration.

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location:**    **Block: 16 Section: 5 Suburb: AINSLIE**  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspections between 8.30am and 4.30pm weekdays at:

**Applications Secretariat  
ACT Planning and Land Authority  
Dame Pattie Menzies House  
Ground Floor (right hand building)  
16 Challis Street, DICKSON ACT**

Please bring this letter with you for reference.

The application can also be viewed on the Authority website  
<http://apps.actpla.act.gov.au/pubnote/index.asp>

Representations **must** be made within the specified public notification period to be considered during the assessment of the application. Representations received outside the notification period **will not** be considered.

**ACT Planning & Land Authority**

Applications Secretariat

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Representations must be received by the Authority by close of business **5 June 2009**.

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

If you make a representation an acknowledgement will be forwarded to you and you will be advised when a decision is made on the application (if your representation was made within the prescribed notification period).

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted.

You may request to have part or all of your representation excluded from the public register under Sections 411 or 412 of the *Planning and Development Act 2007*. The request for exclusion must be in writing and clearly identify what you are seeking to exclude and how the request satisfies the exclusion criteria. The Authority may approve or refuse to approve an exclusion application.

If your request for exclusion is approved the Authority will seek to protect the information from disclosure. However, the Authority can not guarantee that the information will not have to be disclosed pursuant to a legal obligation.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

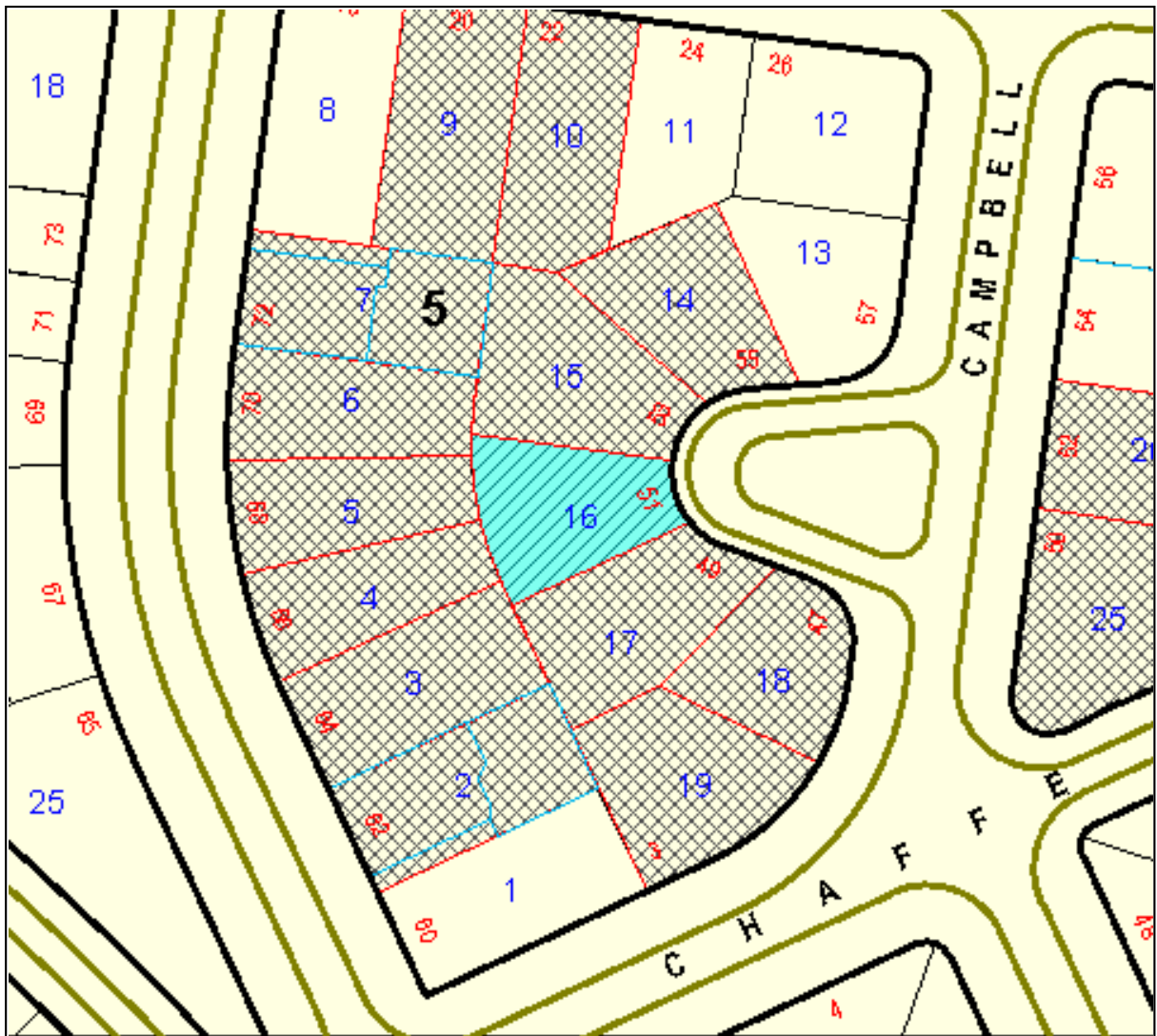
PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Authority Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

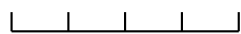
AINSLIE  
Block 16 Section 5

18 May 2009 to 5 June 2009

Development Application  
200914463



0 10 20 30 40



metres

Name,Address1,Address2,Address3,Address4

Designs By Mahony (3434 [REDACTED]) (3434,23 Murrumbidgee Place,Jerrabomberra NSW 2619,  
[REDACTED],22 FOVEAUX STREET,AINSLIE ACT 2602,  
[REDACTED],22 FOVEAUX STREET,AINSLIE ACT 2602,  
[REDACTED],20 FOVEAUX  
STREET,AINSLIE ACT 2602,

[REDACTED],1/62 PATERSON STREET,AINSLIE ACT 2602,  
[REDACTED],62 PATERSON STREET,AINSLIE ACT 2602,  
[REDACTED],2/62 PATERSON STREET,AINSLIE ACT 2602,  
[REDACTED],50 CAMPBELL STREET,AINSLIE ACT 2602,  
52 CAMPBELL STREET,AINSLIE ACT 2602,  
[REDACTED],2/72A PATERSON STREET,AINSLIE ACT 2602,  
[REDACTED],1/72 PATERSON STREET,AINSLIE ACT 2602,  
[REDACTED],1/72 PATERSON STREET,AINSLIE ACT 2602,  
[REDACTED],55 CAMPBELL STREET,AINSLIE ACT 2602,  
[REDACTED],3 CHAFFEY CRESCENT,AINSLIE ACT 2602,  
[REDACTED],47 CAMPBELL STREET,AINSLIE ACT 2602,  
[REDACTED],47 CAMPBELL STREET,AINSLIE ACT 2602,  
[REDACTED],70 PATERSON STREET,AINSLIE ACT 2602,  
[REDACTED],68 PATERSON STREET,AINSLIE ACT 2602,  
[REDACTED],49 CAMPBELL STREET,AINSLIE ACT 2602,  
[REDACTED],49 CAMPBELL STREET,AINSLIE ACT 2602,



13 May 2009

DESIGNS BY MAHONY  
23 MURRNBA PLACE  
Jerrabomberra NSW 2619

Dear Applicant

**Suburb: AINSLIE Block: 16 Section: 5  
Development Application Number: 200914463**

The *Planning and Development Act 2007* requires the above-mentioned development application to be publically notified. This process includes a written notice being sent to adjoining lessees, a sign placed on the property and a notice in the Canberra Times.

The public notification period for your application will commence on **18 May 2009** and end at the close of business on **5 June 2009**. Representations must be made within the notification period to be considered during the assessment of the application. A copy of any representations received as a result of this process will be forwarded to you.

**Please note, the sign will be removed from the property on 6 June 2009.**

The prescribed period for making a decision on your application is 30 working days from the date of lodgement. However, if representations are received as a result of the public notification process the time frame for making a decision will be extended by an additional 15 working days.

If the time for deciding the application (the prescribed period) has ended and a decision has not been reached your application will be deemed refused. The ACT Planning and Land Authority (the Authority) will not provide written advice of this decision. It is important to note that the Authority is still able to finalise its consideration of your application and make a decision after the expiration of the prescribed period.

You will be advised when a decision on your application has been made and of any appeal rights that may be applicable.

If you would like any further information in relation to this letter please contact the Applications Secretariat on (02) 6207 1687 or email [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

Yours faithfully

## **ACT Planning & Land Authority**

### **Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

ACTPLA Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)



Applications Secretariat

## **ACT Planning & Land Authority**

**Applications Secretariat**

16 Challis Street, Dickson

PO Box 365, Mitchell, ACT 2911 • Telephone: (02) 6207 1687 • Email: [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

ACTPLA Website: [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

---

JOB REPORT - Public Notification Generator

---

JOB DATE: 13 May 2009 12:35 pm  
JOB CODE: 122525  
OPERATOR: TEAGAN BROWN

Development Application 200914463  
PUBLIC NOTIFICATION  
Application lodged on 11 May 2009.  
Notification begins on 18 May 2009 and ends on 5 June 2009.

---

SUBJECT BLOCK

---

BLOCK: AINSLIE SECTION 5 BLOCK 16  
STREET ADDRESS: 51 CAMPBELL STREET  
LESSEE(S): [REDACTED]  
ADDRESS: [REDACTED]

APPL\_TYPE: SUBC  
DEV\_DESC: MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

---

NEIGHBOURING LESSEES

---

1. BLOCK: AINSLIE SECTION 5 BLOCK 17  
NAME(S): [REDACTED]  
ADDRESS: 49 CAMPBELL STREET  
AINSLIE ACT 2602
2. BLOCK: AINSLIE SECTION 5 BLOCK 17  
NAME(S): [REDACTED]  
ADDRESS: 49 CAMPBELL STREET  
AINSLIE ACT 2602
3. BLOCK: AINSLIE SECTION 5 BLOCK 5  
NAME(S): [REDACTED]  
ADDRESS: 68 PATERSON STREET  
AINSLIE ACT 2602
4. BLOCK: AINSLIE SECTION 5 BLOCK 6  
NAME(S): [REDACTED]  
ADDRESS: 70 PATERSON STREET  
AINSLIE ACT 2602
5. BLOCK: AINSLIE SECTION 5 BLOCK 18  
NAME(S): [REDACTED]  
ADDRESS: 47 CAMPBELL STREET  
AINSLIE ACT 2602
6. BLOCK: AINSLIE SECTION 5 BLOCK 18  
NAME(S): [REDACTED]  
ADDRESS: 47 CAMPBELL STREET  
AINSLIE ACT 2602

7. BLOCK: AINSLIE SECTION 5 BLOCK 19  
NAME(S): [REDACTED]  
ADDRESS: 3 CHAFFEY CRESCENT  
AINSIE ACT 2602
8. BLOCK: AINSLIE SECTION 5 BLOCK 14  
NAME(S): [REDACTED]  
ADDRESS: [REDACTED]
9. BLOCK: AINSLIE SECTION 5 BLOCK 14  
NAME(S): [REDACTED]  
ADDRESS: 55 CAMPBELL STREET  
AINSIE ACT 2602
10. BLOCK: AINSLIE SECTION 5 BLOCK 7 UNIT 1  
NAME(S): [REDACTED]  
ADDRESS: 1/72 PATERSON STREET  
AINSIE ACT 2602
11. BLOCK: AINSLIE SECTION 5 BLOCK 7 UNIT 1  
NAME(S): [REDACTED]  
ADDRESS: 1/72 PATERSON STREET  
AINSIE ACT 2602
12. BLOCK: AINSLIE SECTION 5 BLOCK 7 UNIT 2  
NAME(S): [REDACTED]  
ADDRESS: 2/72A PATERSON STREET  
AINSIE ACT 2602
13. BLOCK: AINSLIE SECTION 80 BLOCK 26  
NAME(S): [REDACTED]  
ADDRESS: 52 CAMPBELL STREET  
AINSIE ACT 2602
14. BLOCK: AINSLIE SECTION 80 BLOCK 25  
NAME(S): [REDACTED]  
ADDRESS: 50 CAMPBELL STREET  
AINSIE ACT 2602
15. BLOCK: AINSLIE SECTION 5 BLOCK 2 UNIT 2  
NAME(S): [REDACTED]  
ADDRESS: 2/62 PATERSON STREET  
AINSIE ACT 2602
16. BLOCK: AINSLIE SECTION 5 BLOCK 2 UNIT 0  
NAME(S): [REDACTED]  
ADDRESS: [REDACTED]
17. BLOCK: AINSLIE SECTION 5 BLOCK 2 UNIT 0  
NAME(S): [REDACTED]  
ADDRESS: 62 PATERSON STREET  
AINSIE ACT 2602
18. BLOCK: AINSLIE SECTION 5 BLOCK 2 UNIT 1  
NAME(S): [REDACTED]  
ADDRESS: 1/62 PATERSON STREET

AINSLIE ACT 2602

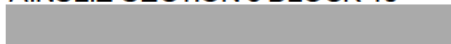
19. BLOCK: AINSLIE SECTION 5 BLOCK 2 UNIT 1  
NAME(S):  
ADDRESS:



20. BLOCK: AINSLIE SECTION 5 BLOCK 9  
NAME(S):  
ADDRESS: 20 FOVEAUX STREET  
AINSLIE ACT 2602



21. BLOCK: AINSLIE SECTION 5 BLOCK 10  
NAME(S):  
ADDRESS: 22 FOVEAUX STREET  
AINSLIE ACT 2602



22. BLOCK: AINSLIE SECTION 5 BLOCK 10  
NAME(S):  
ADDRESS: 22 FOVEAUX STREET  
AINSLIE ACT 2602



---

APPLICANTS

---

1. NAME(S): DESIGNS BY MAHONY (3434 ) (3434  
ADDRESS: 23 MURRNBA PLACE  
Jerrabomberra NSW 2619

---

S U M M A R Y

---

No of lessee notifications created = 22  
No of developer notifications created = 0  
No of interested party notifications created = 0  
No of advertisement authorisation letters created = 1  
No of outdoor signs created = 1  
No of letters to applicants created = 1



## NOTICE OF DEVELOPMENT APPLICATION

**Development Application 200914463:**

MULTI DWELLING - DEMOLITION - 2 NEW DWELLINGS. Proposed demolition of the existing residence & construction of two new single storey dwellings with attached shared carport. Includes associated site works & landscaping.

**Location: Block: 16 Section: 5 Suburb: AINSLIE**  
51 CAMPBELL STREET

If you feel an application may impact on you in any way you may wish to submit a written representation clearly stating the reasons for your submission.

The application is available for public inspection between 8.30am and 4.30pm weekdays at the **Applications Secretariat, ACT Planning and Land Authority, Dame Pattie Menzies House, Ground Floor (right hand building), 16 Challis Street, DICKSON ACT.**

An electronic version of the application can also be viewed on ACTPLA's website - [www.actpla.act.gov.au](http://www.actpla.act.gov.au) (under 'Comment on a DA')

Written representations **must** be received by the Authority by close of business **5 June 2009.**

Representations can be submitted in the following ways:

**Email:** [app.sec@act.gov.au](mailto:app.sec@act.gov.au)

**Post:**  
Applications Secretariat  
PO Box 365  
Mitchell ACT 2911

**By Hand:**  
Applications Secretariat  
Dame Pattie Menzies House  
16 Challis Street,  
DICKSON ACT

An acknowledgement will be forwarded to you if you make a representation within the prescribed notification period. You will be advised when a decision on this application is made on the application.

A copy of your representation will be forwarded to the development application applicant and placed on the public register unless exclusion has been granted. The ACT Planning and Land Authority may approve or refuse to approve an exclusion application (see the Authority's website for further information).

***For more information, please phone the Applications Secretariat on 6207 1687***