

DEVELOPMENT APPLICATION FORM



District Council of Cleve
 PO Box 36, 10 Main Street
 Cleve SA 5640
 Phone: 08 8628 2004
 Fax: 08 8628 2428

Application No: _____

Location of Proposed Development:

House No: _____ Lot No: _____ Street: _____

Town: _____ Postcode: _____ Assessment No: _____

Section No: _____ Hundred: _____ Certificate of Title: _____

Applicant Name: _____

Postal Address: _____

Email Address: _____ Phone: _____

Owner Name: _____ Phone: _____

Contact Person: _____ Phone: _____

Builders Name: _____ Phone: _____

Postal Address: _____

Email Address: _____ Phone: _____

Proposed Development:

Estimated Cost of the Development: \$ _____

I acknowledge that copies of this application supporting documentation may be provided to interested persons in accordance with the Development Regulations 1993. I declare the information that I have provided on this application form is correct to the best of my knowledge.

Signature: _____ **Date:** _____

Office Use Only

	Fees	Receipt No	Date	Signature
Lodgement Fee				
Planning				
Building				
Additional				
Total Fees				

Classification: _____ **Materials:** _____ **CITF Levy:** Yes/ No

Floor Area: (M²) _____ **Building Type:** _____

Insurance: _____ **Zone Location:** _____

Conditions:

DEVELOPMENT REGULATIONS 1993

DECLARATION OF APPLICANT

(Pursuant to Clause 2A(1) of Schedule 5)

To: District Council of Cleve

From: _____

(Insert name, address and contact telephone number of the person making the declaration)

Date of Application: ____ / ____ / ____

Location of Proposed Development:

House Number: _____ Lot No: _____ Street: _____

Town/Suburb: _____

Section No (part/full): _____ Hundred: _____

Volume: _____ Folio: _____

Nature of Proposed Development: _____

I /We being the applicant for the development described above declare that the proposed development will involve the construction of a building which would, if constructed in accordance with the plans submitted, not be contrary to the Regulations prescribed for the purposes of Section 86 of the *Electricity Act 1996*. I make this declaration under Clause 2A(1) of Schedule 5 of the Development Regulations 1993.

Signed: _____

Date: ____ / ____ / ____

Note 1

This declaration is only relevant to those development applications seeking authorisation for a form of development that involves the construction of a building (there is a definition of *building* contained in Section 4(1) of the Development Act 1993)

Note 2

The requirements of section 86 of the Electricity Act 1996, do not apply in relation to :

- A. a fence that is less than 2m in height; or
- B. a service line installed specifically to supply electricity to the building or structure by the operator of the transmission or distribution network from which the electricity is being supplied.

Note 3

A Building Safely Near Powerlines brochure has been prepared by the Technical Regulator to assist applicants and other interested persons. Hard copies of this brochure are available from District Council of Cleve and the Office of the Technical Regulator. The brochure and other relevant information can also be found at www.technicalregulator.sa.gov.au

BUILDING RULES CLASSIFICATION

Classification Sought: _____ Present Classification: _____

If a class 5, 6, 7, 8 or 9 classification is sought; state the proposed number of employees:

MALE: _____ FEMALE: _____

If class **9a** classification is sought state number of persons for whom accommodation is provided: _____

If class **9b** classification is sought state the proposed number of occupants of the various spaces of the premises: _____

SITE PLAN
SCALE 1 : 500

This site plan must include the proposed building, all existing buildings and the distances from the boundaries and each other. The location of the **SEPTIC TANK** must also be shown. The relevant levels of the finished floor levels and the crown of the adjacent street must be included.
THE SITE PLAN MUST BE DRAWN IN BLACK OR BLUE INK ---Pencil is not acceptable

NORTH
↑

IMPORTANT INFORMATION

FEES

A lodgement Fee must be paid at the time of submitting a Development Application. Applicants will be notified concerning payment of applicable processing fees at the time of lodgement.

MANDATORY NOTIFICATIONS

Where an approval contains conditions requiring mandatory notification (required by law), the person who is carrying out the work (or a person in charge of having it carried out) must give at least one business days' notice to the Council as specified in those conditions. Failure to do so may result in Council taking legal action.

CERTIFICATE OF OCCUPANCY

No person shall occupy any portion of a class 2, 3, 4, 5, 6, 7, 8 or 9 building until a 'Certificate of Occupancy' has been issued by the Council. Failure to obtain a Certificate of Occupancy may result in Council taking legal action.

NOTE: Where a Certificate of Occupancy is required, an 'owner/builder' must engage a suitably qualified person prior to the commencement of the building work to ensure that they can submit a 'Statement of Compliance' at the completion of the work.

STATEMENT OF COMPLIANCE

The applicant is advised that before the proposed dwelling (extension to dwelling) may be occupied, the builder or owner/builder must submit to Council a written 'Statement of Compliance' certifying that the 'building work' has been carried out in accordance with approved plans and the conditions set by Council.

NOTE: It is an offence for a person to occupy a dwelling (addition to a dwelling) that has not been completed in accordance with the development authorisation.

CONSTRUCTION INDUSTRY TRAINING LEVY

The applicant is advised that 'Building Consent' cannot be granted for building work (exceeding \$40,000) until Council has received proof of the appropriate Levy being paid. This levy must be paid 'on-line'.

DISABILITY DISCRIMINATION ACT 1992 (DDA)

The DDA is a Federal Act and as such, overrides the requirements of the Building Code (under which this application is being assessed). You are advised that failure to comply with the DDA may leave you the applicant vulnerable to a third party complaint which if successful in an appeal to the Human Rights and Equal Opportunity Commission may stop the development or force costly modifications.

IMPORTANT FOR ENVIRONMENTAL PROTECTION AUTHORITY ASSESSMENT

Does either SCHEDULE 21 or SCHEDULE 22 of the Regulations under the Development Act 1993 apply to this APPLICATION YES NO

If you are unsure what this means please contact either Laurie Collins on 0428 882 976 or the Council office on 08 8628 2004

District Council of Cleve
Development Application Form Checklist

Documents Required

Houses, Flats etc

Completed application form signed and dated

- Copy of Certificate of Title for the property
- Copies (two) of all plans, specifications and other details
- All site plans must be neat, to a scale and in ink
- No drawings in pencil will be accepted
- Plans for houses flats, etc must be prepared by a suitable draughtsperson or
- architect
- For all building work over \$12,000 - provision of the required certificate of Building Indemnity (Home Owners Warranty) Insurance in accordance with the Development Act 1993 and Building Work Contractors Act 1995. (to be supplied by the Builder)
- Completion and payment of the required Construction Industry Training Levy (if the work is more than \$40,000)
- Application form for Waste Water Connection to be submitted at time of submitting application, and lodgement fee paid

Sheds, Verandas, Pergolas etc

- Completed application form signed and dated
- Copy of Certificate of Title for the property
- Copies (two) of all plans, specifications and other details all drawn to a scale of at least 1:100 (1cm = 1m).
- All site plans must be neat, to a scale and in ink.
- No drawings in pencil will be accepted.
- For all building work over \$12,000 - provision of the required certificate of Building Indemnity (Home Owners Warranty) Insurance in accordance with the Development Act 1993 and Building Work Contractors Act 1995. (to be supplied by the Builder).
- If applicable, a Waste Water connection form to be submitted at time of submitting application and lodgement fee paid.
- Completion and payment of the required Construction Industry Training Levy (if the work is more than \$40,000).

Payment of lodgement fee will be due at time of submitting this application