

Application to Vary Building Regulation 76 – Site Cover

PROPERTY VARIATION IS SOUGHT FOR

ADDRESS Number _____ Street/Road _____
Town _____ Postcode _____

APPLICANT DETAILS

APPLICANT NAME _____
POSTAL ADDRESS _____
PHONE (BH) _____ EMAIL _____

IMPORTANT INFORMATION

In order for your application to be assessed, the completed application form must be accompanied by the following:

- Description of proposal, and justification of compliance with the Minister’s decision guidelines (see attached form)
- Two (2) copies of properly prepared plans which include:
 - site plans showing all dimensions, setbacks and site coverage of the proposed and adjoining buildings
 - site plans showing site coverage of all adjoining properties
 - floor plans of the proposed buildings
 - any other information that would support the application
- Copy of a current Certificate of Title
- A fee of \$299.80

APPLICANT SIGNATURE

Signature

Date

HOW WOULD YOU LIKE TO RECEIVE YOUR PERMIT

WILL COLLECT BY MAIL BY EMAIL

PAYMENT OPTIONS

CONTACT US

Phone **03 5760 2600** to make an EFTPOS or credit payment over the phone.

Fax **03 5762 5537**

Email council@benalla.vic.gov.au

IN PERSON

Visit the Council’s Customer Service Centre at **1 Bridge Street East, Benalla**

MAIL

Send this application back to us with a cheque for the full amount made payable to **Benalla Rural City Council, PO BOX 227, BENALLA VIC 3671**

OFFICE USE Date received Receipt number

Information Privacy The personal information requested on this form is being collected by Council for assessment of your application for a consent and report pursuant to Building Regulation 410(4). The personal information will be used solely by Council for this primary purpose or directly related purposes. The applicant understands that the personal information provided is for the assessment of the consent and report application and that he/she may apply to Council for access to and/or amendment of the information. Requests for access and/or correction should be made to Council’s privacy officer.

DESCRIPTION OF PROPOSAL AND REASONS FOR APPLICATION

ASSESSMENT CRITERIA Site Coverage – Regulation 76

The Minister for Planning (Minister's Guideline MG/12, June 2005) has set out the objective and decision guidelines that Council must have regard to when considering varying a design and siting standard.

If any matter set out in the guideline is not met, then Council must refuse consent.

To assist Council in determining if the objective and decision guidelines have been met, please describe how your application meets the following appropriate assessment criteria.

Objective: To ensure that the site coverage respects the existing or preferred neighbourhood character and responds to the features of the site.

Decision guidelines

- a. the site coverage will be more appropriate taking into account the preferred character of the area, where it has been identified in the relevant planning scheme; or *(comment below)*

- b. the site coverage will be consistent with that of existing development on the allotment, if applicable; and *(comment below)*

- c. the site coverage is consistent with a building envelope that has been approved under a planning scheme or planning permit and/or included in an agreement under Section 173 of the Planning and Environment Act 1987; and *(comment below)*.

- d. the site coverage is consistent with any relevant neighbourhood character objective, policy or statement set out in the relevant planning scheme. *(comment below)*.

OFFICE USE ONLY			
Reviewed by	BC / MBS	PC	MD
	<input type="checkbox"/> Approved <input type="checkbox"/> Refused	<input type="checkbox"/> Approved <input type="checkbox"/> Refused	<input type="checkbox"/> Approved <input type="checkbox"/> Refused
Signature			
Date			
Comments			