

**LOCAL GOVERNMENT SEARCH****Cert0043\18**

17/01/2018

Brenton Ward Real Estate  
PO Box 3150  
NORWOOD SA 5067

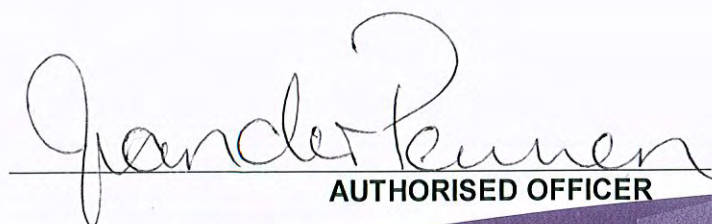
Billing number: 1169243 Valuer General No: 185264760\*

Owner: Ngaire M Ward  
Property Address: 9/11 Sydney Street GLENSIDE SA 5065

Legal Description: ALLOT 9 Sec 273 CP 22048 Vol 5909 Fol 929

**Pursuant to Section 187 of the Local Government Act 1999 (as amended), I certify that the following amounts are due and payable and are a charge against the above property:**

Rates and Arrears - prior 30/06/2017	0.00
Legal Fees	0.00
Rates for current financial year, which fall due on 01/07/2017 and payable as four instalments on or before 01/09/2017, 01/12/2017, 01/03/2018 and 01/06/2018	857.45
Fines and interest for current financial year (2% fine for each late instalment, and .56% interest rate per month on all other outstanding amounts). Fines and interest are incurred on day 1 of each month	0.00
Less Rebate	0.00
Less amount paid for current financial year	(428.65)
Balance of rates and other monies due and payable	\$428.80
Instalment/s Due:	
Due 01/03/2018	\$214.40
Due 01/06/2018	\$214.40

  
**AUTHORISED OFFICER**

### Street Numbering

Please note Council's official street number for this property is **9/11 Sydney Street GLENSIDE SA 5065.**\*

### Regulated and Significant Trees

Your attention is drawn to the requirement to obtain Development Approval before undertaking a Tree-damaging activity to a Regulated or Significant tree as defined by the Development Act 1993. Council has established the Regulated and Significant Tree Assistance Scheme which provides partial reimbursement of funds to approved works undertaken to maintain and provide for the ongoing health of Regulated and Significant Trees. Conditions apply. For more information please contact City Development and Safety on 8366 4244.

### Waste Collection Service

On the 10 December 2012 the City of Burnside moved to a new 3 Bin and Food Waste Recycling system.

Each rateable property is eligible to receive a standard set of 3 bins: general waste (140L red lid), recycling (240L yellow lid) and organics (240L green lid), as well as a food waste kitchen basket and a new Waste Education Brochure and Calendar. Bins are also available in 140L and 360L (recycle) and 140L (green organics). For further information on the new system and all fees and charges, please refer to Council's web site.

All bins will be supplied by Council and remain the property of Council.

Additional bins for recycling and organic waste may be acquired through a lease agreement with Council. A pro rata charge for the collection of additional recycling and organic bins applies.

Lease Fees associated with additional bins are as follows;

\$87/bin (once off) Recycling and or Organic

\$39/bin (once off) 140L Waste – Subject to Proof of Exceptional Circumstances (under review to increase to \$120.00 after July 1st 2014).

\$48/bin – annual waste collection charge for recycling and green organics bins only (Pro rata charges applied quarterly)

Refer to the Kerbside Waste Management Policy for further details.

### Payment of Rates at Settlement

It is encouraged that payment of the full year's rates is made when a property is sold.

Section 178(3)(c) of the Local Government Act 1999, states that rates may be recovered as a debt from any other person who was at the ***time of the declaration of the rates an owner or occupier of the land.***

If you have any queries regarding this, please do not hesitate to contact the Rates Department on 8366 4200.



## Land and Business (Sale and Conveyancing) Act

### Property Interest Report

<b>Request No.:</b>	Cert0043\18	<b>Date of Issue:</b>	17/01/2018
<b>Applicant:</b>	Brenton Ward Real Estate PO Box 3150 NORWOOD SA 5067	<b>CT No.:</b>	ALLOT 9 Sec 273 CP 22048 Vol 5909 Fol 929
<b>Property:</b>	9/11 Sydney Street GLENSIDE SA 5065		

*Pursuant to the provisions of the regulations under the Land and Business (Sale and Conveyancing) Act, 1994, Council hereby provides particulars and documentary material in response to your enquiry.*

### PRESCRIBED ENCUMBRANCES AND PARTICULARS REQUIRED

#### Part 3 – Development Plan, Development Act 1993

• Title or other brief description of zone or policy area in which the land is situated (per the Development Plan): <b>Residential - Glenside (Village)</b>	RPA 20
• Is the land situated in a designated state heritage area?	No
• Is the land designated as a place of local heritage value?	No
• Is there a Development Plan Amendment released for public consultation by the Council on which consultation is continuing or on which consultation has ended but whose proposed amendment has not yet come into operation?	No
• If Yes, state the name of the Council:	N/A
• Is there a Development Plan Amendment released for public consultation by the Minister on which consultation is continuing or on which consultation has ended but whose proposed amendment has not yet come into operation?	No
<b>Section 42</b> – condition (that continues to apply) of a development authorisation (refer attached for details if applicable):	No

#### REPEALED ACT CONDITIONS

Condition (that continues to apply) of an approval or authorisation granted under the following Acts (refer attached for details if applicable): <ul style="list-style-type: none"> <li>○ Building Act 1971</li> <li>○ City of Adelaide Development Control Act 1976</li> <li>○ Planning and Development Act 1966</li> <li>○ Planning Act 1982</li> </ul>	No
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#### DEVELOPMENT ACT 1993

Section 50(1) – requirement to vest land in a Council or the Crown to be held as open space	No
Section 50(2) – agreement to vest land in a Council or the Crown to be held as open space	No
Section 55 – order to remove work or perform work	No
Section 56 – notice to complete development	No
Section 57 – land management agreement	No
Section 48 or 58 – for the destruction or control of animal or plants	No
Section 69 – emergency order	No
Section 71 – fire safety notice	No
Section 84 – enforcement notice	No
Section 85(6), 85(10) or 106 – enforcement order	No
Part 11 Division 11 – proceedings	No



<b>ANIMAL AND PLANT CONTROL</b>				
Section 60 – notice for costs of destruction or control of plants on road reserve				No
<b>FIRE AND EMERGENCY SERVICES ACT 2005</b>				
Section 105F – fire prevention or notice to prevent fires on private land				No
<b>HEALTH – FOOD ACT 2001</b>				
Section 44 – improvement notice				No
Section 46 – prohibition order				No
<b>HOUSING IMPROVEMENT ACT 1940</b>				
Section 23 – declaration that house is undesirable or unfit for human habitation				No
<b>LOCAL GOVERNMENT ACT 1934</b>				
Notice, order, declaration, charge, claim or demand given/made under the Act				No
<b>LOCAL GOVERNMENT ACT 1999</b>				
Notice, order, declaration, charge, claim or demand given/made under the Act				No
<b>PUBLIC AND ENVIRONMENTAL HEALTH ACT 1987</b>				
Notice or declaration of insanitary conditions				No
<b>BUILDING INDEMNITY INSURANCE</b>				
<b>Approval No.</b>	<b>Insurer</b>	<b>Policy Issued</b>	<b>Contract Date</b>	<b>Builder</b>
N/A				
<b>ENVIRONMENT PROTECTION</b>				
• Does the council hold details of any development approvals relating to (a) commercial or industrial activity at the land; or (b) change in the use of the land or part of the land (per the Development Act 1993)?				No No
<b>Notes</b>				

Nil

APPROVAL NOTICES WITHOUT ON-GOING CONDITIONS  
180\00087\02\CT



\_\_\_\_\_  
Authorised Officer  
City of Burnside

Note:

- The information provided is as required by the Land and Business (Sale and Conveyancing) Act 1994. The information should not be taken as a representation as to whether or not any other charges or encumbrances affect the subject land.
- The Property Interest Report discloses prescribed information that Council has a statutory obligation to disclose.
- Refer to attached Decision Notification Forms for details of development authorisation(s) granted.

**DECISION NOTIFICATION FORM**

Development Number

**180/87/02/CT**

Development Assessment Commission Number

**180/C001/02**

FOR DEVELOPMENT APPLICATION

RECEIVED  
LODGED**04/02/2002**

To

**MR B WARD C/- MATTSSON & MARTYN PO BOX 3044 NORWOOD SA 5067****LOCATION OF PROPOSED DEVELOPMENT:**Location of Development : **11 Sydney Street Glenside SA 5065**Section No (full/part): \_\_\_\_\_ Hundred: \_\_\_\_\_ Volume: **5815** Folio: **828**Nature of  
Proposed  
Development**COMMUNITY TITLE LAND DIVISION**

From

**CITY OF BURNSIDE**

In respect of this proposed development you are informed that:

NATURE OF DECISION	Consent Granted	No. of Conditions	Consent Refused	Not Applicable /Required
<b>Provisional Development Plan Consent</b>	<b>13/03/2002</b>	<b>1</b>		
<b>Land Division (Community)</b>	<b>13/03/2002</b>	<b>3</b>		
Land Division				<b>N/A</b>
Provisional Building Rules Consent				<b>N/A</b>
Public Space				<b>N/A</b>
Other				<b>N/A</b>
<b>DEVELOPMENT APPROVAL</b>	<b>13/03/2002</b>	<b>4</b>		

Building Classification Granted: N/A

Details of any conditions imposed on this consent/ approval or the reasons for its refusal are set out on the attached sheet.

The Applicant may lodge an appeal with the Environment, Resources and Development Court against this decision/ its conditions within two (2) months if the date of decision.

**No work can commence on this development unless a Development Approval has been obtained. If one or more consents have been granted on this Notification Form, site works or building work or change the use of the land must not be undertaken until notification of a Development Approval has been received.**Date of Decision: **03/05/2002**

Council Chief Executive Officer or Delegate

Signed: .....

Development Officer, Planning

Dated:

**06/05/2002**

Sheets Attached

**LAND DIVISION - DEVELOPMENT APPROVAL**

**DEVELOPMENT APPLICATION NO. 180/87/02/CT**

**DEVELOPMENT ASSESSMENT COMMISSION NO. 180/C001/02**

**CONDITION/S (PROVISIONAL DEVELOPMENT PLAN CONSENT)**

1. The proposal shall be developed in accordance with the details of Development Application 180/87/02/CT and the approved plans, drawing number(s) 5018/9/01 Sheets 1-2 prepared by Mattson Martyn dated 9 January 2002 and received by Council on 21/1/02.

**STATEMENT OF REQUIREMENTS (Development Assessment Commission)**

2. The financial, easement and internal drain requirements for water and sewerage services of the SA Water Corporation, if any, being met.
3. Payment of \$1785.00 into the Planning and Development fund (1 allotment(s) @ \$1785.00/allotment). Cheques to be made payable and marked 'Not Negotiable' to the Development Assessment Commission and payment made at Level 5, 136 North Terrace, Adelaide, or sent to GPO Box 1815, Adelaide 5001.
4. Two copies of a certified survey plan being lodged with the Development Assessment Commission for Certificate purposes.