

LOCAL GOVERNMENT SEARCH**Cert0274\19**

13/03/2019

Brenton Ward Real Estate
PO Box 3150
NORWOOD SA 5067

Billing number: 1138396 Valuer General No: 1852647407
Owner: Deidre M Mills & Bnkmm Pty Ltd
Property Address: 7/11 Sydney Street GLENSIDE SA 5065
Legal Description: ALLOT 7 Sec 273 CP 21448 Vol 5882 Fol 13

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 30/06/2018	0.00
Legal Fees	0.00
Rates for current financial year, which fall due on 01/07/2018 and payable as four instalments on or before 03/06/2019	879.10
Fines and interest for current financial year (2% fine for each late instalment, and .55% interest rate per month on all other outstanding amounts). Fines and interest are incurred on day 3 of each month	0.00
Less Rebate	0.00
Less amount paid for current financial year	(659.30)
Balance of rates and other monies due and payable	\$219.80
Instalment/s Due:	
Due 03/06/2019	\$219.80

**AUTHORISED OFFICER**

Street Numbering

Please note Council's official street number for this property is **7/11 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

Request No.:	Cert0274\19	Date of Issue:	13/03/2019
Applicant:	Brenton Ward Real Estate PO Box 3150 NORWOOD SA 5067	CT No.:	ALLOT 7 Sec 273 CP 21448 Vol 5882 Fol 13
Property:	7/11 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): Residential - Glenside (Village)	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
Section 42 – condition (that continues to apply) of a development authorisation (refer attached for details if applicable):	Yes 180/00029/99/C1 180/00061/02/C3 180/00205/02/CT 180/00455/00/C1

REPEALED ACT CONDITIONS

Condition (that continues to apply) of an approval or authorisation granted under the following Acts (refer attached for details if applicable): ○ Building Act 1971 ○ City of Adelaide Development Control Act 1976 ○ Planning and Development Act 1966 ○ Planning Act 1982	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

ANIMAL AND PLANT CONTROL				
Section 60 – notice for costs of destruction or control of plants on road reserve				No
FIRE AND EMERGENCY SERVICES ACT 2005				
Section 105F – fire prevention or notice to prevent fires on private land				No
HEALTH – FOOD ACT 2001				
Section 44 – improvement notice				No
Section 46 – prohibition order				No
HOUSING IMPROVEMENT ACT 1940				
Section 23 – declaration that house is undesirable or unfit for human habitation				No
LOCAL GOVERNMENT ACT 1934				
Notice, order, declaration, charge, claim or demand given/made under the Act				No
LOCAL GOVERNMENT ACT 1999				
Notice, order, declaration, charge, claim or demand given/made under the Act				No
PUBLIC AND ENVIRONMENTAL HEALTH ACT 1987				
Notice or declaration of insanitary conditions				No
BUILDING INDEMNITY INSURANCE				
Approval No.	Insurer	Policy Issued	Contract Date	Builder
N/A				
ENVIRONMENT PROTECTION				
• 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
Notes				

Nil

APPROVAL NOTICES WITHOUT ON-GOING CONDITIONS

No



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
180/00051/04/C1

FOR DEVELOPMENT APPLICATION

RECEIVED ON
LODGED21/01/2004
23/01/2004To **PERGOLAS OF DISTINCTION UNIT 5, 26 JACOBSEN CRESCENT HOLDEN HILL SA 5088**

LOCATION OF PROPOSED DEVELOPMENT:

Location of Development : 11 Penarth Avenue Beaumont SA 5066

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

Nature of
Proposed
Development

VERANDAH ATTACHED TO REAR OF DWELLING

SCANNED

18 MAR 2004

From

CITY OF BURNSIDE

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
Provisional Development Plan Consent	2/3/2004	3		
Land Division				N/A
Land Division Community Title				N/A
Provisional Building Rule Consent	10/3/2004	2		
Public Space				N/A
Other				N/A
DEVELOPMENT APPROVAL	10/3/2004	5		

Building Classification Granted: CLASS 10a

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

Any consent/approval is not operative until the period specified in the Development Act, 1993 in respect if any relevant appeals by third parties to the Environment, Resources and Development Court have expired (15 business days from the date of this 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: 10/03/2004

Signed: _____

Signed: _____

Dated: 10/03/2004

Council Chief Executive Officer or delegate



Development Officer, Planning



Development Officer, Building



Private Certifier



Sheets Attached

DEVELOPMENT APPROVAL

DEVELOPMENT APPLICATION NO. 180/00051/04/C1

CONDITION/S (PROVISIONAL DEVELOPMENT PLAN CONSENT)

1. The proposal shall be developed in accordance with the details of Development Application 180/00051/04/C1 and the approved plans, which were received by Council on 21 January 2004, except where varied by the following conditions:
2. The verandah as shown on the approved plans, received by Council on 21 January 2004, is to remain an open structure (without walls) at all times and must not have doors of any description attached to the front elevation.
3. The applicant will acknowledge that the final location of the supporting posts for the balustrade and verandah have to take into account the root zone of the adjacent significant tree as marked on the plans. The supporting posts shall not damage any roots of the significant tree.

CONDITION/S (PROVISIONAL BUILDING RULES CONSENT)

1. A person who is carrying out building work or who is in charge of carrying out building work within the council area must notify the council at the following periods and stages (a mandatory notification stage)
 - (a) one business day's notice of the intended commencement of building work on the site; and
 - (b) one business day's notice prior to the intended placing of concrete in any footing or other structural member that transfers load directly to a foundation or in any pile or cassion; and
 - (c) one business day's notice of the intended completion of wall and roof framing prior to fixing internal linings and the roof covering; and
 - (d) one business day's notice of completion of the building work; and
 - (e) one business day's notice of the intended completion of installation of safety barriers (prior to the swimming pool being filled with water).
 - (f) one business day's notice of the intended commencement of any stage of the building work specified by the council by notice in writing to the building owner on or before development approval is granted in respect of the work.

A notice given under (a) above must include the name, address and telephone number of the persons who are proposed to sign Parts A and B of the Statement of Compliance under Schedule 19A (if relevant) of the Development Regulations 1993. A Statement of Compliance is not required for a Class 10 building under the Building Code.

2. Stormwater flowing from the roof of the building approved herein must be directed to the street kerb through a piped drainage system constructed to meet the reasonable requirements of council so as to meet the requirements of the Building Code of Australia. The section of stormwater drain(s) extending from the boundary of the subject land to the street kerb must be constructed using either 100mm diameter concrete, galvanized steel or sewer grade uPVC pipes. Where council is satisfied that it is not possible to provide sufficient soil cover (not less than 100mm) over the top of an underground pipe(s), a galvanized steel box channel with checker plate cover (the top of which shall be installed flush with the footpath surface to the reasonable satisfaction of council) may be installed.

IN ADDITION TO THE DEVELOPMENT CONDITION/S OF APPROVAL, THE FOLLOWING NOTES ARE INCLUDED FOR YOUR ATTENTION:

- The building work approved herein must be carried out in accordance with all technical details, particulars, plans, drawings and specification approved herein, except as varied by any of the conditions attached to this approval.

No changes or variations may be made to the approved technical details, particulars, plans, drawings or specifications approved herein without the prior written approval of the council or Private Certifier as the case may be.

- Before commencing construction you are advised to contact authorities such as SA Water, ETSA Corporation, Telstra, Department of Transport, Australian Gas & Light (AGL), Australia Post regarding their approval requirements.

ADDITIONAL NOTE:

PLEASE REFER TO ATTACHED SHEET FOR SEVERAL IMPORTANT ADVISORY NOTES DESIGNED TO ASSIST YOU TO FULFILL ALL OF YOUR OBLIGATIONS AND ACHIEVE A SUCCESSFUL DEVELOPMENT.

Land and Business (Sale and Conveyancing) Act

Property Interest Report

Request No.:	Cert0273\19	Date of Issue:	13/03/2019
Applicant:	Bertram Form 1 Shop Pty Ltd GPO Box 448 ADELAIDE SA 5001	CT No.:	ALLOT 62 Sec 296 FP 19025 Vol 5374 Fol 195
Property:	11 Penarth Avenue BEAUMONT SA 5066		

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): Residential - Beaumont Common	RPA 22
• 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
Section 42 – condition (that continues to apply) of a development authorisation (refer attached for details if applicable):	Yes 180/00051/04/C1

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"> ○ Building Act 1971 ○ City of Adelaide Development Control Act 1976 ○ Planning and Development Act 1966 ○ Planning Act 1982 	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

ANIMAL AND PLANT CONTROL	
Section 60 – notice for costs of destruction or control of plants on road reserve	No
FIRE AND EMERGENCY SERVICES ACT 2005	
Section 105F – fire prevention or notice to prevent fires on private land	No
HEALTH – FOOD ACT 2001	
Section 44 – improvement notice	No
Section 46 – prohibition order	No
HOUSING IMPROVEMENT ACT 1940	
Section 23 – declaration that house is undesirable or unfit for human habitation	No
LOCAL GOVERNMENT ACT 1934	
Notice, order, declaration, charge, claim or demand given/made under the Act	No
LOCAL GOVERNMENT ACT 1999	
Notice, order, declaration, charge, claim or demand given/made under the Act	No
PUBLIC AND ENVIRONMENTAL HEALTH ACT 1987	
Notice or declaration of insanitary conditions	No
BUILDING INDEMNITY INSURANCE	
N/A	
<small>#INDEMNITY ATTRIBUTE RECORD MAY BE MISSING FROM APPLICATION. SEE CERTIFICATES MANUAL FOR MORE INFORMATION!</small>	
ENVIRONMENT PROTECTION	
<ul style="list-style-type: none"> 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
Notes	

Historic Development Applications: Records may exist against this property, however council's records are incomplete and therefore a Decision Notification Form has not been provided.

APPROVAL NOTICES WITHOUT ON-GOING CONDITIONS

No



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.

455/00

COPY

DECISION NOTIFICATION FORM

Development Number
180/00455/00/C1

FOR DEVELOPMENT APPLICATION

REGISTERED ON 05/05/2000
DATED 03/05/2000

To PGB NOMINEES PTY LTD 396 GREENHILL ROAD GLENSIDE SA 5065

LOCATION OF PROPOSED DEVELOPMENT:

Location of Development : 11 Sydney Street Glenside SA 5065

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

Nature of
Proposed
Development

IDENTIFICATION SIGN FOR RESIDENTIAL APPARTMENTS

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
Provisional Development Plan Consent	17/05/2000	5		
Land Division				N/A
Land Division (Strata)				N/A
Provisional Building Rules Consent	20/05/2000	2		
Public Space				N/A
Other				N/A
DEVELOPMENT APPROVAL	20/05/2000	7		

Building Classification Granted: CLASS 10b

If there were third party representations, any consent/approval or consent/approval with conditions does not operate until the periods specified in the Act have expired. Reasons for this decision, any conditions imposed, and the reasons for imposing those conditions are set out on the attached sheet.

The Applicant may appeal this decision within two months of the date of the decision and formal third party representors may appeal within 15 business days of this decision to the Environment, Resources and Development Court.

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, you must not start any site works or building work or change the use of the land until you have also received notification of a Development Approval.

Date of Decision: 20/05/2000

Signed: *Philip Becking*

Date:

20/05/2000



Development Assessment Commission or delegate



Council Chief Executive Officer or delegate



Private Certifier



Sheets Attached

DEVELOPMENT APPROVAL

DEVELOPMENT APPLICATION NO. 180/00455/00/C1

CONDITION/S (PLANNING CONSENT)

1. The external finishes and materials used in the new building work shall match or blend with the existing building to the reasonable satisfaction of Council.
2. The external materials in building work herein approved shall be new and not 'second hand' or 'recycled' materials, unless expressly shown on the proposed plans and approved by the Council.
3. That the sign and its supporting structure shall at all times be kept in good repair and condition to the reasonable satisfaction of Council.
4. In the event of the premises being vacated by the person/body displaying the advertisement herein approved, all evidence of such advertisement shall be removed from the site/building within one month of such vacation of the premises.
5. The sign herein approved shall not be internally illuminated.

CONDITION/S (BUILDING CONSENT)

1. NOTIFICATIONS DURING BUILDING WORK

A person proposing to undertake or undertaking building work on land (or is in charge of such work) must give the Council -

- (a) one business day's notice of the commencement of building work on the site, and
 - (b) one business day's notice of the placing of concrete in any footing or other structural member that transfers load directly to a foundation or in any pile or caisson and
 - (c) one business day's notice of completion of building,
 - (d) one business day's notice of completion of a swimming pool.
2. That the vertical legs of the sign be set in concrete footing pads 800mm deep X 350mm diameter.



COPY

DECISION NOTIFICATION FORM

Development Number
180/00029/99/C1

FOR DEVELOPMENT APPLICATION

REGISTERED ON 18/01/1999
DATED 15/01/1999

To **MR P ADCOCK 396 GREENHILL ROAD GLENSIDE SA 5065**

LOCATION OF PROPOSED DEVELOPMENT:

Location of Development : 11 Sydney St Glenside 5065

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

Nature of
Proposed
Development

UPGRADE OF EXISTING FLAT DEVELOPMENT FOR USE AS SERVICED APARTMENTS

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
Provisional Development Plan Consent	17/03/1999	3		
Land Division				N/A
Land Division (Strata)				N/A
Provisional Building Rules Consent (Privately Certified by Katrina Dodd)	15/04/1999	2		
Public Space				N/A
Other				N/A
DEVELOPMENT APPROVAL	21/04/1999	5		

Building Classification Granted: CLASS 2

If there were third party representations, any consent/approval or consent/approval with conditions does not operate until the periods specified in the Act have expired. Reasons for this decision, any conditions imposed, and the reasons for imposing those conditions are set out on the attached sheet.

The Applicant may appeal this decision within two months of the date of the decision and formal third party representors may appeal within 15 business days of this decision to the Environment, Resources and Development Court.

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, you must not start any site works or building work or change the use of the land until you have also received notification of a Development Approval.

Date of Decision: 21/04/1999

Signed: *Philip Lockman*

Date:

21/04/1999



Development Assessment Commission or delegate



Council Chief Executive Officer or delegate



Private Certifier



Sheets Attached

DEVELOPMENT APPROVAL

DEVELOPMENT APPLICATION NO. 180/00029/99/C1

CONDITION/S (PLANNING CONSENT)

1. The external finishes and materials used in the new building work shall match or blend with the existing building to the reasonable satisfaction of Council.
2. All external lighting is to be designed and located so as not to cause unreasonable disturbance to occupiers of adjoining land.
3. The site shall be landscaped to achieve a high level of residential amenity commensurate with the character of the locality and to the reasonable satisfaction of Council.

IN ADDITION TO THE DEVELOPMENT CONDITION/S OF APPROVAL, THE FOLLOWING NOTES ARE INCLUDED FOR YOUR ATTENTION:

CERTIFICATE OF OCCUPANCY FOR CLASS 2 TO 9 BUILDINGS

- Section 67 of the Development Act states that a person **must not occupy** a building on which building work is carried out **unless** an appropriate certificate of occupancy has been issued for the building, or occupy a building in contravention of a certificate of occupancy.
 1. Application to Council for a Certificate of Occupancy will require a written statement:
 - (a) from any licensed builder who, under an agreement or arrangement with an owner of the land, was responsible for undertaking any part of the building work; or
 - (b) if two or more licensed builders are responsible under one or more agreements or arrangements with an owner of the land for the performance of building work, a statement from each licensed builder; or
 - (c) if there is no licensed builder - from a person who holds appropriate prescribed qualifications, that any building work has been carried out in accordance with any relevant approval (disregarding any variation of a minor nature which has no adverse effect on the structural soundness or safety of the building, or on the health of the occupants of the building, or any variation undertaken with the written consent of the Council (including a private certifier); and that the connections required to any -

- (i) public electricity source; or
 - (ii) public water supply; or
 - (iii) public sewer; or
 - (iv) septic tank effluent drainage system; or
 - (v) public telecommunications system; or
 - (vi) other service or facility provided by a public authority or utility, have been made in accordance with the requirements of the relevant authority or utility;
2. (a) In the case of the building in which regulation 76 applies to a building in which essential safety provisions are installed or required to be installed or to be inspected, tested or maintained under or any former regulations under the Building Act 1971.
- (i) a certificate of compliance for each essential safety provision, in the appropriate form under schedule 16, signed by the installer of the safety provision or, where the installer is a company, signed by the manager responsible for the installation work; and
 - (ii) a plan of the building that has marked on it the location of each essential safety provision installed in the building;
- (b) where applicable, a certificate from the person who issued a certificate under regulation 18 that the building work to which the certificate relates has been performed in accordance with the approval given under Part 8;
- (c) where the relevant authority has approved the development subject to conditions, such evidence as the Council may reasonably require to show that the conditions have been satisfied;
- (d) if the application relates to the construction or alteration of part of a building and further building work is envisaged in respect of the remainder of the building, evidence to show:
- (i) in the case of a building more than one storey - that the requirements of Minister's Specification SA 83 have been complied with; or
 - (ii) In any other case - that the building is safe for occupation.
- (e) Where a building is required by the Building Rules -
- (i) to be equipped with a booster assembly for use by a fire authority; or
 - (ii) to have installed a fire alarm that transmits a signal to a fire station; and

- (iii) facilities for fire detection, fire fighting or control of smoke must be installed in the building pursuant to an approval under the Act, a report from the fire authority as to whether those facilities have been installed and operate satisfactorily.

3. Prescribed qualifications are -

- (a) current accreditation as a Building Surveyor issued by the Building Surveyors and Allied Professions Accreditation Board; or
 - (i) appointment immediately before the commencement of the Act as a Building Surveyor under Part III of the Building Act 1971; or
 - (ii) a Certificate of Registration as a Building Surveyor issued by the Local Government Qualifications Committee; or
 - (iii) qualifications as prescribed in Part 15 of the Regulations under the Development Act 1993.

BUILDING WASTE

- During the construction phase of the development, appropriate measures are to be taken to ensure that paper, plastic, rubbish and other waste materials associated with the building work is secured and contained within the boundaries of the site until taken to a suitable tipping ground.

OTHER AUTHORITIES

- Before commencing construction you are advised to contact authorities such as SA Water Corporation, ETSA Corporation, Telstra, Department of Transport, Boral Energy, Australia Post regarding their requirements.

ADDITIONAL NOTE:

PLEASE REFER TO ATTACHED SHEET FOR SEVERAL IMPORTANT ADVISORY NOTES DESIGNED TO ASSIST YOU TO FULFILL ALL OF YOUR OBLIGATIONS AND ACHIEVE A SUCCESSFUL DEVELOPMENT.

nb

DECISION NOTIFICATION FORMDevelopment Number
180/00455/00/C1

FOR DEVELOPMENT APPLICATION

REGISTERED ON 05/05/2000
DATED 03/05/2000To **PGB NOMINEES PTY LTD 396 GREENHILL ROAD GLENSIDE SA 5065****LOCATION OF PROPOSED DEVELOPMENT:**

Location of Development : 11 Sydney Street Glenside SA 5065

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

Nature of
Proposed
Development**IDENTIFICATION SIGN FOR RESIDENTIAL APPARTMENTS**

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
Provisional Development Plan Consent	17/05/2000	5		
Land Division				N/A
Land Division (Strata)				N/A
Provisional Building Rules Consent	20/05/2000	2		
Public Space				N/A
Other				N/A
DEVELOPMENT APPROVAL	20/05/2000	7		

Building Classification Granted: CLASS 10b

If there were third party representations, any consent/approval or consent/approval with conditions does not operate until the periods specified in the Act have expired. Reasons for this decision, any conditions imposed, and the reasons for imposing those conditions are set out on the attached sheet.

The Applicant may appeal this decision within two months of the date of the decision and formal third party representors may appeal within 15 business days of this decision to the Environment, Resources and Development Court.

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, you must not start any site works or building work or change the use of the land until you have also received notification of a Development Approval.

Date of Decision: 20/05/2000

☐

Development Assessment Commission or delegate

Signed:

☒

Council Chief Executive Officer or delegate

Date: 20/05/2000

☐

Private Certifier

☒

Sheets Attached

DEVELOPMENT APPROVAL

DEVELOPMENT APPLICATION NO. 180/00455/00/C1

CONDITION/S (PLANNING CONSENT)

1. The external finishes and materials used in the new building work shall match or blend with the existing building to the reasonable satisfaction of Council.
2. The external materials in building work herein approved shall be new and not 'second hand' or 'recycled' materials, unless expressly shown on the proposed plans and approved by the Council.
3. That the sign and its supporting structure shall at all times be kept in good repair and condition to the reasonable satisfaction of Council.
4. In the event of the premises being vacated by the person/body displaying the advertisement herein approved, all evidence of such advertisement shall be removed from the site/building within one month of such vacation of the premises.
5. The sign herein approved shall not be internally illuminated.

CONDITION/S (BUILDING CONSENT)

1. NOTIFICATIONS DURING BUILDING WORK

A person proposing to undertake or undertaking building work on land (or is in charge of such work) must give the Council -

- (a) one business day's notice of the commencement of building work on the site, and
 - (b) one business day's notice of the placing of concrete in any footing or other structural member that transfers load directly to a foundation or in any pile or caisson and
 - (c) one business day's notice of completion of building,
 - (d) one business day's notice of completion of a swimming pool.
2. That the vertical legs of the sign be set in concrete footing pads 800mm deep X 350mm diameter.

IN ADDITION TO THE DEVELOPMENT CONDITION/S OF APPROVAL, THE FOLLOWING NOTES ARE INCLUDED FOR YOUR ATTENTION:

BUILDING WASTE

- During the construction phase of the development, appropriate measures are to be taken to ensure that paper, plastic, rubbish and other waste materials associated with the building work is secured and contained within the boundaries of the site until taken to a suitable tipping ground.

OTHER AUTHORITIES

- Before commencing construction you are advised to contact authorities such as SA Water Corporation, ETSA Corporation, Telstra, Department of Transport, Boral Energy, Australia Post regarding their requirements.

ADDITIONAL NOTE:

PLEASE REFER TO ATTACHED SHEET FOR SEVERAL IMPORTANT ADVISORY NOTES DESIGNED TO ASSIST YOU TO FULFILL ALL OF YOUR OBLIGATIONS AND ACHIEVE A SUCCESSFUL DEVELOPMENT.

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
Provisional Development Plan Consent	13/03/2002	1		
Land Division (Community)	13/03/2002	3		
Land Division				N/A
Provisional Building Rules Consent				N/A
Public Space				N/A
Other				N/A
DEVELOPMENT APPROVAL	13/03/2002	4		

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.

DECISION NOTIFICATION FORM

Development Number
180/00205/02/CT
Development Assessment Commission Number
180/C003/02

FOR DEVELOPMENT APPLICATION

RECEIVED
LODGED

05/03/2002

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	LAND DIVISION - COMMUNITY TITLE (SECONDARY STRATA)
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From	CITY OF BURNSIDE
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In respect of this proposed development you are informed that:

NATURE OF DECISION	Consent Granted	No. of Conditions	Consent Refused	Not Applicable /Required
Provisional Development Plan Consent	22/05/2002	1		
Land Division				
Land Division (Community or Strata)	22/05/2002	2		N/A
Provisional Building Rules Consent				N/A
Public Space				N/A
Other				N/A
DEVELOPMENT APPROVAL	22/05/2002	3		

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: 22/05/2002

Council Chief Executive Officer or Delegate

Signed:

Development Officer, Planning

Dated: 22/05/2002

☐ Sheets Attached

LAND DIVISION - DEVELOPMENT APPROVAL

DEVELOPMENT APPLICATION NO. 180/00205/02/CT

DEVELOPMENT ASSESSMENT COMMISSION NO. 180/C003/02

CONDITION/S (PROVISIONAL DEVELOPMENT PLAN CONSENT)

1. The proposal shall be undertaken in accordance with the details of Development Application 180/205/02/CT and the approved plans, prepared by Mattson and Martyn, dated 30 January 2002 and received by Council on 27 February 2002.

CONDITION/S (LAND DIVISION)

Development Assessment Commission

2. A certificate shall be provided to Council from an appropriately qualified person, to show that the walls separating sole occupancy units have been carried up to the underside of the roof covering in accordance with the requirements of the Building Code of Australia, prior to issue of Section 51 Certificates of Approval.

NOTE: This may require alterations to the existing structure to ensure compliance. The applicant is advised that a separate Development Application may be required pursuant to the Development Act, 1993, for approval for this work.

3. Payment of \$14280.00 into the Planning and Development fund (8 strata lots @ \$1785.00/strata lot). 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.

PROPOSED NEW IDENTIFIERS

- 11 Sydney Street, Glenside SA 5065
- 1/11 Sydney Street, Glenside SA 5065
 - 2/11 Sydney Street, Glenside SA 5065
 - 3/11 Sydney Street, Glenside SA 5065
 - 4/11 Sydney Street, Glenside SA 5065
 - 5/11 Sydney Street, Glenside SA 5065
 - 6/11 Sydney Street, Glenside SA 5065
 - 7/11 Sydney Street, Glenside SA 5065
 - 8/11 Sydney Street, Glenside SA 5065