

**APPLICATION FOR COUNCIL
REPORT & CONSENT
BUILDING REGULATIONS 2018**



**TO: Municipal Building Surveyor
Corangamite Shire Council
PO Box 84, Camperdown 3260
Ph: (03) 5593 7100 Fax: (03) 5593 2695
Email: building@corangamite.vic.gov.au**

<i>Office Use Only</i>	
Application No.	
Application Fee	
Date Paid	
Receipt No.	
Property No.	

From:

Role of Applicant	Relevant Building Surveyor / Owner / Agent of Owner (circle one)
Applicant's Name	
Postal Address	
Contact Phone No.	
Email	

Details of Works:

Property Address	
Proposed Design Description	
Reasons for Application	
Specify the proposed consent (see reverse page)	

NOTES

- All applications must be accompanied by the following documents:
 - Current copy of Certificate of Title and Plan
 - Full set of drawings
 - Details of discretion required
- A fee of **\$294.70** must be paid when making application.
- Council is collection this information in accordance with Schedule 5 of the Building Regulations 2018. The personal information will be used solely by Council for the purpose of processing an Application for Council Consent. You may access the information by contacting Council on 5593 7100. If you fail to provide the information required your application may not be processed.
- By signing this form you consent to a copy of the plans provided with your application being provided to affected adjoining landowners.

SIGNATURE OWNER/AGENT OF OWNER _____ **DATE** _____

Regulation	Reporting Matter Building Regulations 2018 (Schedule 5)
73(2)	Setback from a street boundary not complying Regulation 73 [max. setback from street boundary] <ul style="list-style-type: none"> • Setbacks of existing adjoining buildings [minimum two allotments on each side]
74(4)	Setback from a street boundary not complying with Regulation 74 [reduced front setback] <ul style="list-style-type: none"> • Setbacks of existing adjoining buildings [minimum two allotments on each side]
75(4)	Building height not complying with Regulation 75 <ul style="list-style-type: none"> • Roof heights above natural ground level i.e. Intersection of wall & roof line
76(4)	Site coverage not complying with Regulation 76 [over 60% site coverage] <ul style="list-style-type: none"> • Calculation of site area
77(3)	Impermeable surfaces covering more than 80% of an allotment area (20% must be permeable) <ul style="list-style-type: none"> • Calculation of site area
78(6)	Car parking spaces not complying with Regulation 78
79(6)	Side or rear boundary setbacks not complying with Regulation 79 <ul style="list-style-type: none"> • Height of proposed building walls that face boundaries • Elevations showing wall heights & contours of land
80(6)	Walls or carports not complying with Regulation 80 <ul style="list-style-type: none"> • Height of proposed building walls that face boundaries • Overshadowing diagram
81(6)	Building setbacks not complying with Regulation 81 [daylight to existing habitable room windows]
82(5)	Building setbacks not complying with Regulation 82 [solar access]
83(3)	Building design not complying with Regulation 83 [overshadowing] <ul style="list-style-type: none"> • Overshadowing diagrams
84(9)	Window or raised open space not complying with Regulation 84 [overlooking] <ul style="list-style-type: none"> • Floor level [above natural ground level] of rooms containing habitable room windows • Overlooking diagrams in plan & elevation • Floor level [above natural ground level] of adjacent allotments rooms containing habitable room windows • Dimensioned site plan of the adjoining property indicating location, height & type of fences that form any part of the Secluded Private Open Space • Elevations showing contours of land and direct line of sight.
85(3)	Building design not complying with Regulation 85 [daylight to habitable room windows]
86(3)	Private open space not complying with Regulation 86
87(2)	Siting of appurtenant Class 10a buildings [sheds on vacant land] <ul style="list-style-type: none"> • Dimensioned site plan • Length, width and wall heights of the proposed structure • Proposed wall and roof claddings/finishes – note all metal claddings should be Colorbond • Letter signed by owner stating the intended use of the structure – note must not be used for habitable or commercial purposes
89(3)	Front fence height not complying with Regulation 89 <ul style="list-style-type: none"> • Type of fence i.e. Type of construction, fence heights, and fence locations
90(2)	Fence setback on side or rear boundary not complying with Regulation 90
91(5)	Length or height on side of rear boundary fence not complying with Regulation 91
92(2)	A fence within 9m of an intersection <ul style="list-style-type: none"> • Type of fence i.e. Type of construction, fence height and fence location
94(6)	Fence setback not complying with Regulation 94 [daylight to existing habitable room windows]
95(3)	Fence setback not complying with Regulation 95 [solar access]
96(3)	Fence design not complying with Regulation 96 [overshadowing of recreational private open space]
97(2)	Fence, pole aerial, antenna, chimney flue pipe or other service pipe
109(1) & (2)	Projections beyond street alignment
116(4)	Precautions over a street alignment (unless Local Law applies)

Regulation	Reporting Matter Building Regulations 2018 (Schedule 5)
132(1)	Building over an existing septic tank system
133(2)	Point of discharge for stormwater (<i>Maximum fee payable for this matter is \$144.70</i>)
134(2)	Buildings above or below certain public facilities
153(2)	Construction of buildings on land liable to flooding
154(1)	Buildings on designated land or designated works